NULU Review Overlay District

21-OVERLAY-0010

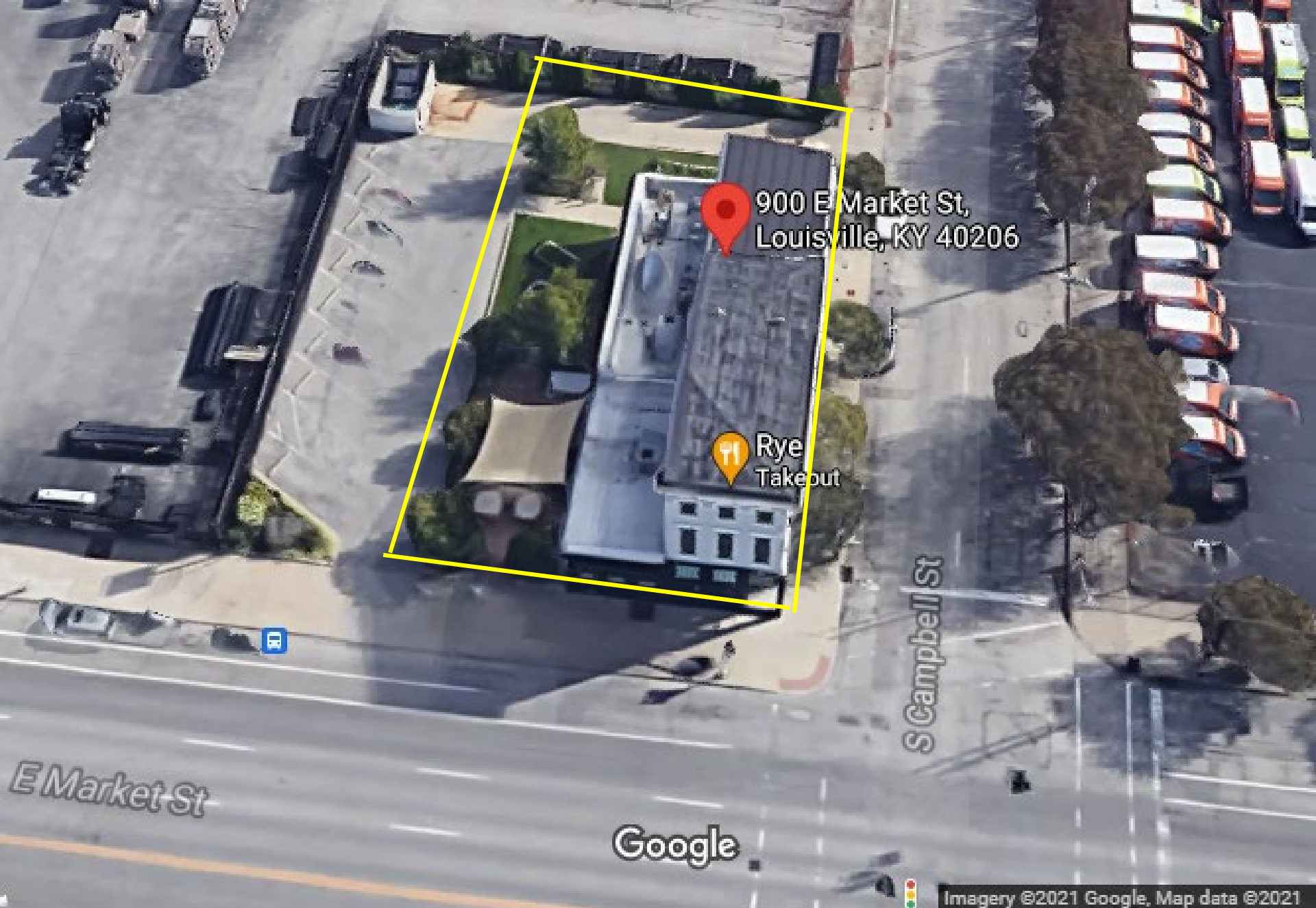## 900 E Market Street

METRO Louisville

Request

The applicant is requesting an Overlay Permit to construct new additions to the existing building for reuse as a restaurant. The scope of work includes:

- First floor dining room addition on the east façade of 1,069 SF with a roof terrace and patio area behind the new addition;

- Prep kitchen addition of 345 SF and cooler/freezer of 292 SF on the south façade/rear elevation;

- Murals on the east facing façade and west facing façade.

Louisville
METRO

E MARKET ST

S CAMPBELL ST

METRO
Louisville

Subject Property: 900 E Market Street

900 E Market St,
Louisville, KY 40206

Rye
Takeout

E Market St

S Campbell St

Google

Imagery ©2021 Google, Map data ©2021

Subject Property

Google

Louisville

Existing Conditions

Existing Conditions

Subject Property: 900 E Market Street west elevation

Existing Conditions

Existing Conditions

Subject Property: rear elevation

Existing Conditions

Existing Conditions

Site Plan

Renderings

PROPOSED BI-FOLD DOORS
& WINDOWS CLADDING
COLOR WILL MATCH
EXISTING BUILDING
STOREFRONT

PROPOSED AWNEX
HOLLYWOOD
SCREEN SYSTEM

PROPOSED SPANISH
CERAMIC TILE

PROPOSED ADDITION
MASONRY WILL BE PAINTED
TO MATCH EXISTING BUILDING

PROPOSED NORTH VIEW
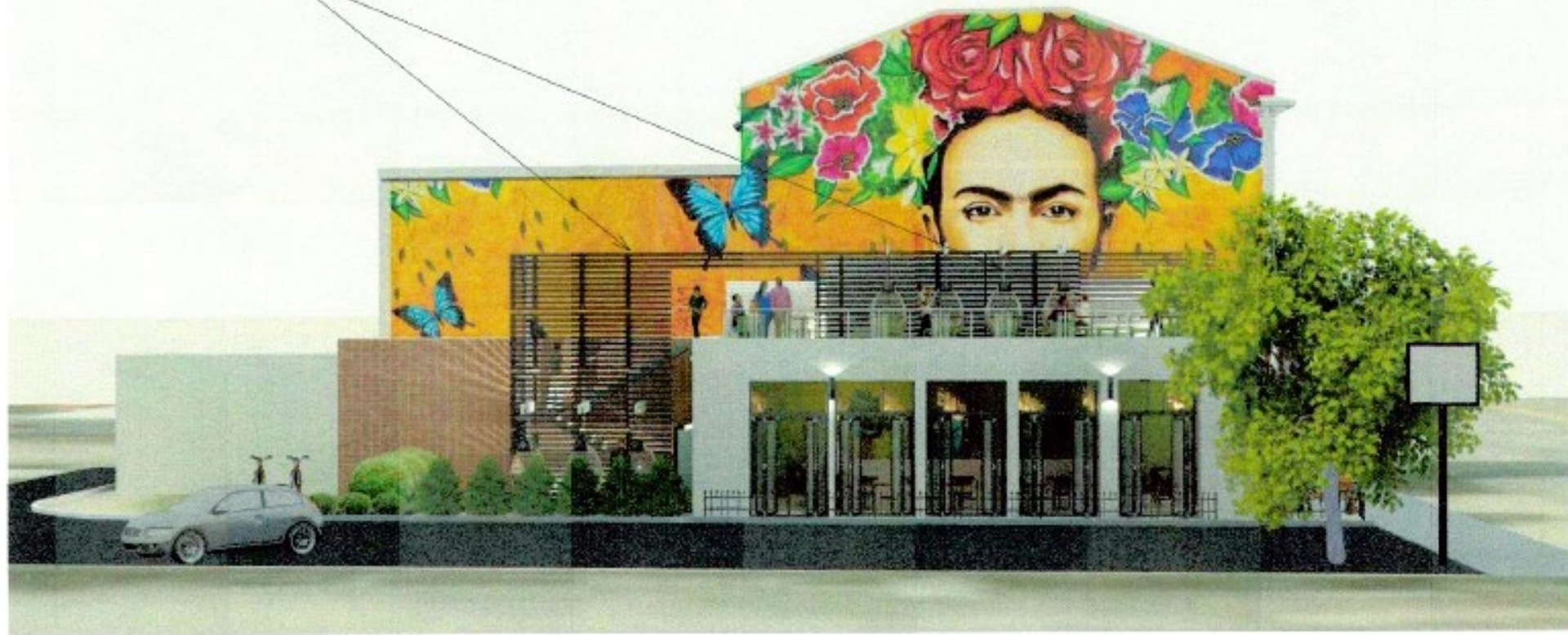
Renderings

PROPOSED NEW SIGNAGE OVER EXISTING

PROPOSED NORTHWEST VIEW

Renderings

PROPOSED AWNEX
HOLLYWOOD
SCREEN SYSTEM

PROPOSED EAST VIEW

Renderings

PROPOSED
MURAL
LOCATIONS

PROPOSED NORTHEAST VIEW

PROPOSED ADDITION
MASONRY WILL BE PAINTED
TO MATCH EXISTING BUILDING

Louisville

Renderings

PROPOSED WEST VIEW

PROPOSED STEEL PRIVACY SCREEN SYSTEM AROUND COOLER FREEZER & DELIVERY AREA

Renderings

PROPOSED SOUTH VIEW

Renderings

Renderings

Recommendation

The application complies with the applicable Design Guidelines for the NuLu Overlay Review District.

Considering the information furnished, the Urban Design Administrator recommends **approval** of the application for an Overlay Permit with the following conditions:

1. The proposed attached signage complies with the guidelines in general concept. Final signage details as well as any additional signage proposed in the future shall comply with the Signage Design Guidelines and be submitted to staff for final review and approval.

2. Public art shall be designed, executed, and supervised by recognized artists or other design professionals who have been trained or have consistently provided examples of artistic work in their medium of expression.

3. Environmentally sustainable elements shall be incorporated into the project as much as possible.

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