

# Development Review Committee

## Staff Report

November 17 2021



<b>Case No:</b>	21-FFO-0012
<b>Project Name:</b>	Sutton Home
<b>Location:</b>	8000 Stout Rd
<b>Owner(s):</b>	Jerry Sutton
<b>Applicant:</b>	Jerry Sutton
<b>Representative(s):</b>	Jerry Sutton
<b>Jurisdiction:</b>	Louisville Metro
<b>Council District:</b>	20 – Stuart Benson
<b>Case Manager:</b>	Jay Luckett, AICP, Planner II

### REQUEST(S)

- **Floyds Fork Development Review Overlay**

### CASE SUMMARY

The applicant is proposing to construct a single-family home and an accessory structure. The subject site is approximately 5.49 acres and zoned RR in the Neighborhood Form District. The proposed home location is toward the front of the lot and will avoid disturbing existing trees on the subject site.

The subject site is located in the Floyds Fork Review Overlay District, therefore the Planning Commission or designee must act upon the development review overlay application.

### STAFF FINDING

The proposed residence appears to provide the minimum disturbance necessary within the Overlay to construct a single-family home consistent with the character of nearby residences on a legally created lot of record.

### TECHNICAL REVIEW

- Lots created after the effective date of the DRO (1993) are subject to review and approval by the Planning Commission or designee.
- The driveway will need to be constructed of a hard and durable surface (concrete or asphalt) within the right-of-way.
- The proposal complies with all minimum requirements for setback and height, as well as those requirements for the preservation and protection of perennial, blue-line (protected) waterways.
- Proposed structures fall outside of the suggested 200' Floyds Fork stream buffer.
- The site is within the floodplain, and will have to follow all MSD requirements for construction.

### REQUIRED ACTIONS

- **Approve or Deny the Floyds Fork Development Review Overlay**

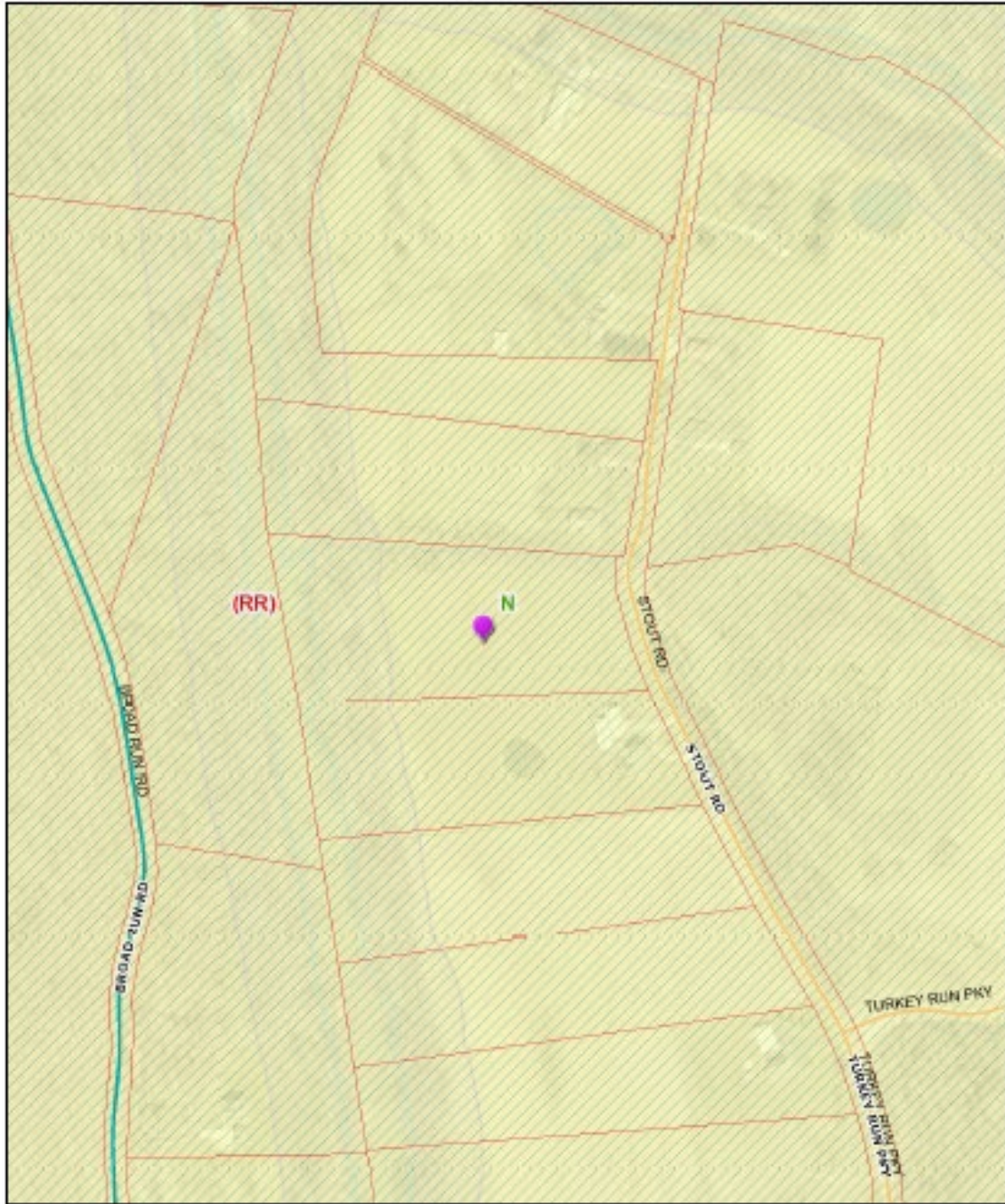
**NOTIFICATION**

<b>Date</b>	<b>Purpose of Notice</b>	<b>Recipients</b>
11-1-21	Hearing before DRC	1 <sup>st</sup> tier adjoining property owners and residents Registered Neighborhood Groups in Council District 20

**ATTACHMENTS**

1. Zoning Map
2. Aerial Photograph

1. Zoning Map



**21-FFO-0012**

Tuesday, November 9, 2021 | 2:23:14 PM



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2. Aerial Photograph



**21-FFO-0012**

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