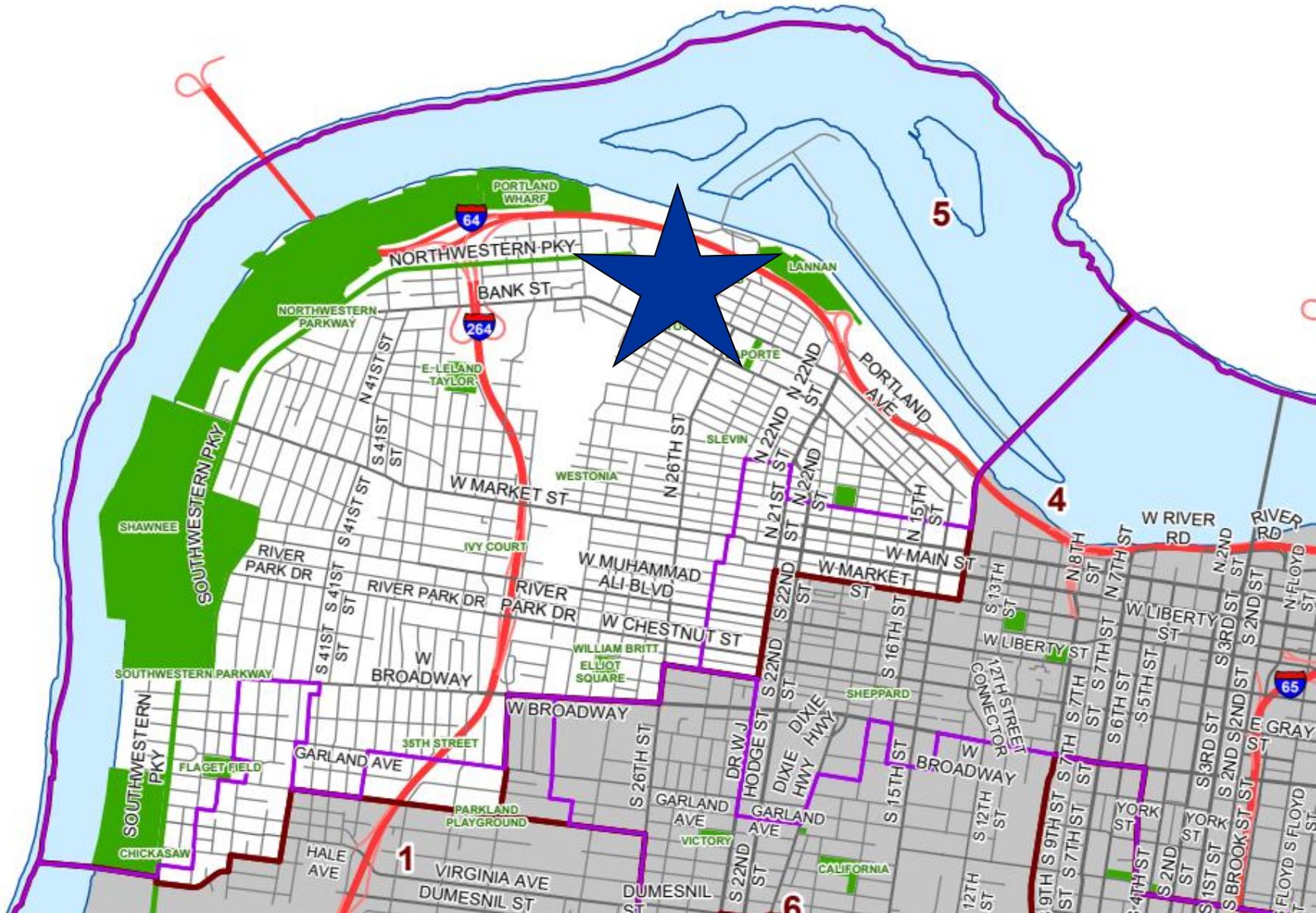


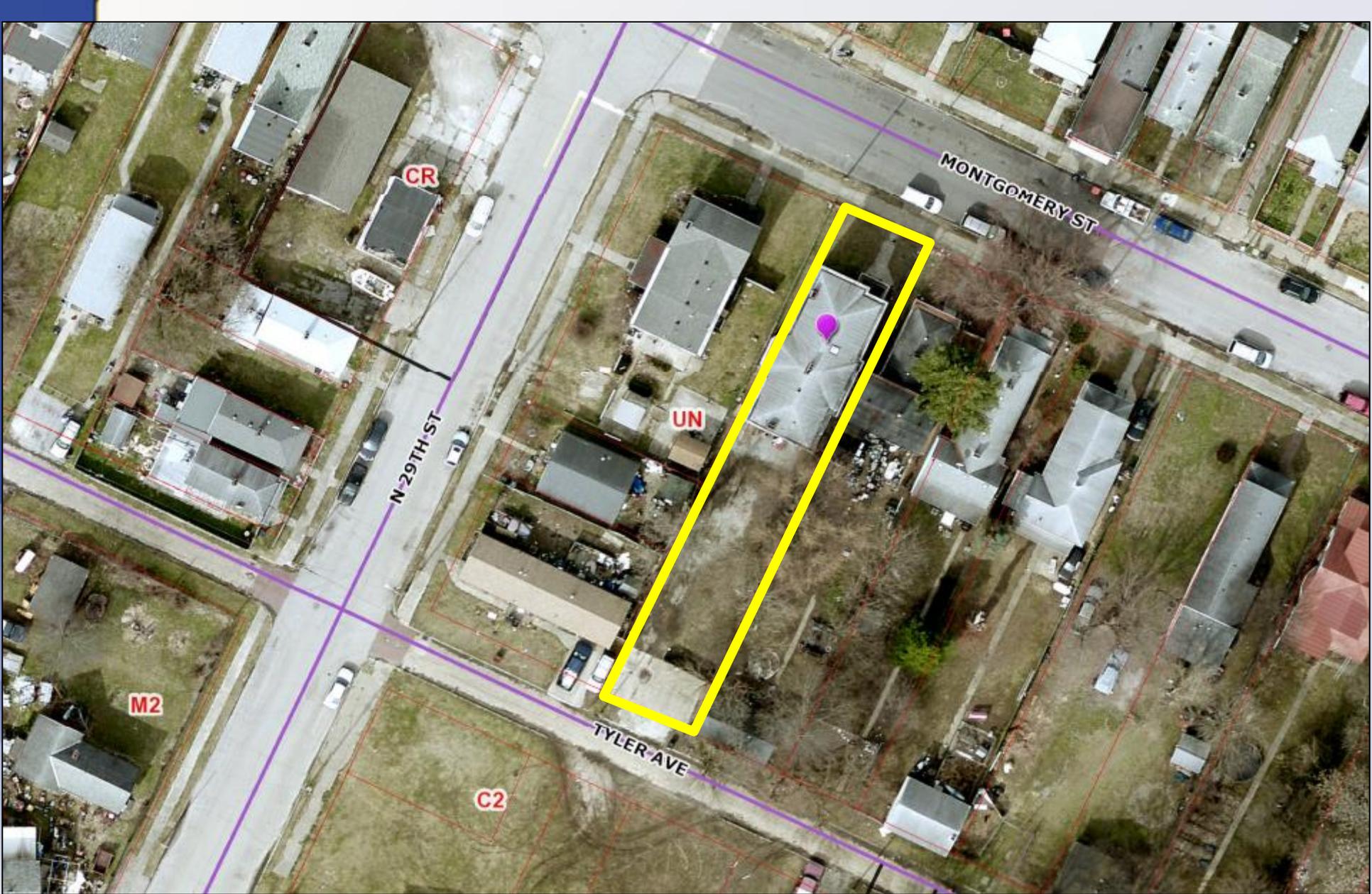
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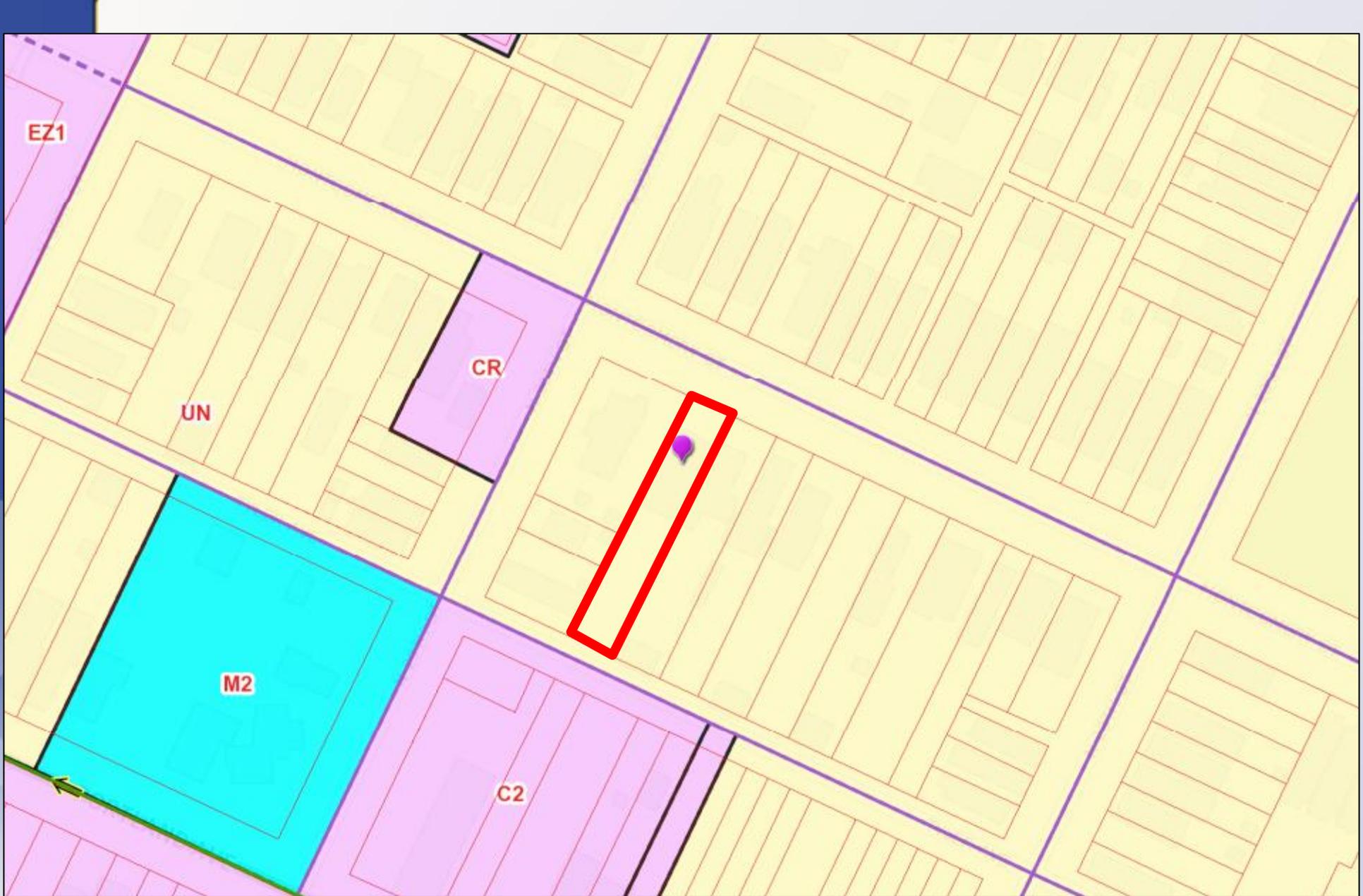
2824 MONTGOMERY STREET



**Planning & Zoning Committee
September 13, 2022**







Request(s)

- Urban Neighborhood Planned Development Option
- Section 2.2.8.A. - Multifamily dwellings may be permitted within the UN zoning district provided that:
 - (i) the Planned Development Option Area is subject to design guidelines approved by the Louisville Metro Planning Commission and the legislative body (the "Legislative Body") having jurisdiction over the Planned Development Option Area (the "Approved Guidelines"). The design guidelines may establish lot size not normally permitted by the traditional neighborhood form district; and
 - (ii) the design of the dwellings is in accordance with the Approved Guidelines.

Case Summary

- The applicant is proposing to utilize the Planned Development Option available within the UN zoning district to convert an existing structure into 4 dwelling units.
- The subject site is within the Traditional Neighborhood form district in the Portland neighborhood of Louisville Metro.
- Off-street parking will be provided from the alley known as Tyler Ave. On-street parking is available in the area, and TARC service is available near the site along Portland Ave and N 29th St.

Existing Structure



Public Meetings

- Planning Commission public hearing on 8/18/2022
 - No one spoke in opposition.
 - Motion to recommend approval of the Detailed District Development plan by a vote of 8-0.