

Letter of Explanation

Data Vault Drive (207 N. English Station Road)

The subject property is in the City of Middletown.

The subject property is zoned PEC and located in the Suburban Workplace Form District.

The current owner if the Louisville Water Company.

The applicant (Middletown Acquisition, LLC) is purchasing the eastern end of the site or the portion of the property extending from the existing access drive (near the existing Water Towers) towards the east along Data Vault Drive. The proposed lot will be created by minor subdivision plat separating it from the existing water towers lot.

The applicant is proposing to construct two one story buildings. Each building will have a retail component, but the majority of the building square footages will be industrial warehouse space. Truck loading is proposed with docks available to both buildings.

There is an existing storm water detention basin on site, that will be utilized.

Vehicular access will be from the existing access drive (in a private access easement) and also from Data Vault Drive a public roadway.

Utilities (sanitary sewer, electric, telephone, water) are available on site or in the adjacent rights of ways or easements.