

**LOUISVILLE METRO PLANNING COMMISSION
BINDING ELEMENT FINAL ORDER 215 LOUIS COLEMAN JR. DRIVE**

WHEREAS, On September 17, 2020, Louisville Metro Code Enforcement Officer Steven Bodner issued a Binding Element Violation Citation (“Citation”) to MSA Properties, LLC, c/o G. William Lynch, the property owner (the “Owner”), for violation of Binding Element No. 1 under Docket Number 9-48-91 (“applicable binding element”), on the property located at 215 Louis Coleman Jr. Drive and being in Louisville, Kentucky (hereafter “Subject Property”) because:

1. The development will be in accordance with the approved district development plan. No further development will occur without prior approval from the Planning Commission.

However, the Subject Property is not in accordance with the approved detailed district development plan because there are steel storage containers on the site as well as junk vehicles.

WHEREAS, the Owner failed to contest the Citation and did not request an appeal before the Louisville Metro Planning Commission (the “Commission”); and

WHEREAS, the Commission finds, based on the evidence submitted into the record under Docket Number Binding Element Final Order 215 Louis Coleman Jr. Drive, that the Owner committed violations for Binding Element 1 on the Subject Property because the Owner failed to comply with the applicable binding element on the Subject Property as put forth herein above.

It is hereby **ORDERED** by the Commission that the Citation issued on September 17, 2020, to the Owner is **UPHELD**, and that the Owner shall bring the Subject Property into full compliance with the most recently approved development plan for the Subject Property within thirty (30) calendar days from when the Commission entered this Final Order, as specified by the dated signatures below.

It is hereby further **ORDERED** by the Commission, after considering the Owner’s lack of achieving compliance with the applicable binding elements on the Subject Property, the Commission hereby fines the Owner \$1,000.00 and that the Owner shall pay said fine by certified check made payable to the Louisville Metro Finance, within thirty (30) calendar days from when the Commission entered this Final Order, as specified by the dated signatures below.

MICHAEL J. O’CONNELL
Jefferson County Attorney

LOUISVILLE METRO
PLANNING COMMISSION

By: _____
Laura M. Ferguson

By: _____
Chairperson

DATE: _____
Final Order 215 Louis Coleman Jr. Drive (9/17/20)

DATE: _____