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BUILDING INDUSTRY ASSOCIATION OF GREATER LOUISVILLE BLDG • 1000 N. HURSTBOURNE PARKWAY • SECOND FLOOR • LOUISVILLE, KENTUCKY 40223
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August 29, 2022

Case Manager
Louisville Metro Planning & Design Services
444 S. Fifth Street
Louisville, Kentucky 40202

Re: Revised Development Plan for a Concrete Mixing Plant on a portion of the property located at 13905 Aiken Road

Dear Case Manager:

We are herewith filing a Revised Development Plan application for property shown on the plan, for a concrete batch plant. The modifications are intended to reduce capacity and to mitigate impacts to nearby properties. The property is and has been zoned M-3 for heavy industrial use since 1982.

As before, the plant will be set more than 400 feet from Aiken Road, with the silo height limited to 50 feet. The revised plan will reduce the silos from six, to only two as shown on plan. It will also place the silos behind a block building, further reducing visibility. The revised plan will also add a 6-foot tall, earthen berm along the southern property line. The conveyors for sand, gravel and crushed stone will be reduced from four, to only one conveyor to the mixer. The mixer will also be enclosed where the concrete will then transfer to the trucks, and the lighting will be shielded and pointed at the ground. To avoid any misunderstanding, this plant is not a cement plant, and the applicant will not be producing any cement. The cement will be trucked in and pumped into the silo through a closed pump system.

Some of the significant changes to this revised plan include the following:

Reductions to Plant

- Batch plant capacity will be reduced from 400 cubic yards/hour, to 150 cubic yards/ hour;
- The plant will reduce the four conveyors to just one conveyor;
- The plant will reduce the cement silos from six to only two;
- The mixer will be enclosed;

Impact mitigation measures

- Plant no closer than 400 feet from Aiken Road, with lighting shielded and pointed at ground.
- An earthen berm, 6-feet tall, constructed along the southern property line facing Aiken Road, with additional trees to limit visibility;
- State of the art jet pulse dust collector added;
- The site and entrance from Aiken paved to reduce dust;
- A left-turn lane added on Aiken Road.
- Trucks will avoid times when Stopher Elementary is utilizing a traffic guard for drop-off and pick-up traffic.

Sincerely,

John C. Talbott
Cc: Damon Garrett, applicant
Derek Triplett, Land Design & Development, Inc.