



Agenda Planning Commission

Thursday, May 12, 2022

1:00 PM

THIS MEETING IS BEING HELD VIA VIDEO TELECONFERENCE

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 May 12, 2022 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=eb9a07fdb083b7ee96844c22aa4f9e81f>

Event Number: 2318 365 6111

Event password: PC05122022

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

Access Code: 2318 365 6111

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. Friday, May 6, 2022.

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 at the Old Jail Building, 514 W. Liberty 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. [April 21, 2022 PC Mins](#)

Business Session

2. [21-ZONE-0102](#)

Request: Change in zoning from R-4 to R-7 and C-2 with a landscape waivers and a variance

Project Name: Freys Hill Multi-Family

Location: 3323 & 3325 Freys Hill Road

Owner: Deerfield Co. Inc.

Applicant: LDG Multi-family LLC

Representative: Dinsmore and Shohl PLLC. & Sabak Wilson and Lingo

Jurisdiction: Louisville Metro

Council District: 17- Markus Winkler

Case Manager: Julia Williams, AICP, Planning Supervisor

3. [21-MSUB-0024](#)

Request: Major Preliminary Subdivision (Mixed Residential Development Incentive) with a Waiver

Project Name: 8300 Cooper Chapel Rd

Location: 8300 Cooper Chapel Rd

Owner/Applicant: GVPT Cooper, LLC/LDG Development

Jurisdiction: Louisville Metro

Council District: 23 - James Peden

Case Manager: Jay Lockett, AICP, Planner II

4. [LDC Reform Public Engagement](#)

Request: Land Development Code Reform - Update to Planning Commission
<https://louisvilleky.gov/ldcreform>

Case Manager: Joel Dock, AICP, Planning Coordinator

Public Hearing

5. [Policy Update - April 2022](#)

Request: Bylaws & Policy Amendments Regarding Return to In-Person Meetings

Case Manager: Joe Reverman, AICP, Assistant Director

6. [22-DDP-0009](#)

Request: Revised Detailed District Development Plan
Project Name: Orell Mini Warehouse
Location: 11905 Dixie Hwy
Owner/Applicant: 11905 Dixie LLC
Jurisdiction: Louisville Metro
Council District: 14 - Cindi Fowler
Case Manager: Jay Lockett, AICP, Planner II

7. [21-DDP-0115](#)

Request: A Revised Detailed District Development Plan with Proposed
Binding Elements
Project Name: Dream Hotel
Location: 811 - 823 W Main Street
Owner: C & P Real Estate, LLC
Applicant: Land Design and Development, INC
Representative: Land Design and Development, INC
Jurisdiction: Louisville Metro
Council District: 4 - Jecorey Arthur
Case Manager: Molly Clark, Planner I

8. [21-ZONE-0135](#)

Request: Change in zoning from R-4 to CM with detailed plan and
parking waiver
Project Name: 3106 Chenoweth Run Storage
Location: 3106 Chenoweth Run Road
Owner: James R. Conti
Applicant: One Fourteen, LLC
Representative: Land Design and Development
Jurisdiction: Louisville Metro
Council District: 11 - Kevin Kramer
Case Manager: Joel Dock, AICP, Planning Coordinator

9. [21-ZONE-0162](#)

Request: Change in form district from NFD to SWFD, change in zoning from R-4 to PEC, with Revised Detailed District Development Plan with Binding Elements, and Variance and Waiver

Project Name: Logistic Air Park II

Location: 3200 & 3201 Dupin Drive, 5400 Minor Lane

Owner: Kentuckiana Development LLC, Logistics Air Park II LLC

Applicant: Nicklies Development

Representative: Heritage Engineering

Jurisdiction: Louisville Metro

Council District: 13 - Mark Fox

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

10. [22-ZONE-0009](#)

Request: Change in zoning from M-2 to C-2, with Detailed District Development Plan with Binding Elements, and Waiver

Project Name: 905 E Oak Street Rezoning

Location: 905 E Oak Street

Owner: Joe W Burnett Jr.

Applicant: Joe W Burnett Jr.

Representative: Bardenwerper, Talbott & Roberts

Jurisdiction: Louisville Metro

Council District: 6 - David James

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

11. [21-ZONE-0152](#)

Request: Change in zoning from CTC-2 to PRD, with Major Preliminary Subdivision, Detailed District Development Plan with Binding Elements, and Variance and Waivers

Project Name: College Drive Subdivision

Location: 3608 College Drive

Owner: Jeffersontown Economic Development

Applicant: Jeffersontown Economic Development

Representative: Bardenwerper, Talbott & Roberts

Jurisdiction: City of Jeffersontown

Council District: 20 - Stuart Benson

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

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