

16CUP1024

111 South English Station Road



Louisville Board of Zoning Adjustment Public Hearing

Jon E. Crumbie, Planning & Design Coordinator

August 29, 2016

Request

- Conditional Use Permit to allow outdoor alcohol sales and consumption in a C-1 zoning district.

Case Summary/Background

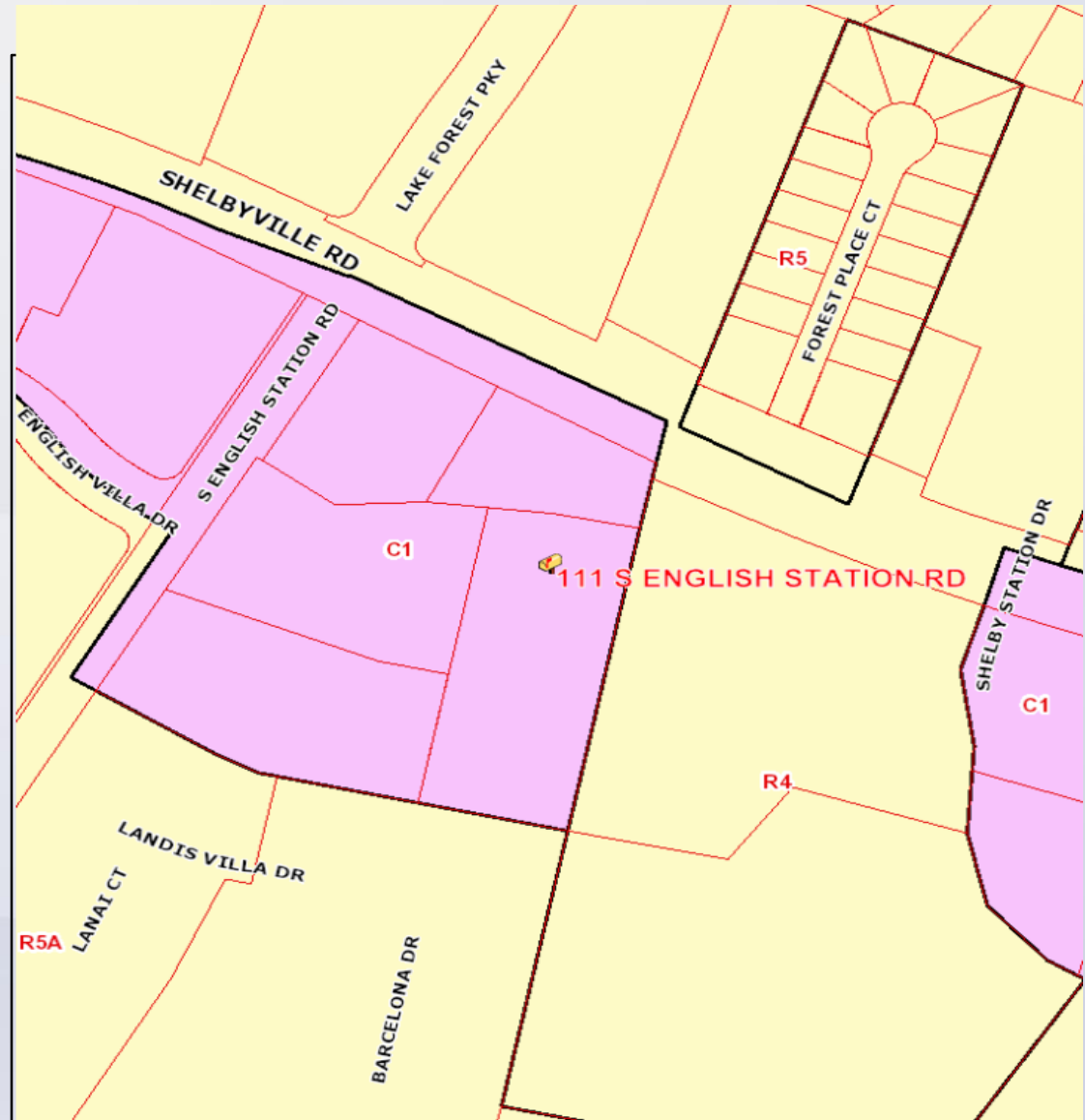
The applicant is opening a full service restaurant in Landis Lakes Towne Center with a seating capacity of 165. They would like to add an outdoor area that will allow alcohol sale and consumption. The hours of operation are as follows, Monday through Thursday 11:00 a.m. - 10:00 p.m.; Friday and Saturday 11:00 a.m. - 11:00 p.m.; and Sunday 9:00 a.m. - 10:00 p.m. The area will seat 30 patrons and allow for 9 tables. The area will be wired for music.

Zoning/Form Districts

Subject:

- Existing: C-1/N
- Proposed: C-1/N

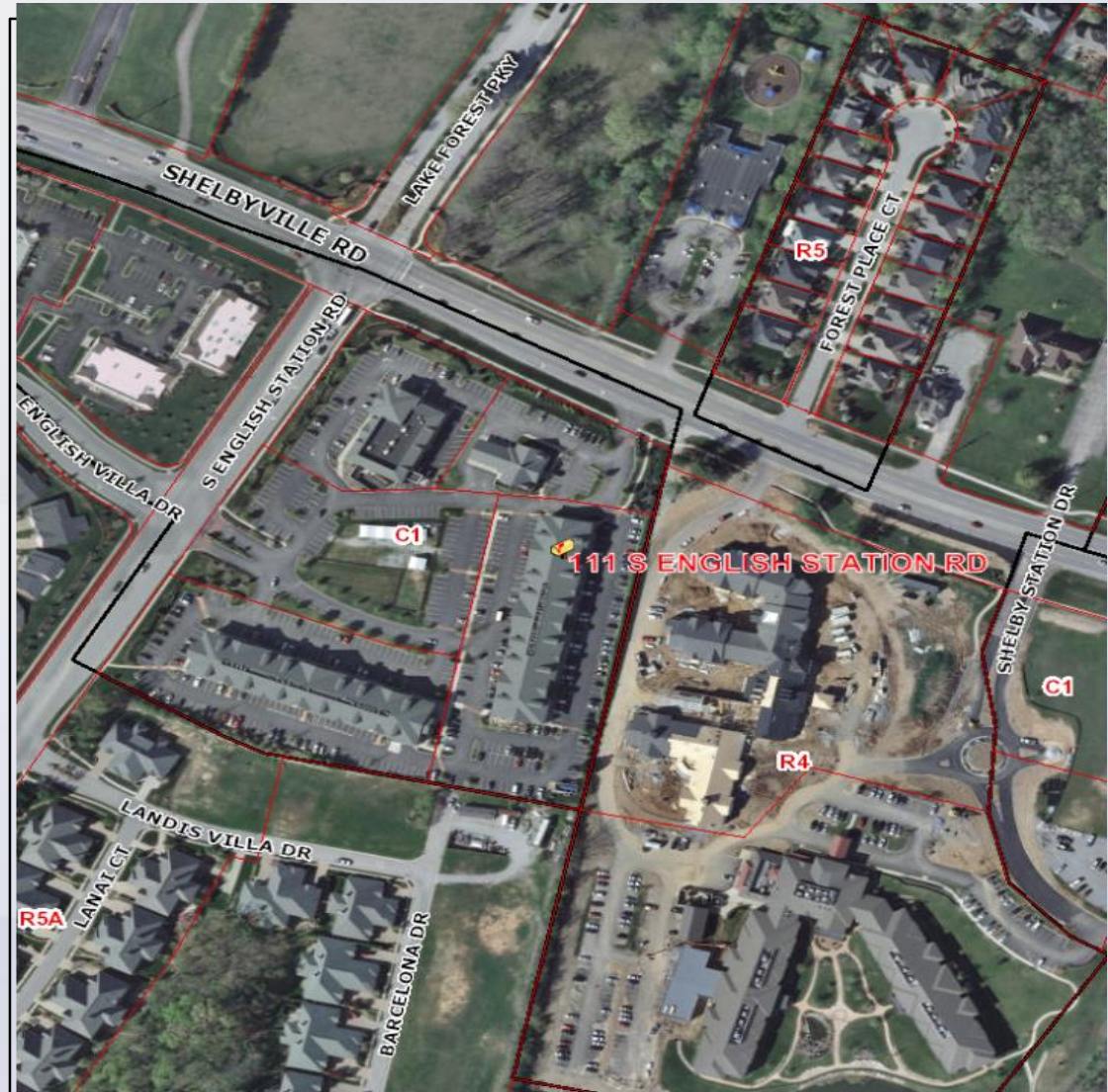
- North: C-1/N
- South: R-5A/N
- East: R-4/N
- West: C-1/N



Aerial Photo/Land Use

Subject:

- Existing:
Commercial
- Proposed:
Commercial
- North: Commercial
- South: Commercial
- East: Nursing Home
- West: Commercial



CUP Area



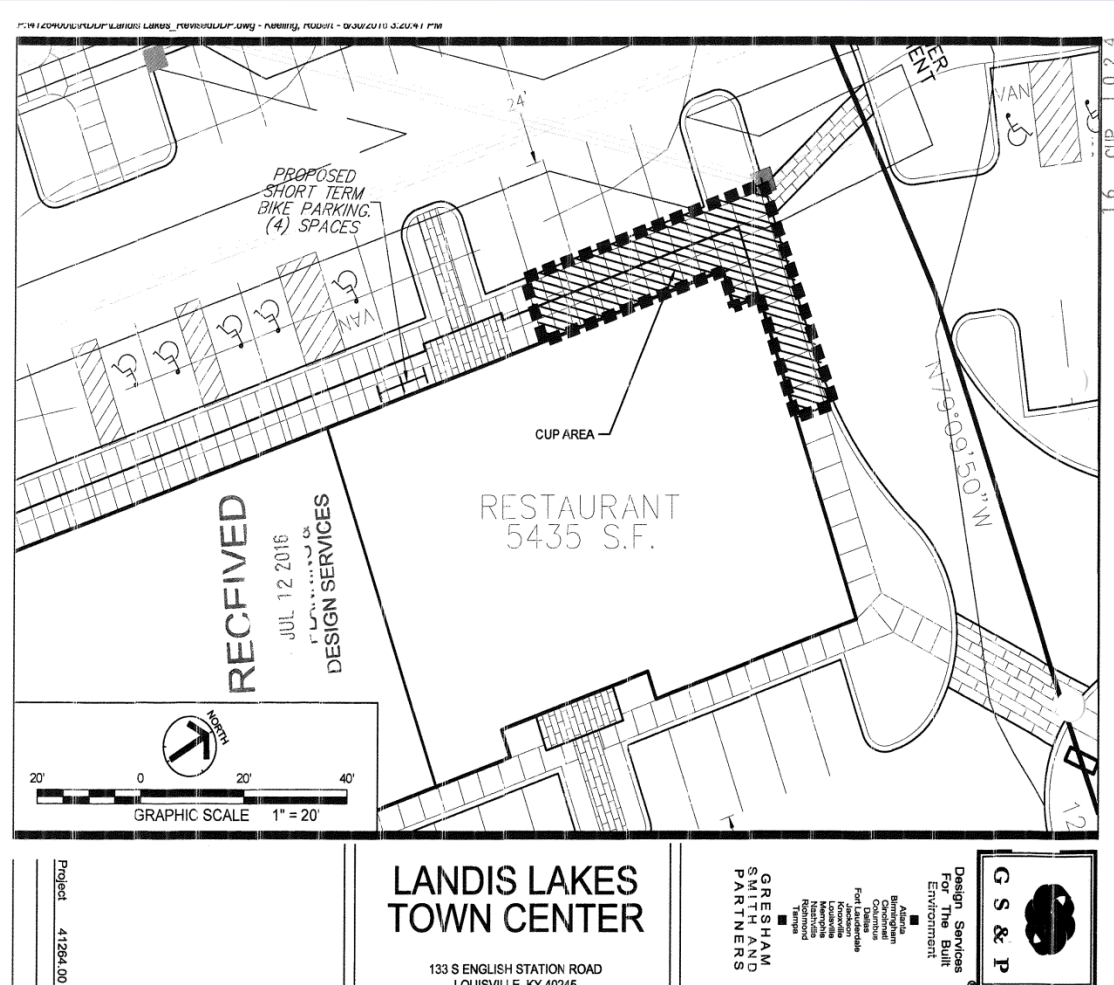
CUP Area



Existing Outdoor Areas



Applicant's Development Plan



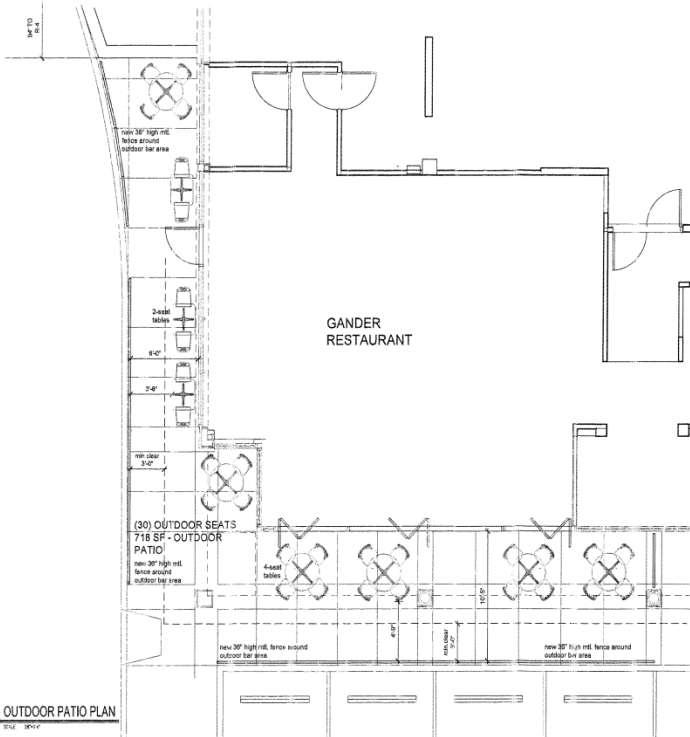
Elevations

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JUL 12 2016

CLARK COUNTY
DESIGN SERVICES

OUTDOOR PATIO PLAN



TIBIDI+
TIBIDI+ ARCHITECTS
111 S. ENGLISH STATION RD.
LANDIS LAKE - BUILDING II

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A-1

Conclusions

- This proposal is compatible with the surrounding commercial area which includes several restaurants with outdoor patio areas.
- Based upon the information in the staff report, the testimony and evidence provided at the public meeting, the Land Development and Transportation Committee must determine if the proposal meets the standards established in the LDC for a Conditional Use Permit.

Required Actions

- Approve or Deny
- Conditional Use Permit to allow outdoor alcohol sales and consumption in a C-1 zoning district.