



Change in Nonconforming Use to Another Nonconforming Use

Louisville Metro Planning & Design Services

Case No. 21-NONCONFORM-0022 Intake Staff: PB

Date: 4/15/2021 Fee: NO FEE

OFFICE USE ONLY ABOVE THIS LINE

**Establishment of nonconforming rights must be determined by Planning & Design Services or the Board of Zoning Adjustment prior to the submittal of this form.*

Site Information:

Property Address(es): 4000 Taylor Blvd, Louisville, Ky 40215

Property Parcel ID(s)¹: 066A00360000

Existing Zoning District¹: OR1 Existing Form District¹: _____

Previous Case No.(s)¹
(if known) _____

Description of Existing Nonconforming Use:

Please be as detailed as possible when describing the use and areas in which the use takes place

Property had been used as a small Latin grocery (Grocery and Butchery) for decades. Couple of years ago we closed related business activities due to significant loss of revenues and access to distribution channels. Only the first 60ft long by 24ft wide area of the building was used for mentioned purposes, while rear part was the storage and a formal bathroom was located at the basement (almost same size).

Description of Proposed Nonconforming Use:

Please be as detailed as possible when describing the use and areas in which the use takes place

We are planning to convert the facility in a more recreational oriente facility to provide prepared food (Restaurant) and full bar services (Beers and prepared alcoholic drinks). Moreover we will play music/videos and conduct social festivities (inside-outside) the facility as whole parking lot will be covered by a metal carport. Second phase of our plan will be to perform a full remodeling services of storage and basement to create a gaming area.

Contact Information:

Owner: ☐ Check if primary contact

Applicant: ☐ Check if primary contact

☒ Same as owner

Name: Jose R Tamayo

Name: Daniel Tamayo Betancourt

Company: _____

Company: Faithful Servant Services

Address: 4000 Taylor Blvd

Address: 4000 Taylor Blvd

City: Louisville State: KY Zip: 40215

City: Louisville State: KY Zip: 40215

Primary Phone: 502-821-8952

Primary Phone: 832-613-7948

Alternate Phone: _____

Alternate Phone: 832-420-8070

Email: dbetancourt@yahoo.com

Email: dbetancourt@yahoo.com

Owner Signature (required): x [Signature]

Attorney: ☐ Check if primary contact
(if applicable)

Name: _____

Company: _____

Address: _____

City: _____ State: _____ Zip: _____

Primary Phone: _____

Alternate Phone: _____

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, Daniel T Betancourt, in my capacity as Authorized Agent, hereby
representative/authorized agent/other

certify that Jose R Tamayo 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).

Signature: [Signature] Date: 4/09/2021

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 information with the intent to mislead a public servant in the performance of his/her duty is punishable as a Class B misdemeanor.

Additional Information:

Nonconforming Use Policy

If the property has been cited by a Zoning Enforcement Officer for a violation related to the land use, this process shall not substitute for an appeal of the citation to the Board of Zoning Adjustment.

Required for Submittal: Mailing labels to notify Adjoining Property Owners (APOs)²

- ☐ One set of mailing label sheets for: 1st tier APOs and Case Manager
- ☐ One copy of the APO mailing label sheets
- ☐ Copy of approval of nonconforming rights letter

Resources:

1. General property information can be found on the Land Development Report via the LOJIC Online Map tool: <https://www.logic.org/lojic-online>
2. Adjoining Property Ownership information can be found at the Property Valuation Administrator (PVA) office at 531 Court Place, Suite 504 or via their website: <https://www.jeffersonpva.ky.gov/property-search/>