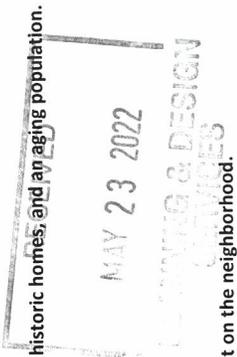


PETITION REQUESTING A TOTAL REVIEW OF THE PROPOSED APARTMENT BUILDING ON 45TH BROADWAY

CASE NO COA 0077



Residents of Westover Subdivision and other residents of the Chickasaw and Shawnee Neighborhoods are profoundly concerned about the proposed construction of an apartment building with fifty five (55) Units at 45th and Broadway. We adamantly oppose the construction of this proposed structure for the following reasons:

1. There are questions about their capabilities and/or commitment to maintaining the quietude of the community as exemplified by their management of an Airbnb and the disruptive elements it has brought to the neighborhood.
2. The proposed plan indication of compounding current problems with parking, cleanliness and continuity of neighborly responsibilities.
3. The proposed facility does not meet the current, residential aesthetic in the community.
4. We are concerned as well both the proposed use and the impact on the immediate neighborhood and beyond.
5. Our community does not need a residential facility for those who have aged out of foster care which brings uncertainty of the impact of a concentrated unknown and potentially non adaptive persons into the area. Such a facility would be more appropriate for an area which does not include historic homes, and an aging population.
6. There has not been a traffic study to see the effects of this number of tenants and the streets available to the neighborhood.
7. There are already traffic and parking problems in the general area that the neighbors continually try to moderate with others existing in the neighborhood. This compounds the negative situation that we are trying to address.
8. The Church leadership has not addressed the ongoing impact of church members cars blocking access to surrounding homes. The proposed 55 unit, four stories apartment building would only have 25 parking spaces for its tenants. This portends a problem.
9. The dumpsters needed for this type of building will be a problem for the neighborhood. It was not clear how this would or could be best addressed.
10. The Church leaders have not shown sensitive to the concerns of the community or at least, have not demonstrated sufficient research or concern as to how to mitigate adverse impact on the neighborhood.

DATE	SIGNATURE	NAME (PRINT)	ADDRESS	PHONE NUMBER
5/22/22	Stephanie Tucker	Stephanie Tucker	4300 W Broadway	502-708-9226
5-22-22	Jocelina Dean T.	Sabrina Dean-Tucker	4300 W. BROADWAY	(502)-999-8771
5-22-22	G. Ross	GEORGE ROSS	4308 W. BROADWAY	502-298-6051
5-22-22	Dwaine Johnson	Dwaine Johnson	723 So 44th St	502 939-7240
5-22-22	Robert Martin	ROBERT MARTIN	727 SO 44	502-298-8630
5-22-22	Rita Martin	Rita Martin	727 So. 44	502 291-6316
5-22-22	Linda Lebow	Linda Lebow	735 S. 44th St	502-994-7652
5-22-22	Nelson Tenoff	Nelson Tenoff	737 S. 44th St,	502-776-4890
5-22-22	Raji Matthews	Raji Matthews	139 S. 44th St	502-432-1850
5-2	Ricky Evans Sr	Ricky Evans SR	742 S 44th St	502 299-1139
5-22-22	Ricky Evans Jr.	Ricky Evans Jr.	722 S 44th St.	(502) 240-9756
5-22-22	Semoise Evans	Semoise Evans	742 S 44th St	(502) 489-7651
5/22/22	Wanda O'Bannon	Wanda O'Bannon	736 S 45th Street	502-240-9186
5/22/22	Loyd Callum	Callum	801 So 45th St	776-5229
5/22/22	Robert Evgison	ROBERT Evgison	800 SOUTH 45TH ST	713-409-6156
5/22/22	Yolanda Lanier	Yolanda Lanier	4511 Brewster Ave	502-776-1760

CASE  
22 COA 0077

PETITION REQUESTING A TOTAL REVIEW OF THE PROPOSED APARTMENT BUILDING ON 45TH BROADWAY

DATE	SIGNATURE	NAME (PRINT)	ADDRESS	PHONE NUMBER
5/12/22	Etta B. Janier	Etta B. Janier	4511 Brewster Ave.	502-776-1760
5/20/22	Tom J. [unclear]	Tom J. [unclear]	4518 Venable Ave	
5/22/22	Elizabeth [unclear]	Elizabeth [unclear]	731 Southwestern	502-1518
5/23/22	Valerie Caldwell	Patrick Caldwell	720 S. 45TH Street	502-664-7132
22				
23				
24				
25				
26				
27				
28				
29				
30				
31				
32				
33				
34				
35				
36				
37				
38				
39				
40				
41				
42				



PETITION REQUESTING A TOTAL REVIEW OF THE PROPOSED APARTMENT BUILDING ON 45TH BROADWAY

CASE

22 COA 0077

Residents of Westover Subdivision and other residents of the Chickasaw and Shawnee Neighborhoods are profoundly concerned about the proposed construction of an apartment building with fifty five (55) Units at 45th and Broadway. We adamantly oppose the construction of this proposed structure for the following reasons:

1. There are questions about their capabilities and/or commitment to maintaining the quietude of the community as exemplified by their management of an Airbnb and the disruptive elements it has brought to the neighborhood.
2. The proposed plan indication of compounding current problems with parking, cleanliness and continuity of neighborly responsibilities.
3. The proposed facility does not meet the current, residential aesthetic in the community.
4. We are concerned as well both the proposed use and the impact on the immediate neighborhood and beyond.
5. Our community does not need a residential facility for those who have aged out of foster care which brings uncertainty of the impact of a concentrated unknown and potentially non adaptive persons into the area. Such a facility would be more appropriate for an area which does not include historic homes, and an aging population.
6. There has not been a traffic study to see the effects of this number of tenants and the streets available to the neighborhood.
7. There are already traffic and parking problems in the general area that the neighbors continually try to moderate with others existing in the neighborhood. This compounds the negative situation that we are trying to address.
8. The Church leadership has not addressed the ongoing impact of church members cars blocking access to surrounding homes. The proposed 55 unit, four stories apartment building would only have 25 parking spaces for its tenants. This portends a problem.
9. The dumpsters needed for this type of building will be a problem for the neighborhood. It was not clear how this would or could be best addressed.
10. The Church leaders have not shown sensitive to the concerns of the community or at least, have not demonstrated sufficient research or concern as to how to mitigate adverse impact on the neighborhood.

DATE	SIGNATURE	NAME (PRINT)	ADDRESS	PHONE NUMBER
05/22/22	Hubert Griffin Jr.	Hubert Griffin Jr.	4530 W. Broadway	(502) 778-6153
5-22-22	Jean M. W. Griffin	Jean Griffin	4530 W Broadway	502-778-6153
5/22/22	Shirley R. Ewing	Shirley R. Ewing	4515 Varble Avenue	502-778-0033
5/22/22	Nelson T. Ewing	Nelson T. Ewing	4515 Varble Avenue	502-778-0033
5/22-22	Marilyn Beasley	Marilyn Beasley	218 North 36th Street	502-774-2640
5/22/22	Zoe Logsdon	Zoe Logsdon	4520 W Broadway	502-607-6111
5/23/22	Richard Logsdon	Richard Logsdon	4520 W Broadway	502-202-0184
5/23/22	Sharon W. Bradley	Sharon W. Bradley	218 N. 36th St	502-324-6669
9				
10				
11				
12				
13				
14				
15				
16				
17				

**From:** [JULIA KANNAPEL](#)  
**To:** [Lockett, Jay P](#)  
**Subject:** Fwd: Proposed 4 story next to Doerhofer Mansion  
**Date:** Tuesday, May 24, 2022 7:38:29 PM

---

CAUTION: This email came from outside of Louisville Metro. Do not click links or open attachments unless you recognize the sender and know the content is safe

---

I heard about this from another Loretto High School Alumna. Mr. Fister felt my comments should be forwarded to you.

**From:** JULIA KANNAPEL <[julia21@bellsouth.net](mailto:julia21@bellsouth.net)>  
**Date:** May 24, 2022 at 4:40:50 PM EDT  
**To:** [bradley.fister@louisvilleky.gov](mailto:bradley.fister@louisvilleky.gov)  
**Subject:** **Proposed 4 story next to Doerhofer Mansion**

Mr. Fister,

The vote on this proposal must be delayed to give neighboring residents a chance to receive more information, ask about the demographics of its intended lessees, and to speak out on what they think a 55 unit apartment building will bring into to their neighborhood.

Their input must be heard to, at the very least, modify the size and design of this project.

As the design stands, especially as a 4 story structure, it will most definitely detract from the historical significance and beauty of the Doerhofer Mansion.

Julia M Kannapel  
Loretto High School Alumna

---

Tony D. Smyzer Sr.

As a career adult professional in the fire service with the Louisville Fire Dept., an Educator for over 6 years, and as an Associate Minister in a local assembly located in the Shawnee, Chickasaw, West Broadway corridor; I stand in full support of this project.

\*Retired Company Commander Louisville Fire Dept.

\*Louisville Male High School Teacher 2013-2019

Thank You,

Tony D. Smyzer Sr.  
502-552-9943

To Whom It May Concern:

My Name Is Darin L. Mayes. I Simply Want To Share My Excitement, Enthusiasm, & Support For The Proposed Rejuvenation That Is On The Horizon For West Louisville.

This Renaissance Project Is Exactly What Is Necessary To Bring Life & Vibrancy Back To Our Neighborhood Communities, As Well As Our Entire City.

I'm Overwhelmed & Overjoyed At The Possibility Of CTCLC Taking The Lead In This Necessary Charge Of Change, Inspiration, Hope, & Vitality In This Community.

I Stand In Total Support Of This Project And Most Certainly Am Looking Forward To It's Completion & Fruition.

Thank You, Thank You, Thank You!

Sincerely,

Mr. Darin L. Mayes

Hello,

My name is Lakisha Morris, I am a local business owner (DeChes Cakes And Treats) and West Louisville resident for 25+ years. I currently reside in the Shively area. I have recently become aware of a proposed residence that will house 50+ people being built on the historic grounds of South 45th St. and Broadway. My family and I are 100% in support of this project and we are looking forward to the amazing impact it will have on the Chickasaw community at large! Please see my contact information below.

Best,

Lakisha Morris, Owner  
DeChes Cakes And Treats, LLC  
<https://www.Facebook.com/DeChesCakes>  
Instagram @deche\_cakes\_and\_treats  
Website:  
<http://deches-cakes-and-treats-llc.square.site/>  
Phone: (502) 821-5255

Mr. Fister,

The vote on this proposal must be delayed to give neighboring residents a chance to receive more information, ask about the demographics of its intended lessees, and to speak out on what they think a 55 unit apartment building will bring into to their neighborhood.

Their input must be heard to, at the very least, modify the size and design of this project.

As the design stands, especially as a 4 story structure, it will most definitely detract from the historical significance and beauty of the Doerhofer Mansion.

Julia M Kannapel  
Loretto High School Alumna

---

We are very concerned about the proposed apartment building with 55 units at 45th and Broadway. We already have 26 apartment buildings in our area between 46th street and Cecil Avenue alone.

The addition of over 100 new residents will cause more traffic issues, we have have had traffic issues for years.

The 4 story proposed building is too tall and does not compliment the current aesthetic of our neighborhood.

The property owners track record in the neighborhood shows that they are not good stewards of their properties. I am speaking of over flowing dumpsters, peeling paint and the house that stood on their property for years was so neglected it fell in on its self.

This church did not include any neighbors in the planning stages. This facility would be more appropriate for an industrial area, not an area that includes historic homes and lets not forget an aging population.

Charles and Byrd Lenard  
904 Southwestern Parkway  
Louisville, Kentucky 40211

I am opposed to the development of a 4 story apartment building on the Loretto campus. As a former Westender and Loretto graduate I think the campus should stay as it is.

Thank you,  
Marilyn Middlestadt Monohan'61

Mr Bradley Fister,

I'm writing with concerns about the apartment building planned next to the Doerhofer Mansion at 4432 West Broadway. This building will be an eye sore to the beautiful mansion that has occupied this property for 120 years. There was another building (Heavrin Hall) that had it been kept up could have been used for apartments but instead they let it become dilapidated and finally tore it down for this monstrosity apartment building.

This is a lovely part of the West End. Please help to preserve this beautiful and historical block for future generations.

Thank you for your help,  
Sara Danner McKiernan  
(Taught by Loretto Nuns for 12 years)

Sent from my iPad

Hello Mr. Fister,

I'm writing to express my opposition to the proposed 55-unit residential building by Renaissance on Broadway. The developer does not have a good track record of caring for its properties and I can't imagine what the result would be with a facility of this nature.

The group allowed a historic home to fall in on itself on the proposed property, and left it to deteriorate over a period of 15 years while also leaving the grounds unkempt. The group also did not act in good faith when demolishing the historic building without approval from Landmark.

The group has planned this project without including any of the residents who would be immediately affected by such a project in early conversations. I'm all for affordable housing, but this group should not be approved for this project. To approve them would reward them for bad actions in the recent past, and set up another failing facility.

Please do not approve this project.

Best regards,  
Michelle Lori  
728 Southwestern Pkwy, Louisville, KY 40211

*"All the flowers of all the tomorrows are in the seeds of today."* ~Native American proverb

to Bradley Fister

We do not want the apartment building built on the lot on 45th and Broadway St . For one we all ready have 11 apartments in the neighbor hood the main thing the area will have to be re zoned that will open up for half way houses and other things . And will bring our property value down The apartment is not a good fit for the neighborhood

Jean Griffin

Hi Bradley Fister,

My name is Charese Bradley – Logsdon. I live @ 4520 West Broadway. I am very shocked that Christ Temple Apostolic Church @ 4422 West Broadway is trying to get approval to build a four-story apartment complex with over 57 units. They want to make this next to “The Doerhoefer House” @ 4432 West Broadway, which has been on the National Register of Historic Places since 1983. They currently use “The Doerhoefer House” as a senior citizen home. Paint is chipping all over the house, and satellite dishes are all over the roof of this once beautiful house. The other place next to “The Doerhoefer House” needed work done, and the church allowed this historic house to go into disrepair and was finally torn down. The church did not keep the grass cut, and raccoons and other animals lived in that house.

I never received any notice concerning “Christ Temple Apostolic Church” and their plans for a public hearing on 5/18/22. I have been told this proposed apartment complex does not directly impact me. I currently have problems trying to enter/leave my home when the church has special events, and the trash is thrown on the ground by church individuals. My neighbors and I are constantly picking up trash from the parishioners. We already have crime in the neighborhood, stolen cars, vandalized cars, and the homeless staying in Shawnee Park. There are always car accidents at the stoplight at 44th and Broadway.

I believe everyone should have affordable housing, including young adults aging out of the foster care system but not in our neighborhood. We already have 26 apartments complex, and most of these occupants are receiving local or federal assistance. I am raising my children and do not allow my children to walk to the park or down the street. The church has not been a good neighbor keeping the property they currently manage clean and maintained. Please don't allow them to destroy our neighborhood/community further.

Best Regards,

***Charese Bradley-Logsdon, MBA***

*Experience Strategy & Transformation Professional 2, Emerging Technology (Artificial Intelligence)  
Watson Business Team  
Integrated Provider Process Solutions (IPPS)  
Humana, Inc.*

T 502 580 0849  
F 502 508 7371

[cbradleylogsdon@humana.com](mailto:cbradleylogsdon@humana.com)

Top 5 Strengths

**Consistency \* Responsibility \* Adaptability \* Connectedness \* Arranger**  
Humana Inc.

*“Education is our passport to the future, for tomorrow belongs to the people who prepare for it today.”*

Hello Mr. Fister,

I am emailing you because of my concern about the apartment project off 45th street.

First of all there was not enough notice for the neighbors to be aware of this project.

We just found out about it last week. I oppose this project for many reasons but to name a few: 1. It does not fit within the landscape of the neighborhood.

2. The present buildings which the church owns are not being taken care of.

3. They are only allowing 25 parking spots for a 4 story building with one and two bedrooms or 55 or more apartments.

4. The Church presently has parking problems and on a weekly basis park in neighbors parking spaces and block driveways. They also throw trash in the neighbors yards.

5. We are not sure of the type of residents they will bring to the neighborhood.

6. If you look at our neighborhood we have more apartments within the area than any area we know of. We do not need another apartment building within a historical neighborhood.

7. It is not fair for our neighborhood to take on another problem because we are constantly trying to upgrade it and this will not help. It will only swallow the neighborhood with big dumpsters etc..

There are other things I will discuss later.

Thanks for your attention to this matter.

I can be contacted at 502-608-4117 or [kcooksieneal@gmail.com](mailto:kcooksieneal@gmail.com)

I live at 4711 Brewster Avenue, Louisville, KY 40211

Thanks,

Kathy Cooksie Neal

Good evening Mr. Fister,

I am sending you this email to let you know that I am absolutely and totally not in agreement with this proposed apartment building being built at 44th and Broadway.

In this neighborhood, a four story structure will seem like a skyscraper. This structure would suit well in the downtown area based on its architectural design. It blends in with the down architecture. However the architectural design in this neighborhood is not appropriate. This building looks institutional, similar to a jail or a building in the projects. It does not begin to blend in with the aesthetics of this neighborhood. And the idea of putting a 55 unit, 4 story apartment building next-door to this beautiful, historical, landmark Doerhoeffer mansion is just wrong. This building will disrupt the consistency of the architectural designs of our traditional, older homes with their **architectural** character.

In addition, a 55 unit apartment building will bring to it at least 55+ new residents and perhaps double that amount when you factor in roommates, visitors, girlfriends and boyfriends, all of which will create an overcrowded situation.

In addition, our neighborhood already has enough apartments. There is one on each corner of the lower end of Broadway. These additional residents will bring along with them more cars, thus adding to the existing traffic issues of Broadway and the speeding up and down Southwestern Parkway.

Our neighborhood is filled with older, elderly residents. We try to keep it quiet and reserved. This proposed structure along with the population and the added vehicles and possible inherent issues it will bring will be very disruptive to our area and our neighbors.

And also, the members of the church that is proposing this plan do not live in our neighborhood. They are neighbors on Sunday morning and then they go home elsewhere. They don't live here and will not have to put up with all of the issues that this proposal will bring.

For these reasons I ask you please do not allow this to take place.

Sincerely,  
Marsha Moorman  
4710 Brewster Ave  
Louisville Ky 40211  
(502) 592-5266  
Retired Louisville Metro Government

"You must be the change you wish to see in the world." Gandhi

Marsha 😊

Sent from my iPhone

---

Tony D. Smyzer Sr.

As a career adult professional in the fire service with the Louisville Fire Dept., an Educator for over 6 years, and as an Associate Minister in a local assembly located in the Shawnee, Chickasaw, West Broadway corridor; I stand in full support of this project.

\*Retired Company Commander Louisville Fire Dept.

\*Louisville Male High School Teacher 2013-2019

Thank You,

Tony D. Smyzer Sr.  
502-552-9943

To Whom It May Concern:

My Name Is Darin L. Mayes. I Simply Want To Share My Excitement, Enthusiasm, & Support For The Proposed Rejuvenation That Is On The Horizon For West Louisville.

This Renaissance Project Is Exactly What Is Necessary To Bring Life & Vibrancy Back To Our Neighborhood Communities, As Well As Our Entire City.

I'm Overwhelmed & Overjoyed At The Possibility Of CTCLC Taking The Lead In This Necessary Charge Of Change, Inspiration, Hope, & Vitality In This Community.

I Stand In Total Support Of This Project And Most Certainly Am Looking Forward To It's Completion & Fruition.

Thank You, Thank You, Thank You!

Sincerely,

Mr. Darin L. Mayes

Hello,

My name is Lakisha Morris, I am a local business owner (DeChes Cakes And Treats) and West Louisville resident for 25+ years. I currently reside in the Shively area. I have recently become aware of a proposed residence that will house 50+ people being built on the historic grounds of South 45th St. and Broadway. My family and I are 100% in support of this project and we are looking forward to the amazing impact it will have on the Chickasaw community at large! Please see my contact information below.

Best,

Lakisha Morris, Owner  
DeChes Cakes And Treats, LLC  
<https://www.Facebook.com/DeChesCakes>  
Instagram @deche\_cakes\_and\_treats  
Website:  
<http://deches-cakes-and-treats-llc.square.site/>  
Phone: (502) 821-5255

Mr. Fister,

The vote on this proposal must be delayed to give neighboring residents a chance to receive more information, ask about the demographics of its intended lessees, and to speak out on what they think a 55 unit apartment building will bring into to their neighborhood.

Their input must be heard to, at the very least, modify the size and design of this project.

As the design stands, especially as a 4 story structure, it will most definitely detract from the historical significance and beauty of the Doerhofer Mansion.

Julia M Kannapel  
Loretto High School Alumna

---

We are very concerned about the proposed apartment building with 55 units at 45th and Broadway. We already have 26 apartment buildings in our area between 46th street and Cecil Avenue alone. The addition of over 100 new residents will cause more traffic issues, we have have had traffic issues for years. The 4 story proposed building is too tall and does not compliment the current aesthetic of our neighborhood. The property owners track record in the neighborhood shows that they are not good stewards of their properties. I am speaking of over flowing dumpsters, peeling paint and the house that stood on their property for years was so neglected it fell in on its self. This church did not include any neighbors in the planning stages. This facility would be more appropriate for an industrial area, not an area that includes historic homes and lets not forget an aging population.

Charles and Byrd Lenard  
904 Southwestern Parkway  
Louisville, Kentucky 40211

I am opposed to the development of a 4 story apartment building on the Loretto campus. As a former Westender and Loretto graduate I think the campus should stay as it is.  
Thank you,  
Marilyn Middlestadt Monohan'61

Mr Bradley Fister,

I'm writing with concerns about the apartment building planned next to the Doerhofer Mansion at 4432 West Broadway. This building will be an eye sore to the beautiful mansion that has occupied this property for 120 years. There was another building (Heavrin Hall) that had it been kept up could have been used for apartments but instead they let it become dilapidated and finally tore it down for this monstrosity apartment building.

This is a lovely part of the West End. Please help to preserve this beautiful and historical block for future generations.

Thank you for your help,  
Sara Danner McKiernan  
(Taught by Loretto Nuns for 12 years)

Sent from my iPad

Hello Mr. Fister,

I'm writing to express my opposition to the proposed 55-unit residential building by Renaissance on Broadway. The developer does not have a good track record of caring for its properties and I can't imagine what the result would be with a facility of this nature.

The group allowed a historic home to fall in on itself on the proposed property, and left it to deteriorate over a period of 15 years while also leaving the grounds unkempt. The group also did not act in good faith when demolishing the historic building without approval from Landmark.

The group has planned this project without including any of the residents who would be immediately affected by such a project in early conversations. I'm all for affordable housing, but this group should not be approved for this project. To approve them would reward them for bad actions in the recent past, and set up another failing facility.

Please do not approve this project.

Best regards,  
Michelle Lori  
728 Southwestern Pkwy, Louisville, KY 40211

***"All the flowers of all the tomorrows are in the seeds of today."*** ~Native American proverb

to Bradley Fister

We do not want the apartment building built on the lot on 45Th and Broadway St . For one we all ready have 11 apartments in the neighbor hood the main thing the area will have to be re zoned that will open up for half way houses and other things . And will bring our property value down The apartment is not a good fit for the neighborhood

Jean Griffin

Hi Bradley Fister,

My name is Charese Bradley – Logsdon. I live @ 4520 West Broadway. I am very shocked that Christ Temple Apostolic Church @ 4422 West Broadway is trying to get approval to build a four-story apartment complex with over 57 units. They want to make this next to “The Doerhoefer House” @ 4432 West Broadway, which has been on the National Register of Historic Places since 1983. They currently use “The Doerhoefer House” as a senior citizen home. Paint is chipping all over the house, and satellite dishes are all over the roof of this once beautiful house. The other place next to “The Doerhoefer House” needed work done, and the church allowed this historic house to go into disrepair and was finally torn down. The church did not keep the grass cut, and raccoons and other animals lived in that house.

I never received any notice concerning “Christ Temple Apostolic Church” and their plans for a public hearing on 5/18/22. I have been told this proposed apartment complex does not directly impact me. I currently have problems trying to enter/leave my home when the church has special events, and the trash is thrown on the ground by church individuals. My neighbors and I are constantly picking up trash from the parishioners. We already have crime in the neighborhood, stolen cars, vandalized cars, and the homeless staying in Shawnee Park. There are always car accidents at the stoplight at 44th and Broadway.

I believe everyone should have affordable housing, including young adults aging out of the foster care system but not in our neighborhood. We already have 26 apartments complex, and most of these occupants are receiving local or federal assistance. I am raising my children and do not allow my children to walk to the park or down the street. The church has not been a good neighbor keeping the property they currently manage clean and maintained. Please don't allow them to destroy our neighborhood/community further.

Best Regards,

**Charese Bradley-Logsdon, MBA**

*Experience Strategy & Transformation Professional 2, Emerging Technology (Artificial Intelligence)  
Watson Business Team  
Integrated Provider Process Solutions (IPPS)  
Humana, Inc.*

T 502 580 0849

F 502 508 7371

[cbradleylogsdon@humana.com](mailto:cbradleylogsdon@humana.com)

**Top 5 Strengths**

**Consistency \* Responsibility \* Adaptability \* Connectedness \* Arranger**

**Humana Inc.**

*“Education is our passport to the future, for tomorrow belongs to the people who prepare for it today.”*

Hello Mr. Fister,

I am emailing you because of my concern about the apartment project off 45th street.

First of all there was not enough notice for the neighbors to be aware of this project.

We just found out about it last week. I oppose this project for many reasons but to name a few: 1. It does not fit within the landscape of the neighborhood.

2. The present buildings which the church owns are not being taken care of.

3. They are only allowing 25 parking spots for a 4 story building with one and two bedrooms or 55 or more apartments.

4. The Church presently has parking problems and on a weekly basis park in neighbors parking spaces and block driveways. They also throw trash in the neighbors yards.

5. We are not sure of the type of residents they will bring to the neighborhood.

6. If you look at our neighborhood we have more apartments within the area than any area we know of. We do not need another apartment building within a historical neighborhood.

7. It is not fair for our neighborhood to take on another problem because we are constantly trying to upgrade it and this will not help. It will only swallow the neighborhood with big dumpsters etc..

There are other things I will discuss later.

Thanks for your attention to this matter.

I can be contacted at 502-608-4117 or [kcooksieneal@gmail.com](mailto:kcooksieneal@gmail.com)

I live at 4711 Brewster Avenue, Louisville, KY 40211

Thanks,

Kathy Cooksie Neal

Good evening Mr. Fister,

I am sending you this email to let you know that I am absolutely and totally not in agreement with this proposed apartment building being built at 44th and Broadway.

In this neighborhood, a four story structure will seem like a skyscraper. This structure would suit well in the downtown area based on its architectural design. It blends in with the down architecture. However the architectural design in this neighborhood is not appropriate. This building looks institutional, similar to a jail or a building in the projects. It does not begin to blend in with the aesthetics of this neighborhood. And the idea of putting a 55 unit, 4 story apartment building next-door to this beautiful, historical, landmark Doerhoeffer mansion is just wrong. This building will disrupt the consistency of the architectural designs of our traditional, older homes with their **architectural** character.

In addition, a 55 unit apartment building will bring to it at least 55+ new residents and perhaps double that amount when you factor in roommates, visitors, girlfriends and boyfriends, all of which will create an overcrowded situation.

In addition, our neighborhood already has enough apartments. There is one on each corner of the lower end of Broadway. These additional residents will bring along with them more cars, thus adding to the existing traffic issues of Broadway and the speeding up and down Southwestern Parkway.

Our neighborhood is filled with older, elderly residents. We try to keep it quiet and reserved. This proposed structure along with the population and the added vehicles and possible inherent issues it will bring will be very disruptive to our area and our neighbors.

And also, the members of the church that is proposing this plan do not live in our neighborhood. They are neighbors on Sunday morning and then they go home elsewhere. They don't live here and will not have to put up with all of the issues that this proposal will bring.

For these reasons I ask you please do not allow this to take place.

Sincerely,  
Marsha Moorman  
4710 Brewster Ave  
Louisville Ky 40211  
(502) 592-5266  
Retired Louisville Metro Government

“You must be the change you wish to see in the world.” Gandhi

Marsha 😊

Sent from my iPhone

Mr. Bradley Fister  
Landmark Architectural Review Committee  
444 South 5th Street.  
Louisville, Kentucky 40202

Dear Mr. Bradley Fister,

This letter has been written on behalf of the residents of Westover Subdivision and other residents of the Chopsan and Shawnee neighborhoods. We are profoundly concerned about the proposed construction of an apartment building with fifty five units at 45th and Broadway. We adamantly oppose the construction of this proposed structure for the following reasons:

Our neighborhood already includes a facility owned and operated by the proposed owner of the facility at issue. Suffice it to say there are current problems with parking, cleanliness, and neighborly responsibilities. We do not need another facility run by the same owner in our neighborhood.

The proposed facility is ~~too~~ tall and does not meet the current, residential aesthetic in the community. We are concerned as well about the proposed use.

Our community does not need a residential facility for those who have aged out of foster care. Such a facility would be more appropriate for an area which does not include historic homes, and an aging population.

We are looking forward to sharing our concerns with you further at the public meeting on Wednesday, May 25th. We intend to speak in opposition to the proposed land use.

This letter was signed by everyone on the attached petition.