



Louisville Metro Government

Old Jail Auditorium
514 West Liberty Street
Louisville, KY 40202

Agenda - Final Planning Commission

Thursday, March 2, 2023

1:00 PM

The Planning Commission meeting will be conducted in-person at the Old Jail building court room, on 514 West Liberty Street, Louisville, KY 40202.

Those wishing to join the meeting using a computer, laptop or mobile device, as well as those wishing to sign up to speak in support, opposition, or as other for any case, should visit the following link:

<https://louisvilleky.gov/government/upcoming-public-meetings>

If you have questions, please contact the case manager, or call Planning & Design Services at 502-574-6230.

Call To Order

Approval Of Minutes

1. [PC Minutes 021623](#)

Attachments: [2-16-2023 Minutes.pdf](#)

Public Hearing

2. [22-ZONE-0079](#)

Request: Change in Zoning from R-4 to R-6, with Detailed District
Development Plan with Binding Elements

Project Name: Mud Lane Apartments

Location: 3902 Mud Lane

Owner: Hubert L. Hester Living Trust

Applicant: Hubert L. Hester Living Trust

Representative: Wyatt, Tarrant and Combs

Jurisdiction: Louisville Metro

Council District: 13 - Dan Seum, Jr.

Case Manager: Jay Lockett, AICP, Planner II

Attachments: [22-ZONE-0079_Traffic_Impact_Study_10242022.pdf](#)
[22-ZONE-0079_Wetland_Determination_10242022.pdf](#)
[22-ZONE-0079_Elevations.pdf](#)
[22-ZONE-0079_Applicant_Justification.pdf](#)
[Fire_Department_Discussion_Mud_Lane_Development_Plan.pdf](#)
[22-ZONE-0079_Plan_01112023.pdf](#)
[Applicant_Presentation_01122023.pdf](#)
[22-ZONE-0079_Staff_Report_03022023.pdf](#)

3. [22-ZONE-0105](#)

Request: Change in Zoning from R-4 Single Family and C-1 Commercial to R-6 Multi-Family with a District Development Plan with Binding Elements and a Waiver

Project Name: Friess Old Bardstown

Location: 9408 and 9500 Old Bardstown Road

Owner: Roger Dale Perkins Estate; Michael and Laura Schnell

Applicant: Friess Property Company

Representative: Bardenwarper, Talbott and Roberts

Jurisdiction: Louisville Metro

Council District: 22 - Robin Engel

Case Manager: Jay Lockett, AICP, Planner II

Attachments: [Applicant Zoning Justification Statement.pdf](#)
[22-ZONE-0105 Elevations 11072022.pdf](#)
[Applicant Waiver Justification.pdf](#)
[22-ZONE-0105 Plan 01242023.pdf](#)
[22-ZONE-0105 Friess Maj Elstone Email.pdf](#)
[Brooks 02172023.pdf](#)
[Tallant 02132023.pdf](#)
[NRP Heritage Peak Old Bardstown Road Exhibit Book 03022023.pdf](#)
[22-ZONE-0105 Staff Report 03022023.pdf](#)

4. [22-ZONE-0145](#)

Request: Change in Zoning from R-4 to C-2, with Associated Detailed District Development Plan with Binding Elements, and Waivers

Project Name: 8006 National Turnpike Rezoning

Location: 8006 National Turnpike

Owner: Robert & Jennifer Johnson

Applicant: Robert Johnson

Representative: CRP & Associates

Jurisdiction: Louisville Metro

Council District: 13 - Dan Seum Jr.

Case Manager: Dante St. Germain, AICP, Planner II

Attachments: [22-ZONE-0145 Applicant Justification.pdf](#)
[22-ZONE-0145 Elevations 10172022.pdf](#)
[22-ZONE-0145 Waiver Justification 22-WAIVER-0215.pdf](#)
[22-ZONE-0145 Plan 01232023.pdf](#)
[22-ZONE-0145 Waiver Justification 23-WAIVER-0001.pdf](#)
[22-ZONE-0145 Jason Richardson Email.pdf](#)
[22-ZONE-0145 Staff Report 03022023.pdf](#)

5. [22-ZONE-0149](#)

Request: Change in Zoning from R-4 to R-5, with Associated Major Preliminary Subdivision, Detailed District Development Plan with Binding Elements, and Waiver

Project Name: Pulte Cedar Creek Road Subdivision

Location: 9220 & 9224 Cedar Creek Road

Owner: Wendell E. Thommasson Revocable Living Trust

Applicant: Pulte Group

Representative: Bardenwerper, Talbott & Roberts

Jurisdiction: Louisville Metro

Council District: 22 - Robin Engel, 23 - Jeff Hudson

Case Manager: Dante St. Germain, AICP, Planner II

Attachments: [22-ZONE-0149 Plan 01172023.pdf](#)
[22-ZONE-0149 Applicant Justification.pdf](#)
[22-ZONE-0149 Waiver Justification.pdf](#)
[22-ZONE-0149 Interested Party Comments 02232023.pdf](#)
[JCT Pulte Cedar Creek 030223 Exhibit Book.pdf](#)
[22-ZONE-0149 Staff Report 03022023.pdf](#)

6. [22-ZONE-0050](#)

Request: Change in Zoning from R-4 to R-6, with Associated Detailed District Development Plan with Binding Elements, and Variance and Waiver

Project Name: Terry Road Apartments

Location: 5127 Terry Road

Owner: Ambvit Realty, LLC

Applicant: LDG

Representative: Dinsmore & Shohl

Jurisdiction: Louisville Metro

Council District: 1 - Tammy Hawkins

Case Manager: Dante St. Germain, AICP, Planner II

Attachments: [22-ZONE-0050 Wetland Summary 10032022.pdf](#)
[22-ZONE-0050 Elevations 10032022.pdf](#)
[22-ZONE-0050 Applicant Justification.pdf](#)
[22-ZONE-0050 Waiver Jusification.pdf](#)
[22-ZONE-0050 Traffic Study 02022023.pdf](#)
[22-ZONE-0050 Plan 02242023.pdf](#)
[22-ZONE-0050 Staff Report 03022023.pdf](#)
[22-ZONE-0050 Variance Justification 01232023.pdf](#)
[22-ZONE-0050 Interested Party Comments 02242023 1.pdf](#)
[22-ZONE-0050 Interested Party Comments 02242023 2.pdf](#)

Adjournment