

Development Review Committee

Staff Report

December 2, 2020



Case No:	20-CAT3-0011
Project Name:	The Audubon
Location:	1409 Lytle St
Owner(s):	4 Blokes, LLC.
Applicant:	4 Blokes, LLC.
Jurisdiction:	Louisville Metro
Council District:	5 – Donna Purvis
Case Manager:	Jay Lockett, AICP, Planner I

REQUEST(S)

- Category 3 Development Plan

CASE SUMMARY/BACKGROUND

The applicant is proposing to convert an existing vacant structure to 61 residential units, office space and a coffee shop. The site is currently vacant and zoned EZ-1 in the Traditional Workplace form district. The site creates new residential units in the Portland neighborhood, so a Category 3 Development Plan review is required by Louisville Metro Code of Ordinances.

STAFF FINDING

The Category 3 development plan is in order and complies with all applicable Land Development Code requirements.

TECHNICAL REVIEW

There are no outstanding technical issues associated with this review.

INTERESTED PARTY COMMENTS

Staff has received no comments from interested parties concerning this request.

REQUIRED ACTIONS:

- **APPROVE** or **DENY** the **Category 3 Development Plan**

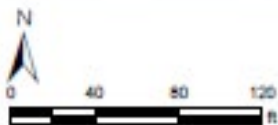
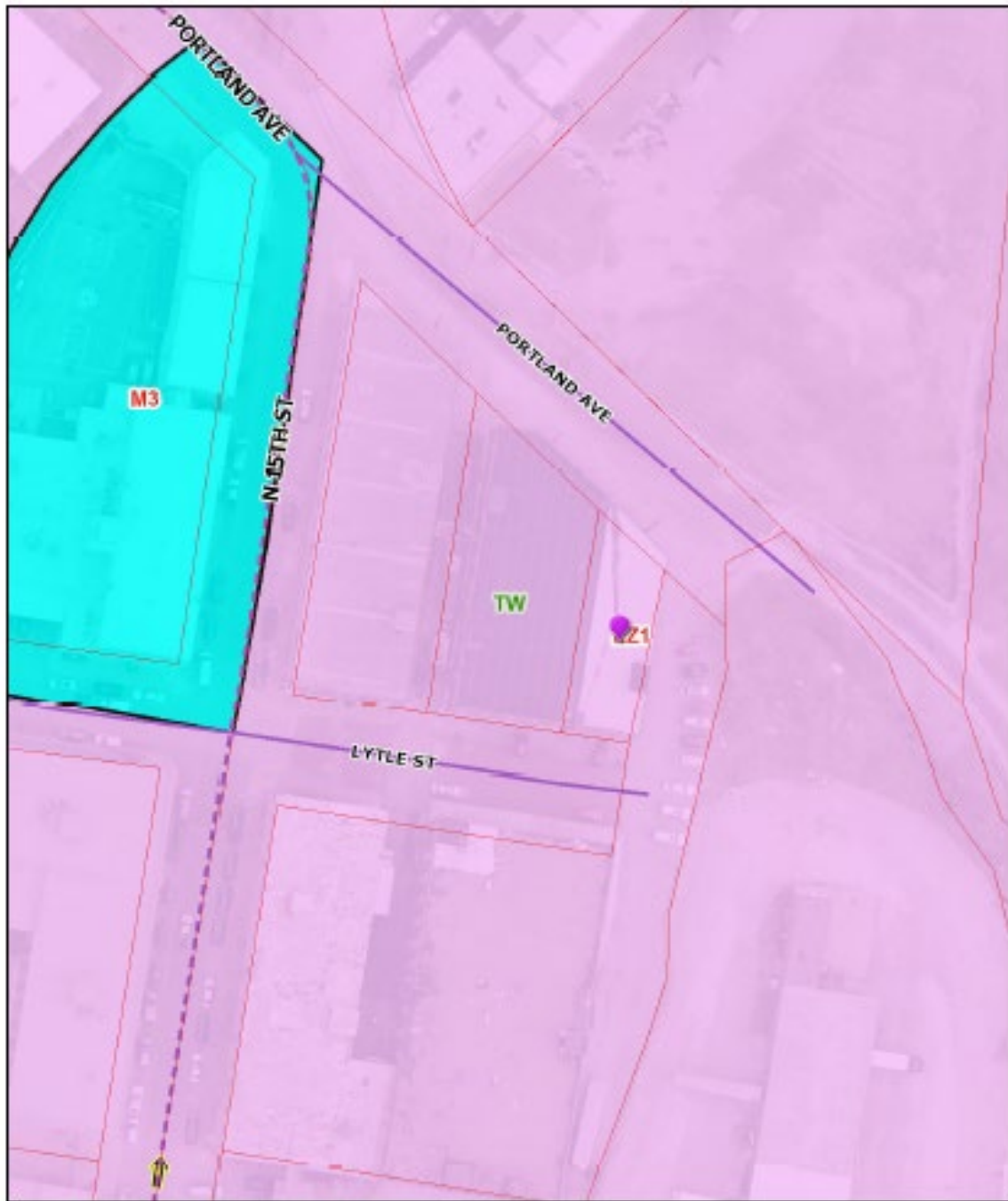
NOTIFICATION

Date	Purpose of Notice	Recipients
11-18-20	Hearing before DRC	1 st tier adjoining property owners Registered Neighborhood Groups in Council District 5

ATTACHMENTS

1. Zoning Map
2. Aerial Photograph

1. Zoning Map



20-CAT3-0011

Tuesday, November 24, 2020 | 4:02:41 PM



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2. Aerial Photograph



20-CAT3-0011

Tuesday, November 24, 2020 | 3:57:12 PM



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