



Landmarks Certificate of Appropriateness & Overlay District Permit

Louisville Metro Planning & Design Services

Case No.: 20-COA-0038 Intake Staff: PB

Date: 3.13.20 Fee: No Fee

Instructions:

For detailed definitions of *Certificate of Appropriateness* and *Overlay District Permit*, please see page 4 of this application.

Project Information:

Certificate of Appropriateness: ☐ Butchertown ☐ Clifton ☐ Cherokee Triangle ☐ Individual Landmark
☐ Limerick ☐ Old Louisville ☐ Parkland Business ☐ West Main Street

Overlay Permit: ☐ Bardstown/Baxter Ave Overlay (BRO) ☐ Downtown Development Review Overlay (DDRO)
☐ Nulu Review Overlay District (NROD)

Project Name: 639 w. Main St.

Project Address / Parcel ID: 639 W. Maint St. 015D00330000

Total Acres: .078

Project Cost (exterior only): - PVA Assessed Value: 560,000

Existing Sq Ft: - New Construction Sq Ft: - Height (Ft): 55 Stories: 3

Project Description (use additional sheets if needed):

It is our intention to remodel the existing structure and create 7 living units inside. Currently the windows are non existant and are just, where there aren't openings to the outside, pieces of glass on the front façade. Some are plexiglass, others are glass held in by small pieces of trim 4" long barely maintainting the glass in its opening. Our Intention is to utilize Stanley Schultz to replace with aluminum windows that match the existing one over one pattern, but with updated glass and casings to look more historical. Every other building on that side of the street have these types of windows and it is our intention to do the same.

On the store front, our intention is to mirror similar properties(including the one to the direct left of the property) by moving the front door entrance to the left portion of the front. This will create the opportunity to bring living spaces to downtown without losing a whole storefront of space. It is our inention to remake the mouldings of the front space with new identical moldings. On the left door system we would keep the transom space above and pursue the historical look of the property as we install the newer windows & door systems.

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Owner: ☒ Check if primary contact

Applicant: ☐ Check if primary contact

Name: Benjamin Brainard

Name: _____

Company: Hollyhock Rentals

Company: _____

Address: 321 s. Peterson ave.

Address: _____

City: Louisville State: KY Zip: 06

City: _____ State: _____ Zip: _____

Primary Phone: 5028177034

Primary Phone: _____

Alternate Phone: _____

Alternate Phone: _____

Email: benjaminbrainard@gmail.com

Email: _____

Owner Signature (required):



Attorney: ☐ Check if primary contact

Plan prepared by: ☐ Check if primary contact

Name: _____

Name: _____

Company: _____

Company: _____

Address: _____

Address: _____

City: _____ State: _____ Zip: _____

City: _____ State: _____ Zip: _____

Primary Phone: _____

Primary Phone: _____

Alternate Phone: _____

Alternate Phone: _____

Email: _____

Email: _____

Certification Statement: A certification statement **must be submitted** with any application in which the owner(s) of the subject property is (are) a limited liability company, corporation, partnership, association, trustee, etc., or if someone other than the owner(s) of record sign(s) the application.

I, Benjamin Brainard, in my capacity as Owner, hereby
representative/authorized agent/other

certify that Hollyhock Rentals is (are) the owner(s) of the property which
name of LLC / corporation / partnership / association / etc.

is the subject of this application and that I am authorized to sign this application on behalf of the owner(s).

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Signature: 

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Date: 3/11/2020

I understand that knowingly providing false information on this application may result in any action taken hereon being declared null and void. I further understand that pursuant to KRS 523.010, et seq. knowingly making a material false statement, or otherwise providing false

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Land Development Report

March 13, 2020 11:38 AM

[About](#) [LDC](#)

Location

Parcel ID: 015D00330000
Parcel LRSN: 8001524
Address: 639 W MAIN ST

Zoning

Zoning: (C3)
Form District: DOWNTOWN
Plan Certain #: NONE
Proposed Subdivision Name: NONE
Proposed Subdivision Docket #: NONE
Current Subdivision Name: NONE
Plat Book - Page: NONE
Related Cases: NONE

Special Review Districts

Overlay District: WEST MAIN-MARKET
Historic Preservation District: WEST MAIN STREET
National Register District: WEST MAIN STREET
Urban Renewal: NO
Enterprise Zone: YES
System Development District: NO
Historic Site: YES

Environmental Constraints

Flood Prone Area

FEMA Floodplain Review Zone: NO
FEMA Floodway Review Zone: NO
Local Regulatory Floodplain Zone or Combined Sewer Floodprone Area: NO
Local Regulatory Conveyance Zone: NO
FEMA FIRM Panel: 21111C0025E

Protected Waterways

Potential Wetland (Hydric Soil): NO
Streams (Approximate): NO
Surface Water (Approximate): NO

Slopes & Soils

Potential Steep Slope: NO
Unstable Soil: NO

Geology

Karst Terrain: NO

Sewer & Drainage

MSD Property Service Connection: YES
Sewer Recapture Fee Area: NO

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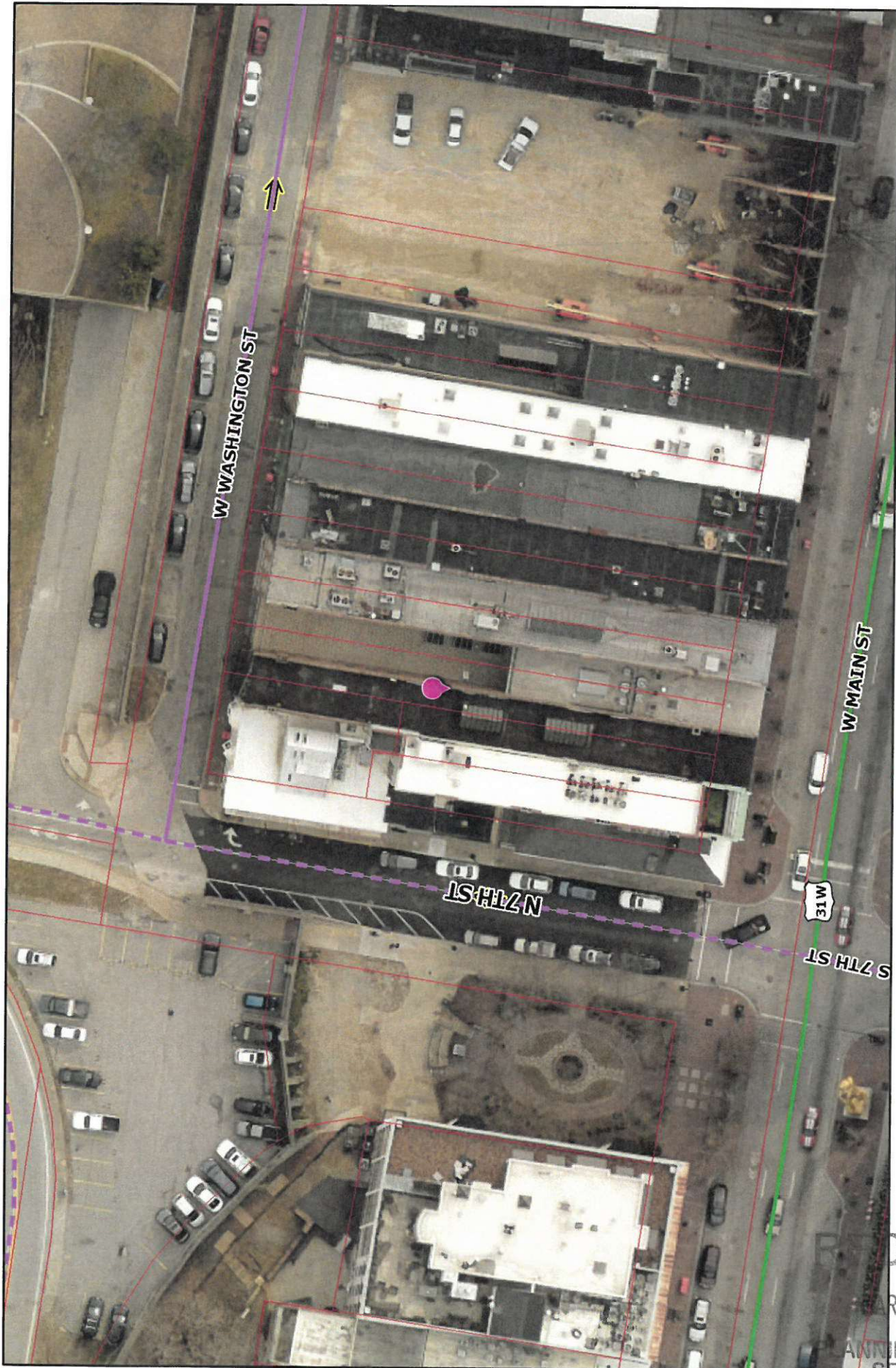
Municipality: LOUISVILLE
Council District: 4
Fire Protection District: LOUISVILLE #2
Urban Service District: YES

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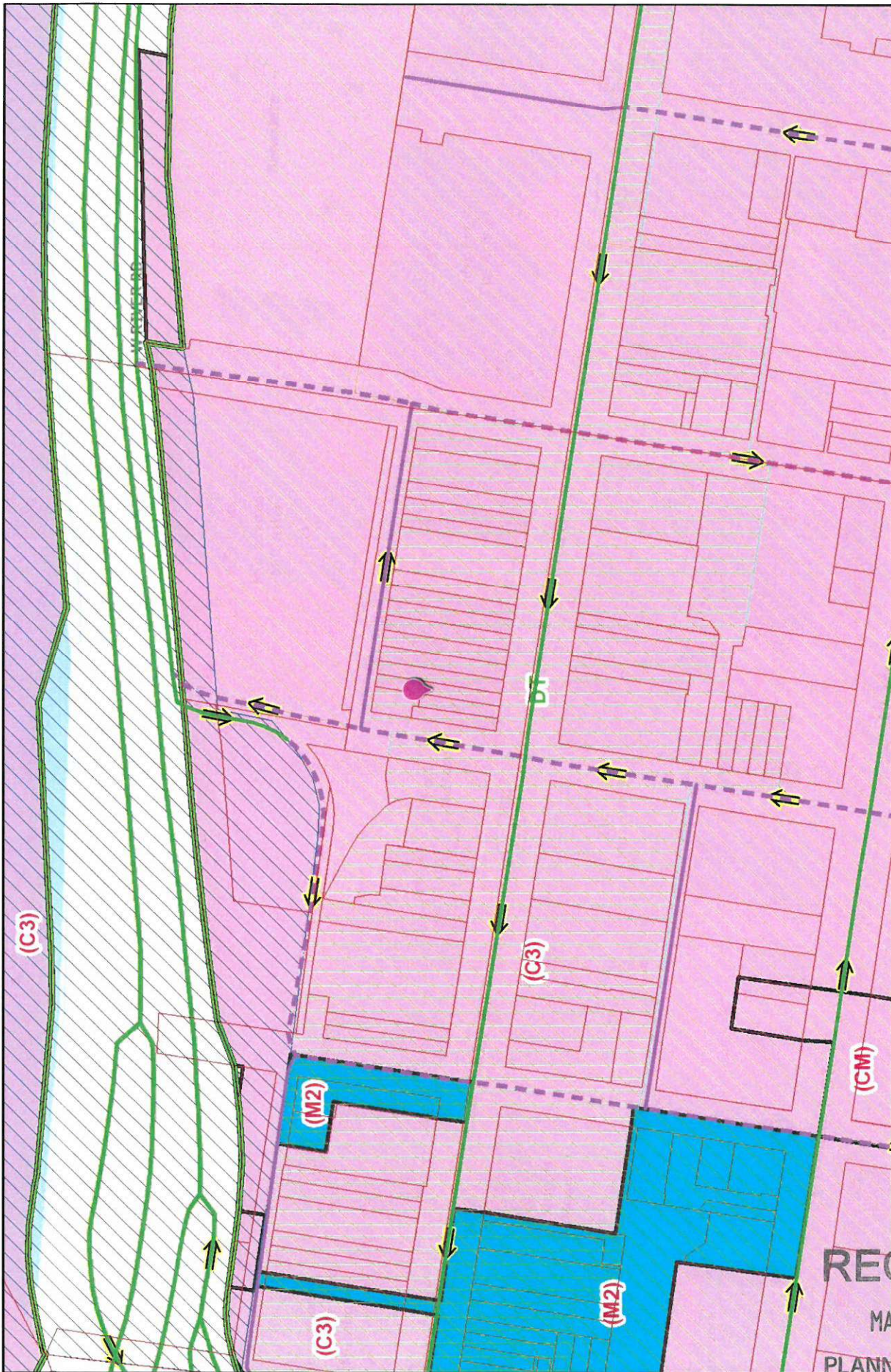
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639 W. Main St.

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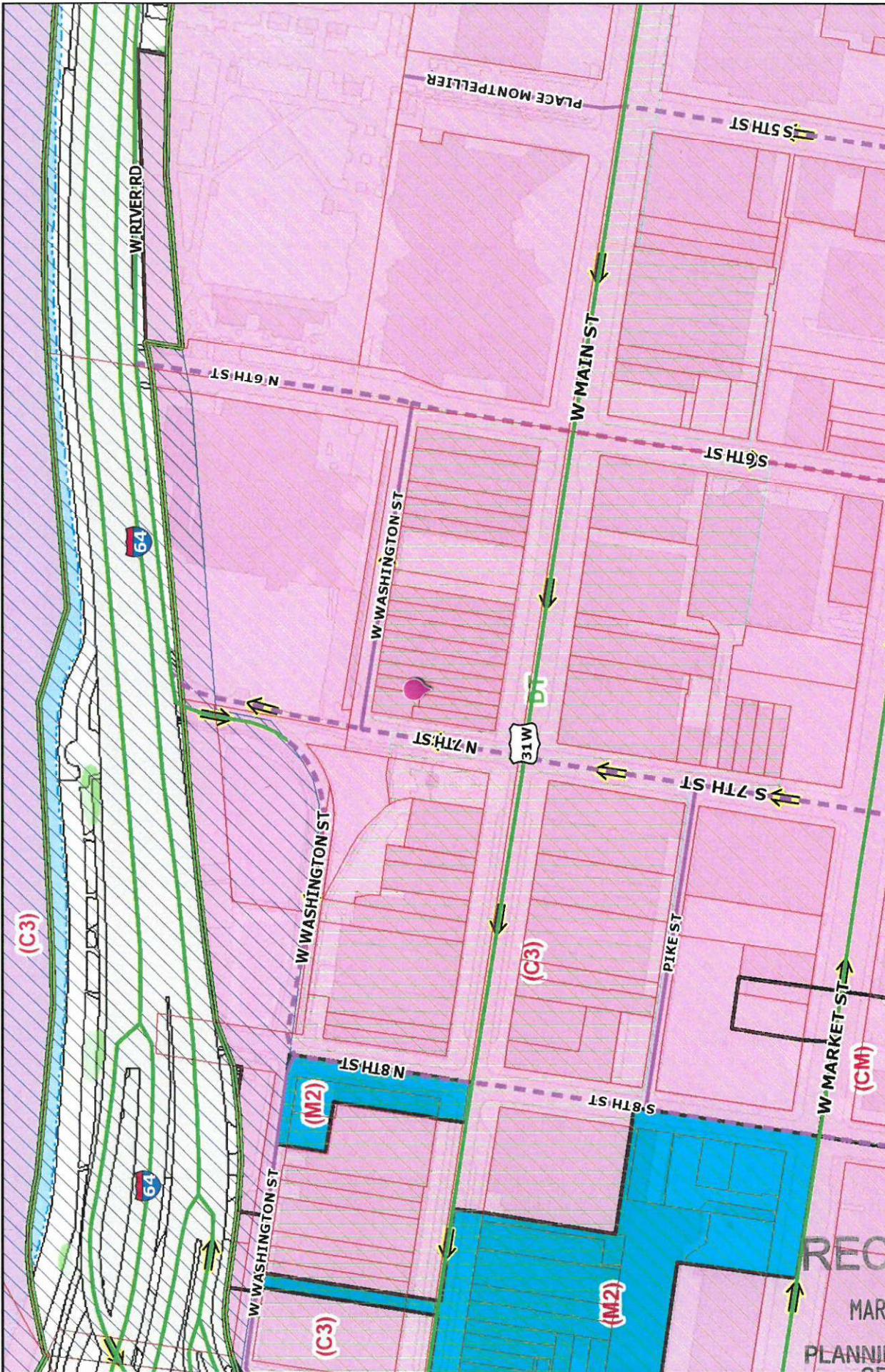
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