

# Development Review Committee

## Staff Report

October 28<sup>th</sup>, 2020



<b>Case No:</b>	20-MPLAT-0084
<b>Project Name:</b>	Minor Subdivision Plat
<b>Location:</b>	3811 Freedom Way & 9322 Blue Lick Road
<b>Owner(s):</b>	LZ Partners LLC
<b>Applicant:</b>	Cardinal Surveying, Kathy or Richard Matheny
<b>Jurisdiction:</b>	Louisville Metro
<b>Council District:</b>	24 – Madonna Flood
<b>Case Manager:</b>	Molly Clark

### REQUEST(S)

- Record Plat Amendment to create 2 lots from 1 lot in the Silver Heights Subdivision section 3A.

### CASE SUMMARY/BACKGROUND

The area that is being subdivided is no longer a single family subdivision even though it was once record as one. Today this area is a shopping center and the building that is being subdivided from the subject property was once a used tire shop. The area being subdivided is zoned C-1 in the Neighborhood Form District.

### STAFF FINDING

The plat is in order and complies with all zoning and subdivision regulations. The committee will need to determine whether reasonable notice was given to all affected parties.

### TECHNICAL REVIEW

Per section 7.1.91 of the LDC, the Planning Commission shall have the power to amend any recorded plat, if reasonable notice and an opportunity to express objections or concerns have been given to all persons affected by the recorded plat amendment.

Notices were sent out to all first tier adjacent property owners and registered citizens in Council District 24. If the Committee determines that this is not sufficient notice, they shall determine the following:

- Who may be affected;
- Who should be given notice;
- The nature of the notice;
- The manner by which the opportunity to express objections or concerns will be accommodated.

This minor subdivision plat has received preliminary approvals from Transportation Planning and MSD. Okolona Fire Department approval pending.

**INTERESTED PARTY COMMENTS**

Staff has not received any comments from interested parties concerning this request.

**REQUIRED ACTIONS:**

- **APPROVE** or **DENY** the **Record Plat Amendment**

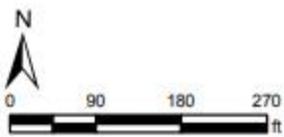
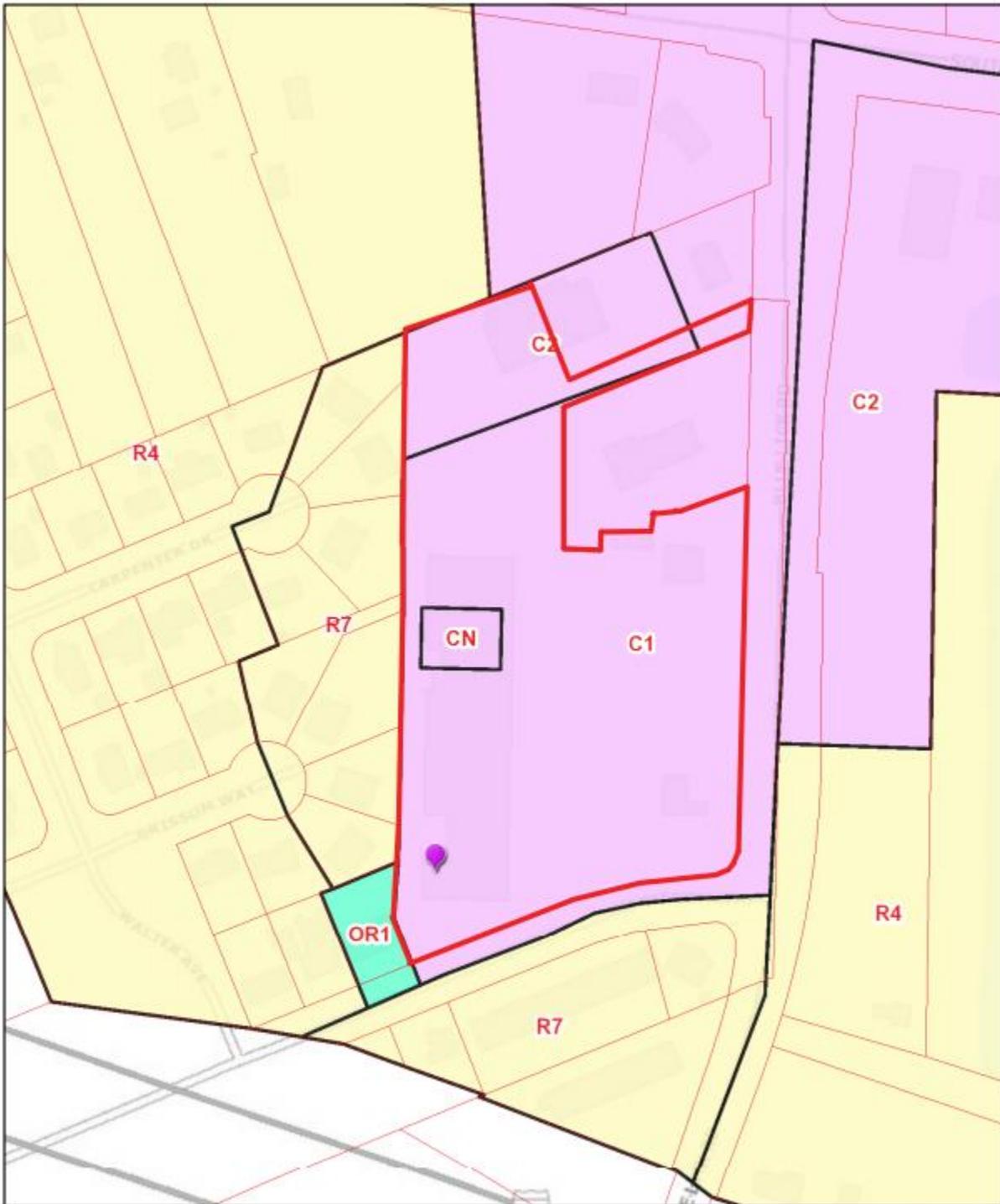
**NOTIFICATION**

Date	Purpose of Notice	Recipients
10/14/20	Hearing before DRC	1 <sup>st</sup> tier adjoining property owners

**ATTACHMENTS**

1. Zoning Map
2. Aerial Photograph

1. Zoning Map



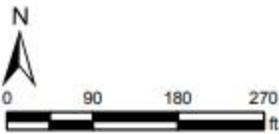
Tuesday, October 20, 2020 | 8:54:17 PM



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2. Aerial Photograph



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