

19-SIGNAUTH-0003
2501 S. 4th Street



Louisville Board of Zoning Adjustment Public Hearing

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January 6, 2020

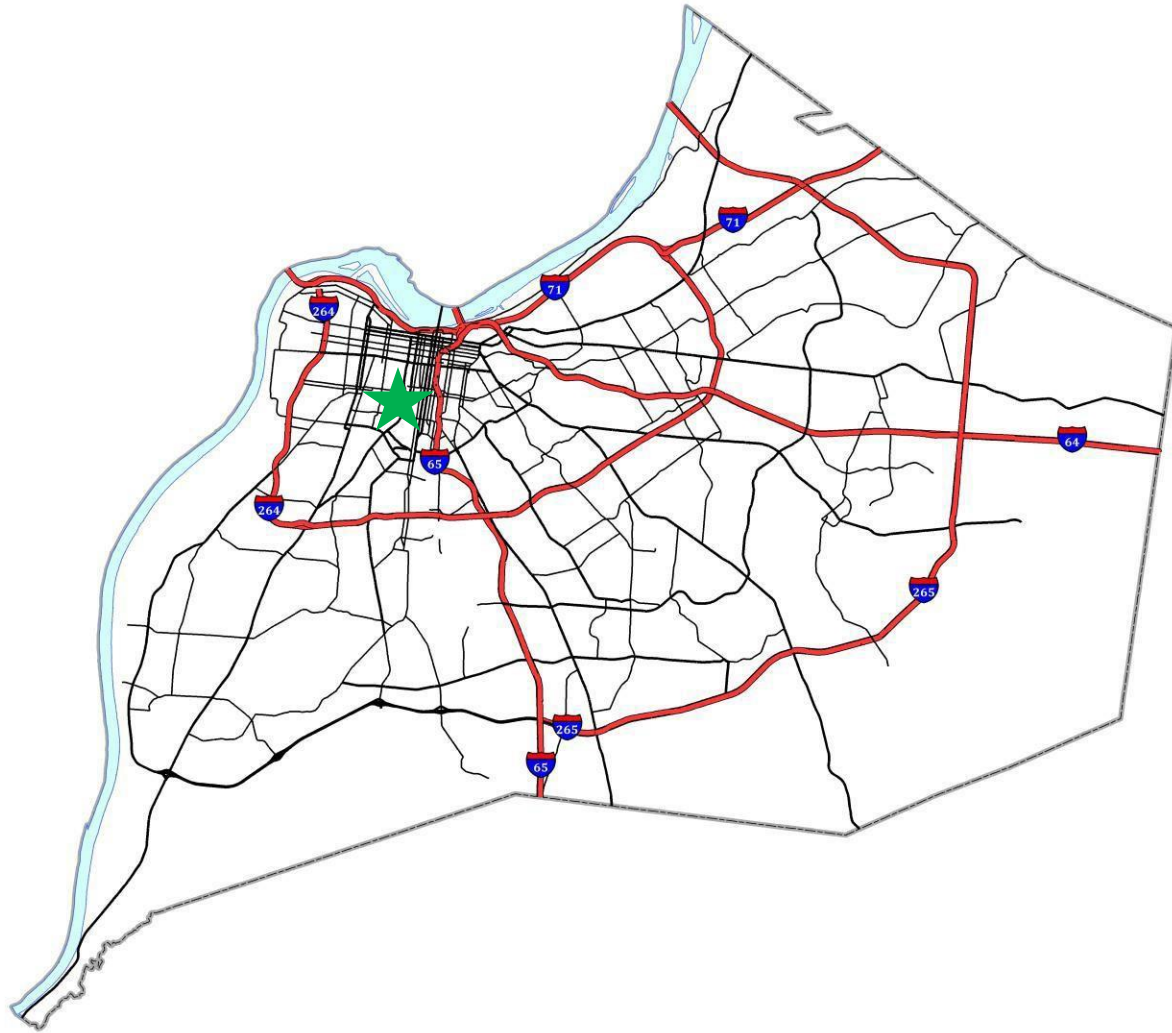
Request

- **SIGN AUTHORIZATION** to permit an off-premises sign (LDC 8.1.6.C.)

Case Summary/Background

- Sign identifies stairwell tower for pedestrian walkway to Trifecta Apartments
- Identical vinyl graphics sign to be applied to north, south and east sides of stairwell tower
- Stairwell tower located on property of Reynolds Lofts condominiums
- Walkway provides direct access for apartment residents across rail line to S. 3rd Street and U of L campus
- Access to stairwell tower via key card provided to Trifecta residents
- Easement agreement provides pedestrian access only; no vehicles or parking permitted for apartment residents/guests on Reynolds Lofts property
- Notice of hearing sent 12/20/2019

Site Location



Zoning / Form District

Subject Site

EZ-1/Traditional Workplace

EZ-1/Campus

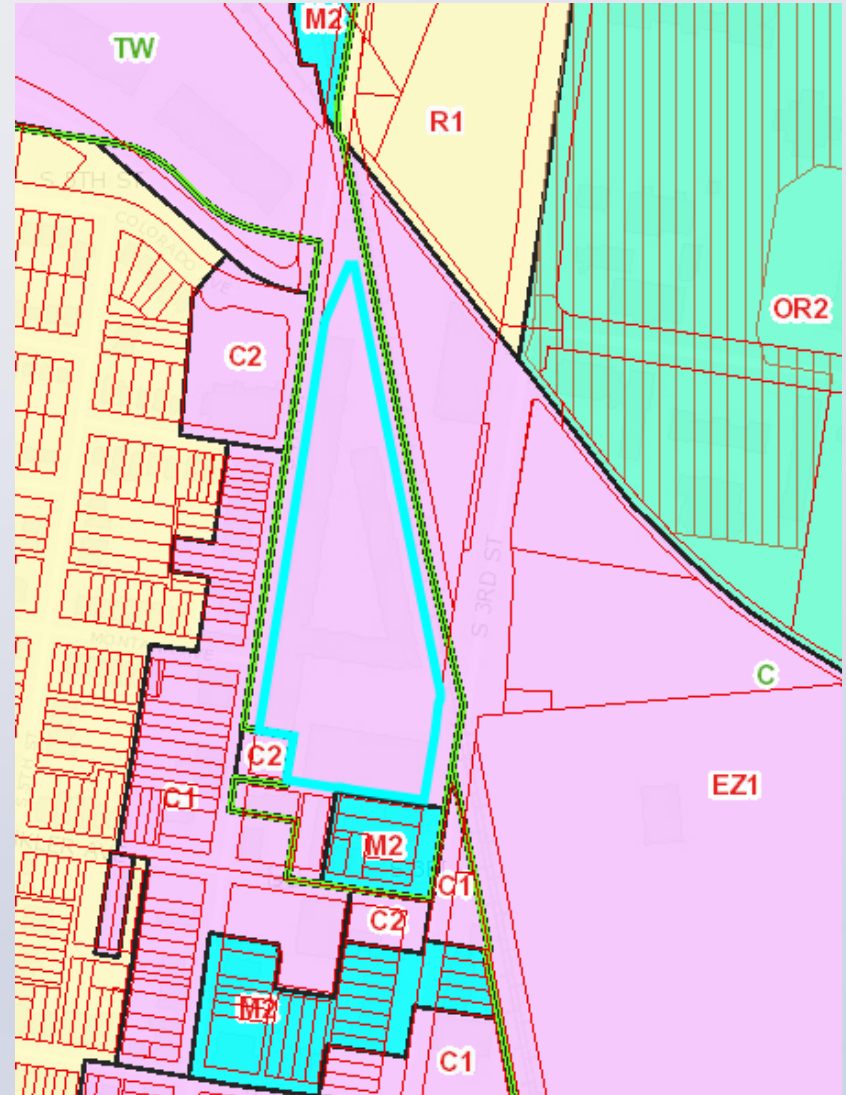
Adjoining Sites

North: EZ-1/Traditional Workplace

South: R-6, C-2, M-2/Traditional
Neighborhood

East: EZ-1, R-2/Campus

West: R-6, C-2, M-2/Traditional
Neighborhood



Aerial View

Subject Site

Apartments

Condominiums with parking

Adjoining Sites

North: Campus, Commercial

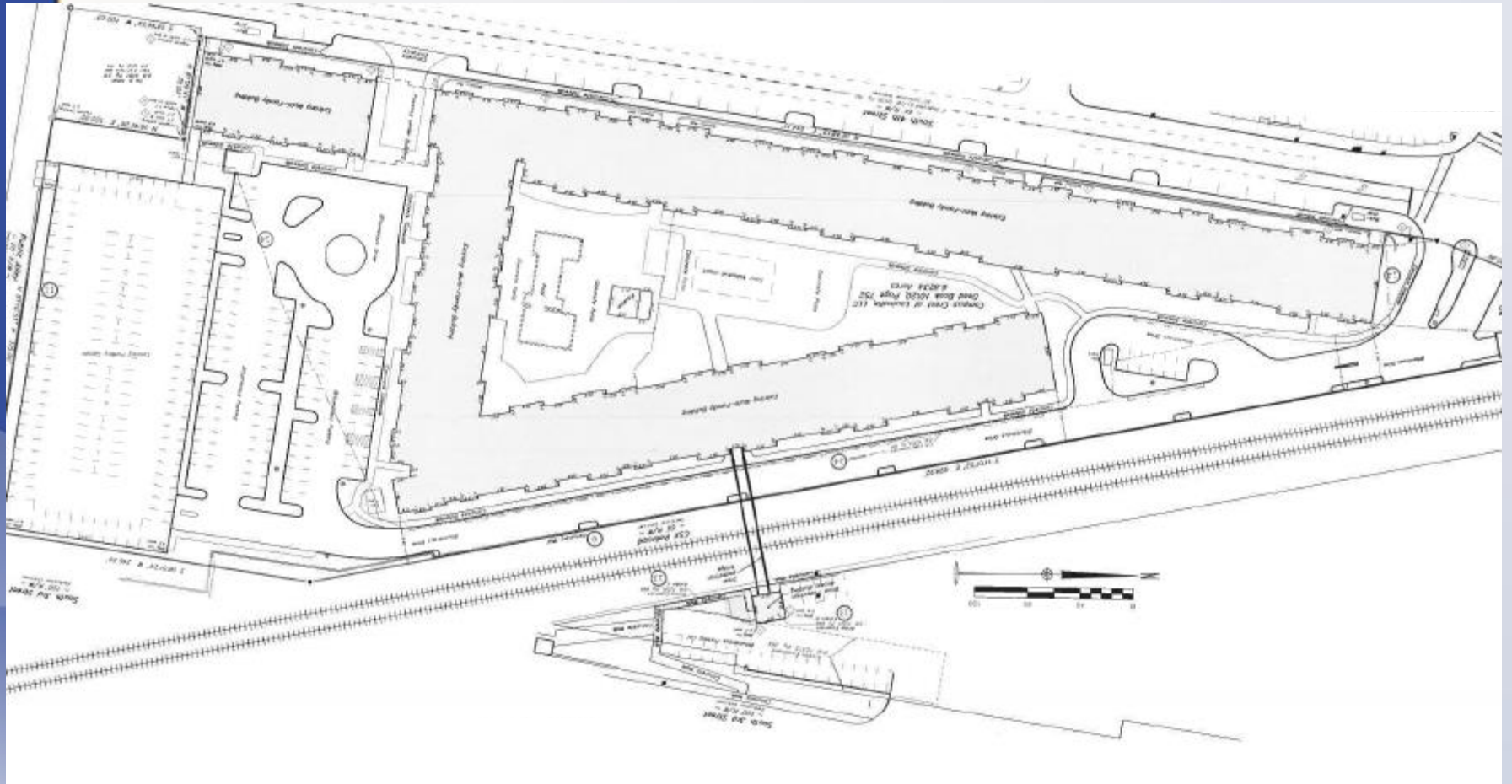
South: Commercial

East: Campus

West: Commercial, Residential



Development Plan



Proposed Stairwell Sign



Site Photos



Site Photos



Site Photos



Site Photos



Site Photos



12/24/2019 12:36

Conclusions

Staff finds that the requested sign authorization is adequately justified.

Although off-premises signs are specifically prohibited by the LDC, the pedestrian walkway and the subject stairwell structure are conditions unique to the development of the site and the proposed signage will identify a safe and convenient pedestrian access point.

Required Actions

Approve/Deny

- **SIGN AUTHORIZATION** to permit an off-premises sign (LDC 8.1.6.C.)