



# Louisville Metro Government

## Legislation Details (With Text)

**File #:** O-123-17      **Version:** 2      **Name:**

**Type:** Ordinance      **Status:** Passed

**File created:** 3/30/2017      **In control:** Metro Council

**On agenda:** 4/27/2017      **Final action:** 4/27/2017

**Title:** AN ORDINANCE CHANGING THE ZONING FROM R-4 RESIDENTIAL SINGLE FAMILY TO C-2 COMMERCIAL AND CHANGING THE FORM DISTRICT FROM NEIGHBORHOOD TO SUBURBAN MARKETPLACE CORRIDOR ON 15 PROPERTIES WITH A PRINCIPAL LOCATION OF 4700 COOPER CHAPEL ROAD CONTAINING 33.826 ACRES AND BEING IN LOUISVILLE METRO (CASE NO. 16ZONE1070) (AS AMENDED).

**Sponsors:** Madonna Flood (D-24)

**Indexes:**

**Code sections:**

**Attachments:** 1. O-123-17 V.2 CAM 041817 Rezoning & Form Change from R4 & N to C2 & SMC at 4700 Cooper Chapel Rd 16ZONE1070.pdf, 2. O-123-17 V.1 041317 Rezoning & Form Change from R4 & N to C2 & SMC at 4700 Cooper Chapel Rd 16ZONE1070.pdf, 3. 16ZONE1070\_Menards\_PC.pdf, 4. 16ZONE1070 Applicant's Justification.pdf, 5. 16ZONE1070 Booklet 1.pdf, 6. 16ZONE1070 Booklet 2.pdf, 7. 16ZONE1070 Booklet 3.pdf, 8. 16ZONE1070 Booklet 4.pdf, 9. 16ZONE1070 Legal Description.pdf, 10. 16ZONE1070 Other Minutes.pdf, 11. 16ZONE1070 PC Minutes.pdf, 12. 16ZONE1070 Plan.pdf, 13. 16ZONE1070 Staff Reports.pdf, 14. ORD 077 2017(AS AMENDED).pdf

Date	Ver.	Action By	Action	Result
4/27/2017	2	Metro Council	passed	Pass
4/18/2017	1	Planning/Zoning, Land Design and Development Committee	recommended for approval	Pass
4/18/2017	1	Planning/Zoning, Land Design and Development Committee	amended	
4/13/2017	1	Metro Council	assigned	

### ORDINANCE NO. \_\_\_\_\_, SERIES 2017

**AN ORDINANCE CHANGING THE ZONING FROM R-4 RESIDENTIAL SINGLE FAMILY TO C-2 COMMERCIAL AND CHANGING THE FORM DISTRICT FROM NEIGHBORHOOD TO SUBURBAN MARKETPLACE CORRIDOR ON 15 PROPERTIES WITH A PRINCIPAL LOCATION OF 4700 COOPER CHAPEL ROAD CONTAINING 33.826 ACRES AND BEING IN LOUISVILLE METRO (CASE NO. 16ZONE1070) (AS AMENDED).**

**SPONSORED BY: COUNCILWOMAN MADONNA FLOOD**

**WHEREAS,** the Legislative Council of the Louisville/Jefferson County Metro Government (the "Council") has considered the evidence presented at the public hearing held by the Louisville Metro Planning Commission and the recommendations of the Planning Commission and its staff as set out

in the minutes and records of the Planning Commission in Case No. 16ZONE1070; and

**WHEREAS**, the Council concurs in and adopts the findings of the Planning Commission for the zoning changes and form district changes in Case No. 16ZONE1070 and approves and accepts the recommendations of the Planning Commission as set out in said minutes and records;

**NOW, THEREFORE, BE IT ORDAINED BY THE LEGISLATIVE COUNCIL OF THE LOUISVILLE/JEFFERSON COUNTY METRO GOVERNMENT AS FOLLOWS:**

**SECTION I:** That the zoning of fifteen (15) properties with a principal location of 4700 Cooper Chapel Road as more particularly described in the minutes and records of the Planning Commission in Case No. 16ZONE1070 and containing 33.826 acres is hereby changed from R-4 Residential Single Family to C-2 Commercial and the form district of all of the aforesaid properties is hereby changed from Neighborhood to Suburban Marketplace Corridor; provided, however, said properties shall be subject to the binding elements as set forth in the minutes of the Planning Commission in Case No. 16ZONE1070.

**SECTION II:** Binding Element 5 is hereby amended as follows:

Prior to receiving a temporary or permanent certificate of occupancy, the following road improvements shall be constructed:

- a. A right turn lane from Preston Hwy to Maple Springs Drive,
- b. A right turn lane from Cooper Chapel Road to the main site entrance (across from Preston Crossings Blvd), and
- c. A left turn lane from Cooper Chapel Road to the main site entrance (across from Preston Crossing Blvd).

All striping, signal head and signal modification costs are to be the responsibility of the developer.

**SECTION IIII:** This Ordinance shall take effect upon its passage and approval.

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H. Stephen Ott  
Metro Council Clerk

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David Yates  
President of the Council

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Greg Fischer  
Mayor

Approved: \_\_\_\_\_  
Date:

**APPROVED AS TO FORM AND LEGALITY:**

Michael J. O'Connell  
Jefferson County Attorney

By: \_\_\_\_\_

O-123-17(jc)