WILLIAM ST.

WALK

ALLEY

137 William Street
HOKE VIVIAN CATHERINE
Zoning R5A
Deed Book & Page
10814 665

ALLEY 10' R/W

25' 25'

Christopher S. Seckman
DB. 10829, PG. 118
0.07 Acres

Appel Real Estate, LLC
DB. 11897, PG. 557
0.07 Acres

122.00'

Covered Brick
15.8'
14.1'
6.2'
0.2'

Concrete Patio
4.9'
19.0'
Fence set 1.0'

1741 Frankfort Avenue
JAMES 1741 LLC
Zoning CR
Deed Book & Page
11636 841

1 Story Brick
63.1'
49.8'
N 26°24'17" E
(1745)

Brick Walk
1 Story Brick
63.8'
(1747)

Concrete Walk
55.3'
S 26°24'17" W

1749 Frankfort Avenue
ALEXA PROPERTIES LLC
Zoning C1
Deed Book & Page
11100 468

House clear 0.04'
16.5'
3.5'
4.6'
13.9'
5.2'
5.0'
4.0'
Por.
19.0'
18.3'
Con. Walk
Brick Walk
Con. Walk
Con. Walk
25.00'
25.00'
N 66°00'00" W
50.00'

1755 1757 1761

1749 1751

EXISTING PARKING LOT

WALK

12'

10'

3'-0"

FRANKFORT AVE. 60' R/W

1742 Frankfort Avenue
OWEN DIXON LIVING TRUST
Zoning C1
Deed Book & Page
11955 863

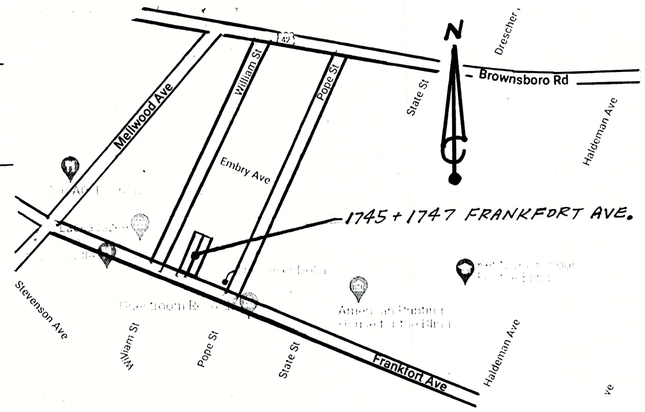
1746 Frankfort Avenue
MUSCUTT JONATHAN
& MUSCUTT WHITNEY
Zoning C1
Deed Book & Page
10621 0162

1748 Frankfort Avenue
KLEYER JOEL A &
KLEYER KATHERINE R
Zoning C1
Deed Book & Page
11328 771

1752 Frankfort Avenue
FAUVER SHANNON
Zoning C1
Deed Book & Page
10526 0635

NORTH

SCALE: 1"=20'



VICINITY MAP

Site plan requirements

	Deed book	Page
1745 Frankfort Ave -	10829	118
1747 Frankfort Ave -	11897	557

Zoning: both currently R5B

Description:
Owners AND Developers Information:
1745 Frankfort Ave. is Owned by Christopher Seckman who resides at this residence
1747 Frankfort Ave. is Owned by Zach Fry, DBA Appel Realty LLC, 1206 Cherokee Road, Louisville, KY, 40204

Architect: Don Underwood Design
3502 Frankfort Avenue, Louisville, KY, 40207

Site Address:
1745 and 1747 Frankfort Avenue, Louisville, KY, 40207

Parcel ID:
1745 Frankfort Avenue- 069A00360000
1747 Frankfort Avenue- 069A00370000

	Deed Book	Page
1745 Frankfort Avenue-	10829	118
1747 Frankfort Avenue-	11897	557

DISTRICT: EXISTING FORM DISTRICT: TRADITIONAL MARKETPLACE CORRIDOR

Zoning of Adjacent Properties:
C1, R5A, CR

Existing Use: Residential

Proposed Use: 1745 Frankfort as 1000 square feet office retail and 1747 as 550 sf apartment and 450 sf office.

Plan Date 7-15-22

NOTE:
"any exterior changes to the structures or sites shall require a Certificate of Appropriateness per the guidelines of the Clifton Historic Preservation".

Minimum parking: 0 spaces per LDC 9.1.3B.2.e. Maximum parking: 1 dwelling unit=1 space, retail 1/200- 5 spaces, office1/150=3 spaces.
Proposed Parking: On-street only.

EXISTING ZONING: R5B AND PROPOSED ZONING CR

RECEIVED
AUG 12 2022
PLANNING & DESIGN SERVICES

6-02-22

22-zone-0084