

Development Review Committee
Metro Development Center
444 South 5th Street, 3rd Floor
Louisville, Ky.

Dear Committee Members:

Re: Case # 14MOD1000

I am, a happy resident at Miralea, the Independent Living community of 90 apartments (to be 120 next year) and a dozen patio homes. I am 85 years old, still driving, most often on short trips during off-traffic times. I am also a member of the 5 person Residents Advisory Council, established to represent Miralea residents to Miralea management and other parties. I am here to offer our enthusiastic support for the request to open four streets, two for exit, and two for entrance on Chenoweth Lane **restricted** to the residents and employees of the Campus who drive.

My first argument for the proposal is the most important one of **safety**. It is not safe to have so many residents and staff limited to the one present entrance/exit **that crosses railroad tracks** on Frankfort Avenue. Although Fire and Emergency vehicles can open the emergency gate at Washington Square, residents and employees cannot. My daughter, visiting me a few weeks after I moved in November 2012, received a call to come help someone heading to the Baptist East ER. Her only option was to wait several hours when it **finally** became evident the train had stopped in front of the entrance because of track trouble. Not a frequent event, but one that is serious when it happens.

Aside from emergency circumstances, **the single entrance is insufficient and inconvenient to our needs**; it would not be legal if we were not a long-serving institution grandfathered in by newer requirements. Every time we leave the Campus, we need to add 5-10 minutes to our travel time whether for **volunteer work, church, errands, and social events or visits**. When I moved to Louisville in 2000, I lived across Doll's Parking Lot, and Brownsboro Road became an important artery for me. I still often travel there.

By splitting the access to four streets, the Masonic Home [proposal would lessen the traffic on each single street. It also would reduce the traffic congestion we create when we now drive to Brownsboro Road: proceed through the two lights at Lexington Road and Shelbyville Road, shifting into the left turn lane at St. Matthews Avenue (frequently blocking the through lane) followed by a stop sight left turn at Westport Avenue and a final right traffic light turn at the intersection with Chenoweth Lane.

Please give us the relief we need for easier access to the rest of our community.

Yours truly,

Mary S. Albert
Mary S. Albert

320 Conway Circle, # 1103
Masonic Home, Kentucky, 40041

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JUN 12 2014

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DESIGN SERVICES



June 25, 2014

Mr. Chris Brown
Louisville Metro Planning & Design
444 South Fifth Street, 3rd floor
Louisville, KY 40202

RE: Case No. 14MOD1000

Dear Mr. Brown:

Enclosed are two letters from Masonic Homes Louisville campus residents regarding this matter.
Please include them in the case file. Thanks very much.

Regards,

CJ Parrish
Sr. VP/Communications & Chief Communications Officer

enclosures

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There has traditionally been multiple entrances to and from the property of Masonic Home. Over the years there have been many changes to the property. Most of these changes have been done without close attention or any inkling to the present expansion that has taken place over the years. (I myself used to play field hockey for Kentucky Home School against the young female residents of Masonic Home, I never dreamed I would one day live in a retirement home called Merilea.) One entrance to this campus is not sufficient for safety for this size property. Since I have been here the gate to Washington Square has been opened as the Frankfort Ave gate has been closed for several reasons (including a collision with a car on the track) and I've not heard of anyone fainting from a little extra traffic. I go over onto Mockingbird Valley Road 4 or 5 times a week and getting there is a chore and requires an extra 15 minutes for the round about way to and fro to get there.

As far as I know, Masonic Home residents help pay for the upkeep of the roads on the East side of the fence with their taxes, Also many people from that side of the fence are avid walkers or bikers on our roads and are very welcomed.

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Elizabeth Hanham Turner

May 7 - 2014

Merilea

320 Joe Conway Circle, Apt. 2106, Masonic Homes, KY 40041

OPEN THE GATES!

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JUN 28 2014

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5/14/2014

Please open these gates -
it is dangerous to have only
one entrance/egress given
the railroad tracks and the
number of ambulances which
come in here to Masonic Home
property.

Thank you 150 Masonic Home Dr.

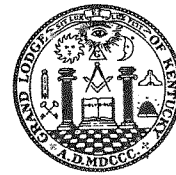
Apt. 105

Masonic Home, KY 40041

John C. Brown
Masonic Home

The GRAND LODGE

JOSEPH R. CONWAY, P.G.M.
GRAND SECRETARY



of **KENTUCKY**
FREE AND ACCEPTED MASONS
300 MASONIC HOME DRIVE
MASONIC HOME, KENTUCKY 40041

July 14, 2014

Chris Brown
Louisville Metro Planning & Design
444 South Fifth Street, 3rd floor
Louisville, KY 40202

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JUL 16 2014

**PLANNING &
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RE: Case No. 14MOD1000

Dear Mr. Brown:

I am writing in support of Masonic Homes of Kentucky's proposed modification to Binding Element 3 that has prohibited the Homes from using the streets that connect the Louisville campus to Chenoweth Lane.

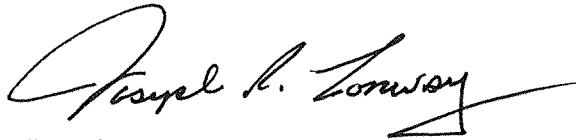
As a long-time member of the Masonic fraternity, an officer of the Grand Lodge of Kentucky and a member of Masonic Homes Board of Directors, it is hard to believe that this restrictive Binding Element has remained in effect since 1983. Throughout our history, Masonic Homes has labored to provide services that meet the needs of seniors and families, offering care and housing to those who are unable to pay.

As a former resident of St. Matthews and a current resident of the Miralea community on the Louisville campus, I have literally viewed this situation from both sides of the fence. More than 40% of Miralea residents moved from St. Matthews to Masonic Homes' campus. We still shop, visit friends and attend church in our old neighborhood. We hear people say that lifting the Binding Element would increase traffic on Chenoweth Lane. The reality is that residents and staff at Masonic Homes are already part of the traffic on Chenoweth Lane—it just takes us longer to get there.

I am proud to be part of Masonic Homes' legacy of caring that has been part of Louisville's landscape since 1867. And, I am proud to be part of an organization that has grown and evolved to provide the services that have been needed at the time. It is my hope that the Planning Commission will approve the amendment to the Binding Element for the safety of the people who live and work on our Louisville campus.

Thank you.

Sincerely,

A handwritten signature in black ink, appearing to read "Joseph R. Conway". The signature is fluid and cursive, with a long horizontal stroke extending to the right.

Joseph R. Conway

Mr. Chris Brown
Case Manager
444 South Fifth Street Third Floor
Louisville, KY. 40202

RE: Case # 14MOD1000

Dear Mr. Brown,

As a current resident of the new Independent Living Apartments (Miralea) on the Masonic Home Campus, I am writing to you in support of the Masonic Home of Kentucky efforts to provide additional access in and out of our Campus.

I moved to Miralea when it opened in November 2012. Since then I have continued to drive my car almost daily from my apartment to numerous appointments, to shop, to a Jefferson County Elementary School once a week where I volunteer, to activities at the University of Louisville as well as many events in Downtown Louisville. Each time I leave Campus I try to allow ample time to reach my destination on time. Unfortunately I have been held up a number of times by a train, at the only exit we currently are able to use. Even though I have tried to prepare for the possibility of waiting for a train to pass I have arrived late several times in the 18 months I have lived here. The trains don't run on a regular schedule, Often they are very long with many freight cars. In those cases my wait to exit Campus is excessive.

If there is an event scheduled at the Olmsted on our Campus that concludes at the same time as I need to exit there are many others who are also leaving. The number of drivers is large enough that a train can hold us up through two traffic light changes before we can drive over the tracks to Frankfort Ave. creating even more delays. Now and then when the train crews are working on or alongside the tracks, the barriers are down even when a train is not coming through.

Our current situation can certainly be a safety issue in an emergency when time is of the essence. I know of a time an EMS Unit was waiting on Frankfort Ave. when the barriers were down. The driver was not aware of the Emergency Gate from Washington Square. The access proposed in our request for our residents and employees, using two streets to enter and two other streets to exit with restricted gates, would certainly alleviate the congestion and difficulties we now encounter with only one entrance and exit when a train is passing. The numbers of those of us who need to come and go without the concerns we have encountered would be minimal if we are using four gates rather than the one we must use now. Neighbors on Ormond Road, Leland Road, Washington Square and Elmwood Avenue should not be inconvenienced because of the changes.

I strongly urge you to remove the existing binding element from our Masonic Home Campus. The safety of those living and working on the campus will be much improved with the proposed changes.

Thank you for considering the Document addressing the change.

Sincerely,



Nita Elaine Whelan
320 Joe Conway Circle #1201
Masonic Home, KY 40041

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MAY 13 2014
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Dear Mr. Chris Brown,

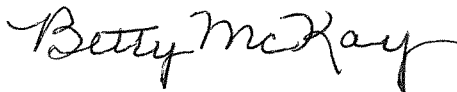
May 11, 2014

As a fairly new resident of the Miralea Independent Living Facility at the Masonic Home on Frankfort Avenue, I have faced problems leaving the campus with only one exit across the railroad track. If I had seriously considered this one exit as potentially annoying to me time wise and dangerous when emergencies occur, I doubt I would have signed on the dotted line to live here, but since I have never lived where I had to cross railroad tracks to travel from one point to another, I simply did not know about all the problems.

Please allow me to give one example. I was on my way to a doctor's appointment and happened to be eighth in line at the light. Just as the light was to change the bars came down and I'm sure other motorists did as I did-sighed and turned off the engine of their vehicles. We waited and waited and when at last the train passed and the gate bars lifted, the light turned red again. In order to be brief, I must tell you that I waited through three lights as someone exited his auto to speak to another motorist. Annoyed – yes- anxious-yes. I resumed my trip to my appointment and because I was late I was compelled to wait two hours before I was seen and caused other problems too.

As annoying as this experience was, I would have been more troubled and upset if there been a serious emergency on the campus. Please, Please speak in favor of another exit to Chenoweth. We who live here need this desperately. Thank you for your consideration in this matter.

Sincerely yours,



Betty McKay

Betty R, McKay
320 Joe Conway Circle Apt. 3403
Masonic Home, Kentucky 40041

Case Number 14 MOD1000

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MAY 13 2014
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MAY 14, 2014

ZONING BOARD -
LOUISVILLE

AS A RESIDENT OF MASONIC HOME VILLAGE, I FEEL THAT IT WOULD BE ONLY FAIR FOR THE WASHINGTON SQUARE ACCESS GATE BE OPEN FOR RESIDENT USE ONLY BY MEANS OF AN ELECTRONIC GATE OR CODE WHICH I BELIEVE IS ALREADY IN PLACE.

THIS WOULD ALLOW EASIER ACCESS FOR RESIDENTS, OF COURSE, AND RELIEVE TRAFFIC ISSUES AT FRONT GATE, OR WHEN TRAINS ARE PASSING ON FRANKFORT AVE.

I AM AMONG MANY RESIDENTS OF MASONIC HOME VILLAGE AND MIRALEA WHO SUPPORT THIS. WE ARE PREPARED TO OFFER A FULL PETITION LIST TO SUPPORT ALLOWING SUCH ACCESS.

RESPECTFULLY,

JIM WEAVER #102
260 MASONIC HOME DRIVE
MASONIC HOME, KY -

(502) 500-5541

40041

MICHAEL WEBER

Sirs:

I and my friends have
been inconvenienced for 15 yrs
(my occupancy time at M.H.V.)
because of this closed gate on
Washington Sq., which is probably
illegal as well as nonsensical. This
is most irritating & has to cease
JMW

MICHAEL WEBER
150 MASONIC HOME DR. #104
MASONIC HOME, KENTUCKY 40041