

NOTICE

**PERMITS SHALL BE ISSUED
ONLY IN CONFORMANCE WITH THE
BINDING ELEMENTS OF THIS DISTRICT
DEVELOPMENT PLAN**

LOUISVILLE, KY
JEFFERSON COUNTY

**APPROVED DISTRICT
DEVELOPMENT PLAN**

DOCKET NO. 9-2-84

APPROVAL DATE March 1, 1984

EXPIRATION DATE April 24, 1985

SIGNATURE OF PLANNING COMMISSION SECRETARY
Valley Muldrey

See Binding Elements

PLANNING
COMMISSION

- DOCKET NO. 9-2-84
Change in zoning from C-1 Commercial to C-2 Commercial at 7768 Dixie Highway, on property located on the northwest side of Dixie Highway 60 feet more or less southwest of Fury Way and 240 feet more or less northeast of Cofer Avenue, fronting on Dixie Highway 200 feet more or less and extending northwesterly along parallel lines to a maximum depth of 201 feet more or less and being located in the unincorporated area of Jefferson County.
- Owners: Millard G. and Mary K. Cox
5213 Venus Drive
Louisville, Kentucky 40258
- Developers: Cardinal Modern Homes, Inc. of Ky.
Sue Cook, President
4623 Dixie Highway
Louisville, Kentucky 40216
- Existing Use: Undeveloped
Proposed Use: Mobile Home Sales
1. The development will be in accordance with the approved district development plan. No further development will occur.
 2. A Conditional Use Permit must be obtained from the Board of Zoning Adjustment to allow the sale of mobile homes on this site.
 3. Before building permits or certificates of occupancy are issued:
 - a) The development plan must be reapproved by the Transportation Engineering, Water Management and Fire Safety Sections of the Jefferson County Public Works and Transportation Cabinet.
 - b) Encroachment permits must be obtained from the Kentucky Department of Transportation, Bureau of Highways.
 - c) The property owner or developer must obtain approval of a plan for screening (landscaping and buffering) along the northeast and northwest property lines. The plan shall be implemented prior to occupancy of the site for the proposed use.
 4. The sign shall be located as shown on the approved district development plan and shall not exceed 20 feet in overall height and 64 square feet in area.
 5. No building permit or certificate of occupancy shall be issued more than one year from the date of approval of the plan or rezoning whichever is later or the property shall not be used in any manner.
 6. A certificate of occupancy must be received from the appropriate code enforcement office prior to occupancy of the structure or land for the proposed use.
 7. The above binding elements may be amended as provided for in the Zoning District Regulations.