

# BARDENWERPER, TALBOTT & ROBERTS, PLLC

ATTORNEYS AT LAW

1000 N. HURSTBOURNE PARKWAY • BUILDING INDUSTRY ASSOCIATION OF GREATER LOUISVILLE BLDG. • SECOND FLOOR • LOUISVILLE, KENTUCKY 40223  
(502) 426-6688 • (502) 425-0561 (FAX) • WWW.BARDLAW.NET

John C. Talbott  
Direct dial: 426-0388, ext. 133  
Email: JOHN@BARDLAW.NET

October 22, 2018

Re: Conditional Use Permit to allow off-street parking on property located at 1906 Goldsmith Lane, 3345 and 3345 R. Newburg Road

Dear Neighbor:

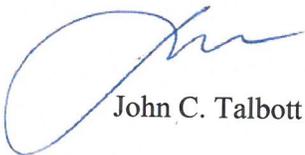
We are writing to invite you to a meeting we have scheduled to present neighbors with our Conditional Use Permit ("CUP") plan as described above.

Accordingly, we filed a CUP application on October 15<sup>th</sup> with the Division of Planning and Design Services ("DPDS"). The Case # is 18CUP1142 and the DPDS Case Manager is Beth Jones. At the meeting, we will show and explain to neighbors the draft plan so that we might hear what thoughts, issues and concerns you may have.

In that regard, a meeting will be held on **Monday, November 5<sup>th</sup> at 7:00 p.m.** at the **Visual Impaired Preschool (VIPS), 1906 Goldsmith Lane, Louisville, KY 40218.** The meeting will be held in the **Conference Room.**

If you cannot attend the meeting but have questions or concerns, please call us at 426-6688 or the land planning and engineering firm representative Sarah Beth Sammons at 426-9374.

Sincerely,



John C. Talbott

Cc: Hon. Pat Mulvihill, Councilman District 10  
Beth Jones, Planning Manager, Planning & Design Services  
Diane Nelson, Executive Director, VIPS, applicant  
Sarah Beth Sammons, Land Design & Development, Inc.

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Client: VIPs/Newburg  
Case No:  
Site Address: 3345 & 3345R  
Newburg Rd.&1911 Meadowcreek Dr

Block 87G, Lot 4  
Jeanne S. Mattingly  
1911 Meadowcreek Dr.  
Louisville, KY 40218

Block 87G, Lot 1, 103  
Susan Lynn Massey  
7417 Dorsey Ct.  
Crestwood, KY 40014

Tier One Property Owners:

Block 87G, Lot 104  
Javier Eduardo Armas  
1909 Meadowcreek Dr.  
Louisville, KY 40218

Block 87G, Lot 191  
Reza & Tanya Properties, LLC  
9300 Shelbyville Rd., Ste. 1300  
Louisville, KY 40222

Block 87G, Lot 209  
Visually Impaired Preschoolers  
401 S. 4<sup>th</sup> St., Ste. 2500  
Louisville, KY 40202-3429

Block 87G, Lot 210  
Taylor Avenue LLC  
10801 Electron Dr., Ste. 102  
Louisville, KY 40299

Block 87G, Lot 56  
Lesia M. West  
1913 Meadowcreek Dr.  
Louisville, KY 40218

Block 87G, Lot 71  
William, Jr. & Claudia Grady  
3400 Pemaquid Rd.  
Louisville, KY 40218

Block 87G, Lot 98  
John W. Downs, Jr. & Michael Harlamert  
1910 Meadowcreek Dr.  
Louisville, KY 40218

Block 87G, Lot 97  
New Covenant Church of God  
1272 Gilmore Ln.  
Louisville, KY 40213

Block 829, Lot 4  
Robert & Debra Lawrence  
3350 Newburg Rd.  
Louisville, KY 40218

Block 829, Lot 50, 15  
Citizens Fid Bank & Trust P2 PT  
130 S. Jefferson St., Ste. 300  
Chicago, IL 60661-5763

Block 829, Lot 3, 2, 64, 7, 65  
Jefferson County School District  
3332 Newburg Rd.  
Louisville, KY 40218

Tier Two Property Owners:

Block 829, Lot 12  
Fern W. Susemichel  
3352 Newburg Rd.  
Louisville, KY 40218

Block 829, Lot 14  
Taylor Avenue LLC  
10801 Electron Dr., Ste. 102  
Louisville, KY 40299

Block 87G, Lot 91  
George S. Bussey  
3403 Newburg Rd.  
Louisville, KY 40218

Block 87G, Lot 92  
Ellen E. Banerjee & Michael Dickman  
3405 Newburg Rd.  
Louisville, KY 40218

Block 87G, Lot 8  
Mary Ellen Higgins  
3404 Pemaquid Rd.  
Louisville, KY 40218

Block 87G, Lot 72  
David Blankenship & Pamela Cox  
3402 Pemaquid Rd.  
Louisville, KY 40218

Block 87G, Lot 32  
John Zoller, Jr.  
1914 Meadowcreek Dr.  
Louisville, KY 40218

Block 87G, Lot 36  
Joseph M. Klein-Kracht & Angela Walsh  
3403 Pemaquid Rd.  
Louisville, KY 40218

Block 87G, Lot 50  
Mary Lou Dillman  
1919 Meadowcreek Dr.  
Louisville, KY 40218

Block 87G, Lot 51  
Cary F. Roberts  
1917 Meadowcreek Dr.  
Louisville, KY 40218

Block 87G, Lot 52  
James Benjamin Powers  
1915 Meadowcreek Dr.  
Louisville, KY 40218

Holly House Condominium Homes, Inc.  
5508 Hidden Road  
Louisville, KY 40291

Robert Crump, President  
Holly House Condominium Homes  
1924 Goldsmith Ln. #46  
Louisville, KY 40218

Dianne Allison, Assistant Secty  
Holly House Condominium Homes  
1924 Goldsmith Ln. #17  
Louisville, KY 40218

Susan Ritchie, Secretary  
Holly House Condominium Homes  
1924 Goldsmith Ln. #32  
Louisville, KY 40218

Bob Robinson, Vice President  
Holly House Condominium Homes  
1926 Goldsmith Ln. #100  
Louisville, KY 40218

Oxana Vodolozov  
Holly House Condominium Homes  
1924 Goldsmith Ln. #15  
Louisville, KY 40218

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87G, Lot 225  
W & M of KY, Inc.  
5583 Murray Ave., Ste. 209  
Memphis, TN 38119-0887

Block 87G, Lot 224  
Bapa Newburg Road, LLC  
3415 Fern Valley Rd.  
Louisville, KY 40213

Others:

John C. Talbott  
Bardenwerper, Talbott & Roberts, PLLC  
1000 N. Hurstbourne Pkwy., 2<sup>nd</sup> Floor  
Louisville, KY 40223

Hon. Pat Mulvihill  
Councilman District 10  
601 W. Jefferson Street  
Louisville, KY 40202

Ann Richard  
Land Design & Development, Inc.  
503 Washburn Ave.  
Louisville, Kentucky 40222

Beth Jones, Case Manager  
Department of Planning and Design  
444 S. 5<sup>th</sup> Street  
Louisville, KY 40202

Diane M. Nelson, Executive Director  
Visually Impaired Preschool Services  
1906 Goldsmith Lane  
Louisville, KY 40218

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## Neighborhood Meeting Summary

A neighborhood meeting was held on Monday, November 5, 2018 at the Visual Impaired Preschool (VIPS), 1906 Goldsmith Lane, Louisville, KY 40218. This is a charitable organization that this based in Louisville, but provides services to visually impaired children all over Kentucky and Indiana, with specific locations providing pre-school services in Louisville and Lexington, Kentucky and Indianapolis, Indiana.

Those in attendance included the applicant's representatives, John C. Talbott, attorney with Bardenwerper, Talbott & Roberts, and Sarah Beth Sammons, land planner and engineer with Land Design & Development, Inc. as well as Diane Nelson on behalf of VIPS.

Mr. Talbott began the meeting showing a powerpoint with the aerials of the property, surrounding site and properties, and surrounding zoning classifications. Only one neighbor attended the meeting. She had questions about the location and type of fence being used as a buffer. She had questions about who would park in the parking area. She was concerned about noise from vehicles backing up, but it was explained that the buses, which would only be 4-5 per day, would pull straight in and straight out, without the need for backing up because of the easement and access to Subway's exit on Newberg Road. It was also explained that a gate would be used between the applicant's property and the Subway parking lot so that no traffic would flow through it at other times of day, except the buses in the morning and afternoon. She also asked about the location of the dumpster, and it was explained that no dumpster would be on the site.

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