



Amendment to Binding Element Application

Louisville Metro Planning & Design Services

Case No.: 16M0B1003 Intake Staff: JR
Date: 6/9/16 Fee: \$276.50

Once complete, please bring the application and supporting documentation to Planning and Design Services, 444 South 5th Street, Suite 300. For more information, call (502) 574-6230 or visit <http://www.louisvilleky.gov/PlanningDesign>.

Note: This application is not required in conjunction with an application for a District Development Plan.

Project Information:

Project Description (e.g., retail center and office development, etc.): Amendment to Binding Element # 17

Project Name: Sutherland Pointe

Primary Project Address: 15905 Aiken Road

Additional Address(es): _____

Primary Parcel ID: Block 16, Lot 100

Additional Parcel ID(s): Block 16, Lot 101

of Residential Units: _____ Commercial Square Footage: _____

Proposed Use: SF Subdivision Existing Use: vacant

Existing Zoning District: R-4 Existing Form District: Neighborhood

Deed Book(s) / Page Numbers²: Deed Book 5602, Page 566; Deed Book 10338, Page 104

The subject property contains 103.6 acres. Number of Adjoining Property Owners: _____

Has the property been the subject of a previous development proposal (e.g., rezoning, variance, appeal, conditional use permit, minor plat, etc.)? *This information can be found in the Land Development Report (Related Cases)*¹ Yes No

If yes, please list the docket/case numbers:

Docket/Case #: 15SUBDIV1015 Docket/Case #: _____

Docket/Case #: _____ Docket/Case #: _____

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BARDENWERPER, TALBOTT & ROBERTS, PLLC

ATTORNEYS AT LAW

BUILDING INDUSTRY ASSOCIATION OF GREATER LOUISVILLE BLDG • 1000 N. HURSTBOURNE PARKWAY • SECOND FLOOR • LOUISVILLE, KENTUCKY 40223
(502) 426-6688 • WWW.BARDLAW.NET

William B. Bardenwerper
Direct dial: 426-0388, ext. 135
Email: WBB@BARDLAW.NET

June 10, 2016

Brian Davis, Case Manager
Louisville Metro Planning & Design Services
444 S. 5th Street, 3rd Floor
Louisville, KY 40202

Re: Sutherland Pointe Subdivision on property located at 15905 Aiken Road, formerly
Docket No. 15SUBDIV1015

Dear Brian:

After discussing with Jeff Brown and Emily Liu, Redwood Acquisitions, Inc., is herewith proposing to amend the Conditions of Approval ("COA") to remove the 120 lot condition. The applicant is requesting the new COA read:

17. Developer shall contribute \$240,000 to Public Works for a traffic signal and left turn lane at the intersection of Aiken Road and Bush Farm Road prior to issuance of the 60th building permit for the development. Construction plans for the design of intersection improvements and signal shall be required to be provided by the developer prior to the issuance of the Work Order for the first phase of the development. Metro Public Works has agreed as part of this condition of approval to request the SDC Oversight Committee to designate this intersection as a Road Project within Zone B so that any costs associated with signal improvements will be eligible for a SDC credit. ~~Developer shall be limited to 120 building permits until the signalized intersection is operational.~~

Emily advised that this will be heard at the June 23rd LD&T. Many thanks to your attention to this matter.

Sincerely,



William B. Bardenwerper

Cc: Jim Frey, Redwood
David Mindel, Mindel Scott & Associates