



Agenda - Final Planning Commission

Thursday, January 7, 2021

1:00 PM

Online via Webex

On the recommendation of the Louisville Metro Department of Public Health & Wellness regarding congregate events and social distancing, the Planning Commission meeting set for 1:00 p.m. on January 7, 2021 is being held online. You will need to join the meeting using a computer, laptop or mobile device with the link below:

Meeting Info: <https://louisvilleky.gov/government/upcoming-public-meetings>

Meeting Link: <https://louisvilleky.webex.com/louisvilleky/j.php?MTID=e9aa6ed66ad31e9ab004c7986b765add8>

Event Number: 180 361 5365

Event password: PC010721

Join by phone Call in from a mobile device (attendees only) +1-415-655-0001 US Toll

Access Code: 180 361 5365

Anyone wishing to speak in support, opposition, or as other for any case are encouraged to pre-register by completing the Public Hearing Speakers Request form available at the following link:

<https://louisvilleky.gov/planning-design/forms/louisville-metro-planning-design-services-public-hearing-speakers-request>

Pre-registered speakers will be allowed to speak prior to any unregistered speakers during the hearing. If you wish to submit comments for any of the agenda items please submit them in writing to the listed case manager by 12:00 P.M. Tuesday, January 5, 2021.

Participants and residents are strongly encouraged to join the meeting virtually. However, to accommodate those with limited technology access, people can also view and participate in the meeting in the first-floor conference room of the Metro Development Center, 444 S. Fifth St., Louisville, KY 40202. If social distancing cannot be adequately maintained because of the number of people who want to speak on a specific case, that case will be continued.

We are making every effort to contact members of the community and applicants to inform them of this decision. However, if you know of persons planning to attend to address a particular agenda item, please help us spread the word. If you have questions, please contact the case manager, or call Develop Louisville at 502-574-6230.

Call To Order

Approval Of Minutes

- 1. [PC Mins 121720](#)

Business Session

- 2. [5200 Chathamwood Circle](#)

Request:	Request to waive the two-year application submittal window for denied zoning map amendments
Project Name:	5200 Chathamwood Court Rezoning Application
Location:	5200 Chathamwood Court
Owner:	Chathamwood LLC
Applicant:	Chathamwood LLC
Representative:	Bluestone Engineering
Jurisdiction:	Louisville Metro
Council District:	23 - James Peden
Case Manager:	Julia Williams, AICP, Planning & Design Supervisor

- 3. [20-ZONE-0020](#)

Request:	Change-in-Zoning from R-4, single-family residential to R-5, single-family; R-6, multi-family; and OR-1, office-residential with detailed district development plan and variances - SCHEDULE A NIGHT HEARING
Project Name:	Hurstbourne Commons
Location:	8127 Watterson Trail
Owner:	John A. Paddock
Applicant:	RJ Thieneman
Representative:	Dinsmore & Shohl, LLP
Jurisdiction:	Louisville Metro
Council District:	11 - Kevin Kramer
Case Manager:	Joel P. Dock, AICP, Planner II

4. [20-ZONE-0034](#)

Request: Change in form district from NFD to SMCFD, change in zoning from R-4 to C-1, with Detailed District Development Plan and Binding Elements - **NIGHT HEARING REQUEST**

Project Name: RaceTrac

Location: 11800 - 11908 E Orell Road, 11705 Dixie Highway

Owner: Herman & Karl Gohl, Catherine & Charles Grissett, Kathy Gibson

Applicant: RaceTrac Petroleum Inc.

Representative: Dinsmore & Shohl

Jurisdiction: Louisville Metro

Council District: 14 - Cindi Fowler

Case Manager: Dante St. Germain, AICP, Planner II

Public Hearing**5. [20-ZONE-0084](#)**

Request: Change in zoning from R-4 to C-1 with detailed plan and variance

Project Name: Bannon Woods Veterinary Hospital

Location: 11116 Dezern Avenue

Owner: Frederick & Gail Denzik; Adrienne Robertson

Applicant: Frederick & Gail Denzik; Adrienne Robertson

Representative: Dinsmore & Shohl, LLP

Jurisdiction: Louisville Metro

Council District: 13 - Mark Fox

Case Manager: Joel P. Dock, AICP, Planner II

6. [20-ZONE-0071](#)

Request: Change in zoning from R-4 to C-1 with detailed plan

Project Name: Gustavo's Restaurant

Location: 8909 US Highway 42

Owner: Cushing-Eckler Family Trust

Applicant: Gustavo's Prospect, LLC

Representative: Mindel Scott

Jurisdiction: Prospect

Council District: 16 - Scott Reed

Case Manager: Joel P. Dock, AICP, Planner II

7. [20-ZONE-0081](#)

Request: Change in Zoning from R-4 to C-1 with Detailed District Development Plan, Binding Elements, and Conditional Use Permit

Project Name: Taylorsville Road Restaurant

Location: 4508 Taylorsville Road

Owner: KST Properties LLC

Applicant: KST Properties LLC

Representative: Dinsmore & Shohl LLP

Jurisdiction: Louisville Metro

Council District: 11 - Kevin Kramer

Case Manager: Dante St. Germain, AICP, Planner II

8. [19-ZONE-0091](#)

Request: Change in Zoning from R-4 to R-5A with Detailed District Development Plan and Binding Elements

Project Name: Regency Park

Location: 8816-8820 W Manslick Road, Parcel 104900700000

Owner: Cat VVB LLC

Applicant: Cat VVB LLC

Representative: Wyatt Tarrant & Combs

Jurisdiction: Louisville Metro

Council District: 14 - Cindi Fowler

Case Manager: Dante St. Germain, AICP, Planner II

9. [LDC Reform Update - 12.03.20](#)

Project Name: LDC Reform Update

Case Manager: Emily Liu, Director, Planning & Design Services

Standing Committee Reports**CHAIRMAN OR COMMISSION DIRECTOR'S REPORT****LAND DEVELOPMENT AND TRANSPORTATION COMMITTEE****DEVELOPMENT REVIEW COMMITTEE****PLANNING COMMITTEE****POLICY AND PROCEDURES COMMITTEE****SITE INSPECTION COMMITTEE**

Adjournment