



NAME: SHIPPS, TAVERNS LOCATION: 1471 S. SHELBY ST LOUISVILLE, KY. 40217 DEED BOOK: 3504 PAGE: 0307
NAME: MURPHY, JEFFERY A LOCATION: 1496 S. SHELBY ST LOUISVILLE, KY. 40217 DEED BOOK: 10814 PAGE: 104
NAME: MAYTAG, SERVICE CO OF LOUISVIL. LOCATION: 1500 S. SHELBY ST LOUISVILLE, KY. 40217 DEED BOOK: 9345 PAGE: 0386
NAME: GANSHYAM, FOOD INC. LOCATION: 1506 S. SHELBY ST LOUISVILLE, KY. 40217 DEED BOOK: 9221 PAGE: 0605
NAME: SWAMINARAYAN, INVESTMENTS LLC. LOCATION: 1510 S. SHELBY ST LOUISVILLE, KY. 40217 DEED BOOK: 9286 PAGE: 0180
NAME: SLUMPY/LICIOUS, LLC LOCATION: 1514 S. SHELBY ST LOUISVILLE, KY. 40217 DEED BOOK: 10216 PAGE: 0310
NAME: VALENTE LISA LOCATION: 1517 S. SHELBY ST LOUISVILLE, KY. 40217 DEED BOOK: 10057 PAGE: 994

E P S C - N O I E

THE APPROVED EROSION PREVENTION AND SEDIMENT CONTROL (EPSC) PLAN SHALL BE IMPLEMENTED PRIOR TO ANY LAND-DISTURBING ACTIVITY ON THE CONSTRUCTION SITE. ANY MODIFICATIONS TO THE APPROVED EPSC PLAN MUST BE REVIEWED AND APPROVED BY MSD'S PRIVATE DEVELOPMENT REVIEW OFFICE. EPSC BMP'S SHALL BE INSTALLED PER THE PLAN AND MSD STANDARDS.

DETENTION BASINS, IF APPLICABLE, SHALL BE CONSTRUCTED FIRST AND SHALL PERFORM AS SEDIMENT BASINS DURING CONSTRUCTION UNTIL THE CONTRIBUTING DRAINAGE AREAS ARE SEEDED AND STABILIZED.

ACTIONS MUST BE TAKEN TO MINIMIZE THE TRACKING OF MUD AND SOIL FROM CONSTRUCTION AREAS ONTO PUBLIC ROADWAYS. SOIL TRACKED ONTO THE ROADWAY SHALL BE REMOVED DAILY.

SOIL STOCKPILES SHALL BE LOCATED AWAY FROM STREAMS, PONDS, SWALES AND CATCH BASINS. STOCKPILES SHALL BE SEEDED, MULCHED, AND ADEQUATELY CONTAINED THROUGH THE USE OF SILT FENCE.

ALL STREAM CROSSINGS MUST UTILIZE LOW-WATER CROSSING STRUCTURES PER MSD STANDARD DRAWING E R 0 2

SEDIMENT-LADEN GROUNDWATER ENCOUNTERED DURING TRENCHING, BORING, OR OTHER EXCAVATION ACTIVITIES SHALL BE PUMPED TO A SEDIMENT TRAPPING DEVICE PRIOR TO BEING DISCHARGED INTO A STREAM, POND, SWALE, OR CATCH BASIN.

WHERE CONSTRUCTION OR LAND DISTURBING ACTIVITY WILL OR HAS TEMPORARILY CEASED ON ANY PORTION OF A SITE, TEMPORARY SITE STABILIZATION MEASURES SHALL BE REQUIRED AS SOON AS PRACTICABLE, BUT NO LATER THAN 14 CALENDAR DAYS AFTER THE ACTIVITY AS CEASED.

MSD RECORD NUMBER 97
PIPE SIZE 22"
TOTAL SITE DISTURBANCE: 19,357.98 SF
EXISTING IMPERVIOUS: 27,693.450 SF
PROPOSED IMPERVIOUS: 26,457.04 SF
NET IMPERVIOUS: 95%

CONSTRUCTION PLANS, BOND AND PERMIT ARE REQUIRED BY METRO PUBLIC WORKS PRIOR TO CONSTRUCTION APPROVAL.

COMPATIBLE UTILITIES SHALL BE PLACED IN A COMMON TRENCH UNLESS OTHERWISE REQUIRED BY APPROPRIATE AGENCIES.

CONSOLIDATED AREA:
27,700 S.F. (0.64 AC.±)

1501 S SHELBY ST & 1507 S SHELBY ST
LOUISVILLE, KY 40217
PARCEL #026F00170000
D.B. 9329 PG. 141

1511 & 1515 S SHELBY ST
LOUISVILLE, KY 40217
PARCEL #026F00160000
PARCEL #026F00150000
D.B. 6540 PG. 664

EXISTING SIDEWALK RECONSTRUCTION AND REPAIRS SHALL BE REQUIRED, AS NECESSARY, TO MEET CURRENT MPW STANDARDS AND SHALL BE INSPECTED PRIOR TO FINAL BOND RELEASE.

* NO UTILITIES EASEMENTS ON SITE

ALL ROADWAY AND ENTRANCE INTERSECTIONS SHALL MEET THE REQUIREMENTS FOR LANDING AREAS AS SET BY METRO PUBLIC WORKS.

ZONING DISTRICT
C1 C2
TRADITIONAL NEIGHBORHOOD FORM DISTRICT
CORNER LOT
YARD SETBACKS = 0

VARIANCES

5.5.1.A.2 TO EXCEED THE 5' CORNER LOT SET BACK BY 67'

TABLE 5.2.2 TO EXCEED MAXIMUM 25' SETBACK IN TRADITIONAL NEIGHBORHOOD FORM DISTRICT BY 47'

FOR (2) STREET ENTRIES OR CORNER ENTRY REQUESTED : (1) SECURE MAIN PUBLIC ENTRY

FOR PARKING IN FRONT OF BUILDING REQUESTED FOR ACCESSIBLE AND BICYCLE PARKING

WAIVERS

10.2.10 TO NOT PROVIDE REQUIRED VUA LBA ON PROPERTY PERIMETERS.

10.2.5 TO NOT PROVIDE PROPERTY PERIMETER LBA INTERNAL TO THE SITE.

5.5.A.1.b TO NOT PROVIDE ENTRANCE FACING EAST BURNETT AVE

5.5.1.A.3.g TO ALLOW ADA PARKING SPACE TO BE LOCATED IN FRONT OF THE BUILDING IN A TRADITIONAL FORM DISTRICT.

INTERIOR LANDSCAPE AREA (LDC 10.2.12)

11,647 VEHICULAR USE AREA W/
15 PARKING SPACES
5% ILA REQUIRED = 582 SF
ILA#1=763 SF
ILA#2=342 SF
TOTAL PROVIDED = 1105 SF

6,328 SF EXISTING
4,920 SF ADDITION

11,248 SF TOTAL

9.1.1 AND 9.1.2 PARKING (REQUIRED FOR ADDITION ONLY)

MAX : 1 Space/200 SF MIN: 1 Space/300 SF =
4,920 SF / 300 = 16.4 Spaces
+ 10% TARC Reduction = 1.6 Spaces
15 TOTAL REQUIRED

PROVIDED: 9'x18.5' W/24' AISLE TYP.
(2) A.D.A. SPACES
+ (2) DEDICATED BICYCLE SPACES

TREE CANOPY CALCULATIONS

EXISTING BUILDING 6,328 SF.
PROPOSED ADDITION 4,920 SF.
77% ADDITION

TRADITIONAL NEIGHBORHOOD CLASS A PRESERVED TREE CANOPY AREA 20% 5%
NEW TREE CANOPY AREA 0%

TOTAL TREE CANOPY COVERAGE AREA REQUIRED 5%
8 Type C trees (3-10in) x 1.25 (street trees) = 1420 SF canopy preserved
1420 / 27,700 = 5%

DO NOT SCALE THE DRAWINGS. VERIFY ALL DIMENSIONS ON THE JOB.

OSCAR'S HARDWARE
1515 SOUTH SHELBY ST.
LOUISVILLE, KY

RECEIVED
SEP 29 2017
PLANNING & DESIGN SERVICES

DATE: AUGUST 23, 2017
REVISIONS: SEPTEMBER 27, 2017

SITE PLAN
SHEET NO.