

BARDENWERPER, TALBOTT & ROBERTS, PLLC

ATTORNEYS AT LAW

BUILDING INDUSTRY ASSOCIATION OF GREATER LOUISVILLE BLDG • 1000 N. HURSTBOURNE PARKWAY • SUITE 200 • LOUISVILLE, KENTUCKY 40223
(502) 426-6688 • WWW.BARDLAW.NET

Nicholas R. Pregliasco
Mobile: 502.777.8831
Email: NRP@BARDLAW.NET

May 21, 2026

Case Manager
Louisville Metro Office of Planning
444 S. 5th Street, 3rd Floor
Louisville, KY 40202

Re: Amendment to Binding Element #15 in Docket No. 24-ZONE-0014

Dear Case Manager:

We are herewith filing an Amendment to Binding Element application in the above-referenced case to permit the applicant to rent out the larger home on site as a Short-Term Rental until such time as the mini-storage facility is constructed.

A zone change from R-4 to C-M was approved for a proposed mini-storage facility for this site located at 908 S. English Station Road on August 8, 2024 by the Louisville Metro Council. At the Planning Commission hearing, the applicant agreed to Binding Element #15 (pasted below) to address concerns that the property could become other more objectionable commercial or industrial uses, rather than the proposed mini-storage and parking.

Binding Element #15 states:

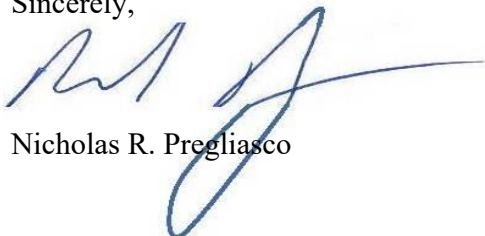
15. The only permitted C-1, C-2, M-1, or C-M use allowed on the property shall be mini-storage and recreational vehicles and boat/landscape trailer parking.

The above Binding Element restricts this site to only mini-storage and parking for RVs, boats, and landscaping trailers. Because Short-Term Rentals are a permitted use with Special Standards in the C-M zoning District, we are requesting the above Binding Element include “and Short-Term Rental of the existing north building on the site until such time as the mini-storage building is constructed” at the end of the existing language. We can also restrict this exception to only allow the Short-Term Rental use “until such time as the proposed building is constructed”.

Please assign this case to the earliest DRC agenda. We look forward to answering any questions you may have regarding this development.

Many thanks.

Sincerely,



Nicholas R. Pregliasco