SABAK, WILSON & LINGO, INC.
ENGINEERS, LANDSCAPE ARCHITECTS & SURVEYORS
301 E. MAIN STREET, SUITE 201 • LOUISVILLE, KY 40202
(502) 584-6271 • www.swlinc.com

April 27, 2026

Mr. Brian Davis, Director
Louisville Metro Department of Planning
444 S. 5th Street, 3rd Floor
Louisville, KY 40202

RE: Fern Creek Pet Resort
Modified Conditional Use Permit

Mr. Davis,

Enclosed please find an application for a modified conditional use permit for the Kentucky Humane Society's Fern Creek Pet Resort located at 5225 Bardstown Road. The enclosed plan represents a future goal for improvements to this property. Please note, these improvements will be made in phases, as noted on the plan, as funds become available. The initial phase that is currently being designed will include construction of the proposed 896 SF building to house their grooming facilities because their current facilities are very small and no longer meet their needs.

This case was previously approved in 2001 under case number 9-50-00 (CVLW). The history of this site is quite interesting. This property has been operated as a commercial kennel for over 60 years. According to old planning records, in 1963 the Jefferson Fiscal Court granted a special use permit for a commercial kennel for a 4-year period (Docekt No. 9-47-63). In 1965 the former owner applied for a zone change to C-2 (Docket No. 9-147-65) which was rejected; however, the Fiscal Court chose to extend the Special Use Permit for an additional 25 years. In 1998 the Kentucky Humane Society purchased the property and have been offering grooming and boarding on site since that time.

It is important to note that the 2001 plan showed the relocation of the Kentucky Humane Society's offices from the Steedly Drive location to this site, but that portion of the project was never completed. Now that the new Community Care Campus is under construction on Preston Highway, we know that the long-term goals for this site no longer include KHS offices.

Please schedule this matter for the next available BOZA meeting. Please let me know if you have any questions or need any additional information.

Thank You.

Kelli Jones, PLA/Associate
Sabak, Wilson & Lingo, Inc.