

**MINUTES OF THE MEETING
OF THE
LAND DEVELOPMENT AND TRANSPORTATION COMMITTEE**

May 25, 2017

New Business

Case No. 16ZONE1074

Request: Change in zoning from R-4 and PRD to R-6 with a Variance and a District Development Plan on approximately 28.46 acres

Project Name: Avoca Road Apartments

Location: 12201 and 12207 Avoca Road

Owner: Fetter Properties LLC; Joseph and Karoll Foreman

Applicant: LDG Development

Representative: Clifford Ashburner – Dinsmore & Shohl
Kathy Linares and David Mindel – Mindel Scott & Associates

Jurisdiction: Louisville Metro

Council District: 19 – Julie Denton

Case Manager: **Julia Williams, RLA, AICP, Planning Supervisor**
(Case presented by Brian Davis, Planning & Design Manager)

The staff report prepared for this case was incorporated into the record. This report was available to any interested party prior to the LD&T meeting. (Staff report is part of the case file maintained in Planning and Design Services offices, 444 S. 5th Street.)

An audio/visual recording of the Land Development and Transportation Committee meeting related to this case is available on the Planning & Design Services website, or you may contact the Customer Service staff to view the recording or to obtain a copy.

Agency Testimony:
01:52:17 Brian Davis presented the case on behalf of Julia Williams (see staff report and recording for detailed presentation.)

The following spoke in favor of the request:
Michael Gross, 1469 South 4th Street, Louisville, KY 40204

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Kent Gootee, Mindel Scott & Associates, 5151 Jefferson Boulevard, Louisville, KY 40219

Cliff Ashburner, Dinsmore & Shohl, 101 South 5th Street Suite 2500, Louisville, KY 40202

Summary of testimony of those in favor:

01:55:32 Clifford Ashburner, the applicant's representative, presented the applicant's case and showed a Power Point presentation (see recording for detailed presentation.)

02:04:26 Mr. Ashburner said that, after meeting on-site with Kent Gootee and Marv Blomquist, it was suggested that binding element #3 B be modified to attempt to align Avoca Road in a way to minimize disturbance on the north side. See recording for detailed explanation.

02:05:36 Kent Gootee, an applicant's representative, discussed trees preservation on the north side.

02:08:11 Mr. Ashburner requested that binding element #3 E be stricken (regarding reciprocal access.)

02:09:54 Commissioner Brown asked about an easement connection towards North English Station.

02:11:35 Commissioner Carlson commented that fire training facilities (one of which is nearby) can be noisy, and training sessions can last late into the evening.

The following spoke in opposition to the request:

No one spoke.

The following spoke neither for nor against:

Marv Blomquist, 10529 Timberwood Circle Suite D, Louisville, KY 40223

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Summary of testimony of those in favor:

02:12:22 Marv Blomquist, representing property owners, said there was NOT opposition to the project itself, but there is strong concern about saving the trees; about having no TARC stop; and the access easement along the side of the buildings. This is a safety issue.

02:25:03 The Committee by general consensus scheduled this case to be heard at the June 15, 2017 Planning Commission public hearing.