



SITE DATA

LAND USE
 SITE ADDRESS: 700 EAST MUHAMMAD ALI BLVD. 40202
 TAX BLOCK & LOT: T.B. 16D T.L. 156
 ZONING DISTRICT: OR2
 FORM DISTRICT: TRADITIONAL NEIGHBORHOOD
 EXISTING USE: COMMUNITY CENTER
 PROPOSED USE: SAME
 EXISTING PARCEL AREA: 0.2686 ACRE
 DEED BOOK & PAGE: D.B. 7358, PG. 335

BUILDING DATA

BUILDING HEIGHT: TWO STORIES: 30' +/-
 EXISTING GROSS FLOOR AREA: 7,163 S.F.
 PROPOSED FOOTPRINT/GROSS FLOOR AREA: 2,690 S.F. (37% EXPANSION)
 TOTAL PROPOSED GROSS FLOOR AREA: 9,853 S.F.
 FLOOR TO AREA RATIO: 0.84

PARKING CALCULATIONS

* NO SPECIFIC REQUIREMENTS ARE LISTED IN THE LDC FOR "COMMUNITY CENTERS". PLANNING DIRECTOR HAS INDICATED A 1 SPACE/1 EMPLOYEE IS APPROPRIATE FOR THIS USE.

FUTURE STAFF AT PEAK TIME = 21 SPACES
 MINIMUM REQUIRED: 1 SPACE/1 EMPLOYEE

10% REDUCTION FOR BEING LOCATED ALONG TRANSIT ROUTE 9.1.3.F -2.1 SPACES

20% REDUCTION FOR GREEN DEVELOPMENT ITEMS 5.A.1 (WITHIN 1/2 MILE OF 10 BASIC SERVICES) AND 5.A.2 (MAIN TRANSIT ROUTE #19) -4.2 SPACES

TOTAL PARKING REQUIRED: 15 SPACES
 TOTAL PARKING ON STREET ADJACENT TO PROPERTY: 8 SPACES
 PARKING WAIVER: 7 SPACES

TREE CANOPY CALCULATIONS

SITE AREA: 11,700 S.F.
 TREE CANOPY CATEGORY: CLASS B
 EXISTING TREE COVERAGE: 0% (0 S.F.)
 PRESERVED TREE CANOPY: 0% (0 S.F.)
 TOTAL TREE CANOPY REQUIRED: 7.5% (878 S.F.)
 (50% OF REQUIREMENT PER 10.1.2.B.2)

LA/VUA CALCULATIONS

EXISTING VUA: 0 S.F.
 PROPOSED VUA: 0 S.F.

EPSC DATA

EXISTING IMPERVIOUS: 10,014 S.F.
 PROPOSED IMPERVIOUS: 1,800 S.F. (7% NET INCREASE)
 SENSITIVE FEATURES: NONE
 HYDROLOGIC SOIL GROUP: ASSUMED C
 SOIL TYPE: URBAN LAND

SETBACKS

FRONT (MUHAMMAD ALI): 15'
 STREET SIDE (CLAY) REQUIRED: 0'
 STREET SIDE (CLAY) PROVIDED: 7.7'
 REAR YARD REQUIRED (ALLEY): 5'
 REAR YARD PROVIDED (ALLEY): 3.3'
 VARIANCE (FOR 5.2.2) REQUESTED: 1.7'

AGENCY NOTES

MSD NOTES

1. SANITARY SEWER WILL UTILIZE EXISTING PROPERTY SERVICE CONNECTION AND MAY BE SUBJECT TO FEES AND CHARGES. SEWAGE WILL BE TREATED AT THE MORRIS FORMAN WQTC.

STANDARD MSD SWPPP NOTES

- THE APPROVED EROSION PREVENTION AND SEDIMENT CONTROL (EPSC) PLAN SHALL BE IMPLEMENTED PRIOR TO ANY LAND-DISTURBING ACTIVITY ON THE CONSTRUCTION SITE. ANY MODIFICATIONS TO THE APPROVED EPSC PLAN MUST BE REVIEWED AND APPROVED BY MSD'S PRIVATE DEVELOPMENT REVIEW OFFICE. EPSC BMP'S SHALL BE INSTALLED PER THE PLAN AND MSD STANDARDS.
- ACTIONS MUST BE TAKEN TO MINIMIZE THE TRACKING OF MUD AND SOIL FROM CONSTRUCTION AREAS ONTO PUBLIC ROADWAYS. SOIL TRACKED ONTO THE ROADWAY SHALL BE REMOVED DAILY.
- SOIL STOCKPILES SHALL BE LOCATED AWAY FROM STREAMS, PONDS, SWALES AND CATCH BASINS. STOCKPILES SHALL BE SEEDED, MULCHED, AND ADEQUATELY CONTAINED THROUGH THE USE OF SILT FENCE.
- WHERE CONSTRUCTION OR LAND DISTURBANCE ACTIVITY WILL OR HAS TEMPORARILY CEASED ON ANY PORTION OF A SITE, TEMPORARY SITE STABILIZATION MEASURES SHALL BE REQUIRED AS SOON AS PRACTICABLE, BUT NO LATER THAN 14 CALENDAR DAYS AFTER THE ACTIVITY HAS CEASED.
- SEDIMENT-LADEN GROUNDWATER ENCOUNTERED DURING TRENCHING, BORING OR OTHER EXCAVATION ACTIVITIES SHALL BE PUMPED TO A SEDIMENT TRAPPING DEVICE PRIOR TO BEING DISCHARGED INTO A STREAM, POOL, SWALE OR CATCH BASIN.

SWPPP PHASING

- INSTALL SILT FENCE AS INDICATED ON PLAN.
- PROTECT ANY EXISTING STORM STRUCTURES IN VICINITY WITH STONE BAG INLET PROTECTION.

APCD

- MITIGATION MEASURES FOR DUST CONTROL SHALL BE IN PLACE DURING CONSTRUCTION TO PREVENT FUGITIVE PARTICULAR EMISSION FROM REACHING EXISTING ROADS AND NEIGHBORING PROPERTIES.

HEALTH DEPARTMENT

- ALL CONSTRUCTION & SALES TRAILERS MUST BE PERMITTED BY THE DEPARTMENT OF PUBLIC HEALTH & WELLNESS IN ACCORDANCE WITH CHAPTER 115 OF LOUISVILLE JEFFERSON COUNTY METRO ORDINANCES.
- MOSQUITO CONTROL IN ACCORDANCE WITH CHAPTER 96 OF LOUISVILLE JEFFERSON COUNTY METRO ORDINANCES.

PDS

- DUMPSTERS TO BE SCREENED COMPLIANT WITH THE LDC.

LEGEND

- SIGN
- BOLLARD
- CATCH BASIN
- ⊕ FIRE HYDRANT
- ⊕ WATER VALVE
- ⊕ WATER METER
- ⊕ ELEC. JUNCTION BOX
- ⊕ ELEC. TRANSFORMER
- CLEANOUT
- SAN. SEWER MANHOLE
- ⊕ ELEC. METER
- ⊕ GAS METER
- ⊕ TELE. PEDESTAL
- ⊕ LIGHT POLE
- ⊕ MAILBOX
- ⊕ AIR CONDITIONING UNIT
- == RCP == STORM SEWER
- == SS == SANITARY SEWER
- SILT FENCE



Seals

Engineering
Planning

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St. John Center Expansion
 Category 2B Plan
 700 East Muhammad Ali Blvd 40202
 St. John Center, Inc.
 700 East Muhammad Ali Blvd
 Louisville KY 40202

REV #	DATE	DESCRIPTION

Category 2B Plan
 Job No: 00017304.000
 Date: June 8, 2017
 Scale:
 Drawn By:
 Checked By:
 Drawing Title:
 St. John Center
 Category 2B Plan
 Drawing No:
 1 of 1

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 PLANNING &
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WM #XXXX
 PROJECT # 17DEVPLANXXXX