

730 E. Market Street, Louisville, KY 40202

PARKING WAIVER JUSTIFICATION

In order to justify approval of any parking waiver, the Planning Commission considers the following criteria. Please answer all of the following items. Use additional sheets if needed. A response of yes, no, or N/A is not acceptable.

For all Parking Waivers:

1. The Parking Waiver is in compliance with the Comprehensive Plan.

Yes, the proposed parking waiver is in compliance with the Comprehensive Plan, as the site is located in a dense market area with mostly businesses, restaurants, and retail shops located nearby. The developed site will enhance the overall surrounding areas with additional pedestrian space, bicycle parking, and landscaping.

2. The applicant made a good faith effort to provide as many parking spaces as possible on the site, on other property under the same ownership, or through joint use provisions.

Yes, the applicant has configured the site to provide the maximum amount of parking spots on site.

For Waivers to reduce the minimum number of required parking spaces; OR use on-street parking spaces that are not directly adjacent to or abutting the development site; OR use parking spaces located in a public parking lot:

1. The requested waiver is the smallest possible reduction of parking spaces that would accommodate the proposed use.

Yes, the requested waiver is the smallest possible reduction of parking to accommodate the proposed use per the LDC, while providing adequate landscaping, pedestrian walkways, and open space.

2. Adjacent or nearby properties will not be adversely affected.

No, the adjacent or nearby properties will not be adversely affected by the requested reduction because there is ample parking on site for the proposed use.

3. The requirements found in Table 9.1.2 do not accurately depict the parking needs of the proposed use and the requested reduction will accommodate the parking demand to be generated by the proposed use.

No, the requirements found in Table 9.1.2 of the LDC do not accurately depict the parking needs of the proposed hotel use. The requested reduction will accommodate the parking demand to be generated by the proposed use.

4. There is a surplus of on-street or public spaces in the area that can accommodate the generated parking demand.

Yes, there is a surplus of on-street or public spaces nearby the location of this site, including but not limited to parking spaces on Market Street, Clay Street, Shelby Street, and Jefferson Street,

all within a block of the site. Additionally, an increasing number of hotel guests use ride-sharing services (e.g., Uber, Lyft) and taxis to and from our hotel properties.

Waivers to provide more parking spaces than the maximum allowed:

- 1. The requirements found in Table 9.1.2 do not allow the provision of the number of parking spaces needed to accommodate the parking needs.**

n/a

- 2. The requested increase is the minimum needed to do so.**

n/a