



**Action Summary - Final  
Development Review Committee**

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Wednesday, June 30, 2021

1:00 PM

Online via Webex

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**Call To Order**

**Present:** 5 - Jim Mims, Patti Clare, Pat Seitz, Jeff Brown and Commissioner Richard Carlson

**Approval of Minutes**

1. [DRC Minutes 061621](#)

**On a motion by Commissioner Brown, seconded by Commissioner Clare, the minutes of the meeting of the Development Review Committee held on June 16, 2021 were approved. The vote was as follows:**

**Yes:** 3 - Commissioner Clare, Commissioner Brown and Commissioner Carlson

**Absent:** 2 - Commissioner Mims and Commissioner Seitz

**New Business**

2. [21-AMEND-0006](#)

Request: \*THIS CASE WILL NOT BE HEARD TODAY. NEW NOTICE WILL BE SENT TO ALL REQUIRED RECIPIENTS PRIOR TO A NEW HEARING DATE\* Binding Element Amendment - To Be Continued to a Date Uncertain

Project Name: Drive-thru Binding Element Amendment

Location: 421, 615 and 617 S Hurstbourne Pkwy

Owner: RD Thurman LLC

Applicant: RD Thurman LLC

Representative: Bardenwarper, Talbott and Roberts

Jurisdiction: Jeffersontown

Council District: 18 - Marilyn Parker

Case Manager: Jay Lockett, AICP, Planner I

**On a motion by Commissioner Brown, seconded by Commissioner Clare, this case will be continued to a date uncertain. The vote was as follows:**

**Yes:** 3 - Commissioner Clare, Commissioner Brown and Commissioner Carlson

**Absent:** 2 - Commissioner Mims and Commissioner Seitz

3. [21-CAT3-0002](#)

Request: Category 3 Development Plan with a pedestrian connection waiver and a parking waiver  
Project Name: Realty Link  
Location: 6001 Camp Ground Rd  
Owner: Atkemix Ten Inc  
Applicant: KY Campground Rd LLC  
Representative: Arnold Consulting Engineers  
Jurisdiction: Louisville Metro  
Council District: 1 - Jessica Green  
Case Manager: Jay Lockett, AICP, Planner I

**On a motion by Commissioner Brown, seconded by Commissioner Mims, the Development Review Committee CONTINUED this case to the Planning Commission public hearing on July 1, 2021. The vote was as follows:**

**Yes:** 5 - Commissioner Mims, Commissioner Clare, Commissioner Seitz, Commissioner Brown and Commissioner Carlson

4. [21-DDP-0050](#)

Request: Revised Detailed District Development Plan with a landscape waiver  
Project Name: 7770 and 7800 Dixie Auto Sales and Service  
Location: 7770 and 7800 Dixie Hwy  
Owner: BHPH Properties LLC  
Applicant: N3 Property Advisors LLC  
Representative: BTM Engineering, Inc.  
Jurisdiction: Louisville Metro  
Council District: 25 - Amy Holton Stewart  
Case Manager: Jay Lockett, AICP, Planner I

**Commissioner Brown, seconded by Commissioner Carlson, moved to deny the waiver request. The motion failed. Therefore, this case will be heard at the July 1, 2021 Planning Commission public hearing. The vote was as follows:**

**Yes:** 2 - Commissioner Brown and Commissioner Carlson

**No:** 3 - Commissioner Mims, Commissioner Clare and Commissioner Seitz

5. [21-DDP-0045](#)

Request: Revised General/Detailed District Development and Major Preliminary Subdivision Plan  
Project Name: Meijer Roadway Connection  
Location: 4500 - 4630 S. Hurstbourne Parkway & 4600-4660 Hendrik Drive  
Owner: Multiple Owners  
Applicant: R J Thieneman  
Representative: LD&D/Dinsmore & Shohl  
Jurisdiction: Louisville Metro  
Council District: 11 - Kevin Kramer  
Case Manager: Joel Dock, AICP, Planner II

**On a motion by Commissioner Brown, seconded by Commissioner Clare, the Development Review Committee approved this request. The vote was as follows:**

**Yes:** 3 - Commissioner Clare, Commissioner Brown and Commissioner Carlson

**Abstain:** 1 - Commissioner Mims

**Recuse:** 1 - Commissioner Seitz

6. [21-WAIVER-0066](#)

Request: Changing Image Sign Waiver  
Project Name: Changing Image Sign Waiver  
Location: 2811 Bardstown Road  
Owner: Strathmoor Family Dentistry  
Applicant: Commonwealth Sign  
Representative: Lester Lemaster  
Jurisdiction: Louisville Metro  
Council District: 8 - Cassie Chambers Armstrong  
Case Manager: Beth Jones, AICP, Planner II

**On a motion by Commissioner Brown, seconded by Commissioner Mims, the Development Review Committee approved this request. The vote was as follows:**

**Yes:** 5 - Commissioner Mims, Commissioner Clare, Commissioner Seitz, Commissioner Brown and Commissioner Carlson

7. [21-DDP-0053](#)

Request: Revised Detailed District Development Plan to allow an existing structure to be used as a blood plasma center

Project Name: ImmunoTek Bio Center

Location: 8209 Preston Highway

Owner: 8209 Preston, LLC

Applicant: ImmunoTek.Bio Centers, LLC

Representative: Chris Brown, BTM Engineering, Inc.

Jurisdiction: Louisville Metro

Council District: 24 - Madonna Flood

Case Manager: Jon E. Crumbie, Planning and Design Coordinator

**On a motion by Commissioner Brown, seconded by Commissioner Mims, the Development Review Committee approved this request. The vote was as follows:**

**Yes:** 5 - Commissioner Mims, Commissioner Clare, Commissioner Seitz, Commissioner Brown and Commissioner Carlson

8. [21-CAT3-0005](#)

Request: Category 3 Development Plan

Project Name: Proposed Warehouse

Location: 8201 National Turnpike

Owner: Big Box National Turnpike, LLC

Applicant: Gregg Bennet, Kleingers Group

Representative: Gregg Bennet, Kleingers Group

Jurisdiction: Louisville Metro

Council District: 13 - Mark Fox

Case Manager: Molly Clark, Planner I

**On a motion by Commissioner Brown, seconded by Commissioner Mims, the Development Review Committee CONTINUED this case to the July 8, 2021 Land Development and Transportation Committee meeting. The vote was as follows:**

**Yes:** 5 - Commissioner Mims, Commissioner Clare, Commissioner Seitz, Commissioner Brown and Commissioner Carlson

**9. [21-DDP-0039](#)**

Request: A Revised Detailed District Development Plan  
Project Name: Gustavo's  
Location: 401 S Hurstbourne Pwy  
Owner: Gustavo Reyes Torres  
Applicant: Joshua Gedney, Encompass  
Representative: Joshua Gedney, Encompass  
Jurisdiction: Louisville Metro  
Council District: 18 - Marilyn Parker  
Case Manager: Molly Clark - Planner I

**On a motion by Commissioner Brown, seconded by Commissioner Seitz, the Development Review Committee approved this request. The vote was as follows:**

**Yes:** 5 - Commissioner Mims, Commissioner Clare, Commissioner Seitz, Commissioner Brown and Commissioner Carlson

**10. [21-MINORPLAT-0030](#)**

Request: An Amendment to a Record Plat  
Project Name: Minor Subdivision Plat  
Location: 5000 Elm Tree Place  
Owner:  
Applicant:  
Representative: Kathy and Richard Matheny  
Jurisdiction: Louisville Metro  
Council District: 20- Stuart Benson  
Case Manager: Julia Williams, AICP, Planning Supervisor

**On a motion by Commissioner Brown, seconded by Commissioner Seitz, the Development Review Committee approved this request. The vote was as follows:**

**Yes:** 5 - Commissioner Mims, Commissioner Clare, Commissioner Seitz, Commissioner Brown and Commissioner Carlson

**11. [21-CAT2-0007](#)**

Request: Category 2B Development Plan with Waivers  
Project Name: Fern Valley Ford Plant  
Location: 2000 Fern Valley Road  
Owner: Ford Motor Company  
Applicant: Ford Motor Company  
Representative: Emily Estes  
Jurisdiction: Louisville Metro  
Council District: 13 - Mark Fox  
Case Manager: Julia Williams, AICP, Planning Supervisor

**On a motion by Commissioner Brown, seconded by Commissioner Clare, the Development Review Committee approved this request. The vote was as follows:**

**Yes:** 5 - Commissioner Mims, Commissioner Clare, Commissioner Seitz, Commissioner Brown and Commissioner Carlson

## **Adjournment**

**The meeting adjourned at approximately 5:00 p.m.**