

NOTICE OF DEVELOPMENT APPLICATION FILED WITH
PLANNING & DESIGN SERVICE

NEIGHBORHOOD MEETING NOTIFICATION

November 15, 2022

To the Adjoining Property Owners, Neighborhood Group Representatives expressing interest in this area and Metro Councilperson for the 19th District.

A Conditional Use Permit application to provide short-term rentals at the address below was filed with the department of Louisville Metro Planning & Design Services on September 12, 2022.

ADDRESS: 12004 Parkland Ct., Louisville, Kentucky 40243
CASE NO: 22-CUPPA-0274
CASE MANAGER: Heather Pollock; 502-574-8695; Heather.Pollock@louisvilleky.gov
COUNCIL DISTRICT: 19 – Anthony Piagentini
APPLICANT: Greg and Stephanie Virgin
ATTORNEY: Michael Marks

In accordance with the procedures of Louisville Metro Planning & Design Services, we have been directed to invite you to discuss this proposal before a formal application can be filed. This will be an informal meeting to give you the opportunity to review the proposed plan and discuss the proposal with the applicant or its representative. We encourage you to attend this meeting and to share your thoughts. This meeting will be held in addition to the established public meeting procedures of the Planning Commission and/or the Board of Zoning Adjustment.

The meeting to discuss this application will be held on:

DATE: Wednesday, November 30, 2022 at 6:30pm
LOCATION: 12004 Parkland Ct., Louisville, Kentucky 40243

The Attorney for the Applicant, Michael Marks, is the primary point of contact for any questions or comments. Any questions or comments received will be incorporated into the meeting record. His contact information is below:

Michael Marks
2933 Bowman Avenue
Louisville, KY 40205
502-451-3030
michael@wettererclare.com

If you have questions about this application, or would like to view the case file, please visit <http://louisvilleky.gov/government/planning-design> or contact Louisville Metro Planning & Design Services at:

Metro Development Center
444 S. 5th Street, 3rd Floor
Louisville, KY 40202
(502) 574-6230

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**Heather Pollock
Develop Louisville
444 S. Fifth Street, Ste 300
Louisville, KY 40202**

**Richard Mendoza and
Stephanie Mendoza
509 Tucker Station Road
Louisville, KY 40243**

**Robert J. Goodman and
Maxine P. Goodman
511 Tucker Station Road
Louisville, KY 40243**

**Cathy L. Keene
407 Tucker Station Road
Louisville, KY 40243**

**Lester J. Adams and
Janet J. Adams
12002 Brookmoor Drive
Louisville, KY 40243**

**Jonah Stroud and
Lauren N. Stroud
508 Tucker Station Road
Louisville, KY 40243**

**Occupants
412 Tucker Station Road
Louisville, KY 40243**

**Anthony Piagentini
Metro Council District 19
601 W. Jefferson Street
Louisville, KY 40202**

**Craig Cuskey and
Sandra Cuskey
12003 Parkland Court
Louisville, KY 40243**

**Benjamin T. Harris and
Brenda B. Harris
12008 Parkland Court
Louisville, KY 40243**

**Brendan G. Eiselstein and
Hannah Jirak
11921 Berry Hill Road
Louisville, KY 40243**

**Mary Kilroy and Steven M. Hite
12006 Brookmoor Drive
Louisville, KY 40243**

**Alan Lommasson and
Lynn Slaughter
500 Tucker Station Road
Louisville, KY 40243**

**Emily Spendlove
12016 Parkland Court
Louisville, KY 40243**

**Dennis S. Wunderlich and
Veronica Wunderlich
12006 Parkland Court
Louisville, KY 40243**

**Michael D. Chadwell and
Lesley A. Chadwell
12005 Parkland Court
Louisville, KY 40243**

**William D. Stevens and
Debra D. Stevens
12007 Parkland Court
Louisville, KY 40243**

**Home National LLC
4012 Dupont Circle, Suite 205
Louisville, KY 40207**

**David Stewart and
Margaret J. Stewart
504 Tucker Station Road
Louisville, KY 40243**

**Woodland Park Residents
Association
12021 Parkland Ct
Louisville, KY 40243**

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emilyspandlove@gmail.com

Name	Street Address	Zip	Phone	Email
E. Spandlove	12016		502-889-7123	emily.spandlove@gmail.com
A. Mendoza	509 Tucker Station		639 5346	amendoza71@gmail.com
D. Stevens	12007 Parkland Ct		502-494-9454	debralee@bellsouth.net

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NEIGHBORHOOD MEETING SUMMARY

Applicant: Greg and Stephanie Virgin
Location: 12004 Parkland Ct., Louisville, KY 40243
Proposed Use: CUPPA - Short Term Rental

An in-person neighborhood meeting was held on Wednesday, November 30, 2022 at 6:30pm at the subject property. Notice of the meeting was mailed out 14 days prior to the meeting. One person, Cathy L. Keene, called Applicant's attorney, Michael Marks, prior to the meeting and said she was unable to attend but wanted more information. Mr. Marks discussed the reason for the notice and answered questions. Ms. Keene did not have any objections so long as the Applicant follows the rules.

Three people attended the meeting: The homeowners association president Emily Spendlove and neighbors Ambrose Mendoza and Debra Stevens. Mr. Marks introduced the proposed conditional use permit to allow short-term rentals at the subject property. The neighbors had questions regarding who would be staying at the property and the requirements and restrictions of a CUP. The HOA president reminded Applicant of the association's rules about no overnight on-street parking and a noise curfew of 9:00pm. The Applicant, who has lived at this house for multiple years and knows the neighborhood, explained he will still be local to address any issues and that he has a vested interest to find good tenants and to take care of the property. All questions were answered and concerns addressed. There were no objections raised.

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