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May 1, 2023

Case Manager
Louisville Metro Planning & Design Services
444 S. 5th Street, 3rd Floor
Louisville, KY 40202

Re: Amendment to Conditions of Approval for “Louisville Mega Cavern”, located at 1841 Taylor Ave, previous docket nos. B-15780-11 and 9-17-88C

Dear Case Manager:

We are herewith filing a Modified Conditional Use Permit (“Mod. CUP”) application for the above referenced property to modify a prior condition of approval.

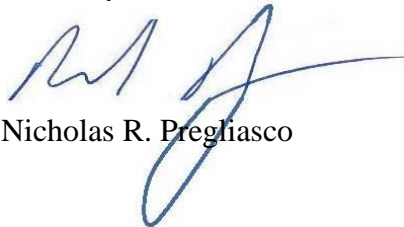
The applicant is in the process of expanding the warehouse space inside the cavern. The current condition of approval for the modified CUP approved in 2011 permits 1,730,000 square feet of space to be used for all uses in the underground area, which includes the proposed warehousing use. The applicant has since spent considerable time and money in surveying and mapping the underground space to determine what portion of the underground space is usable for warehousing needs based upon the layout of the underground.

The applicant is currently the only holder of a CUP granted pursuant to LDC 4.2.52, under which the original CUP was granted and under which the modified CUPs were approved. The applicant requests that this Condition be modified to allow 2,700,000 square feet in the underground area. The additional square footage request will allow for the utilization of existing underground space centrally located in Louisville Metro thus fostering economic development and job growth within the area and Louisville Metro.

We look forward to answering any questions you may have regarding this development.

Many thanks.

Sincerely,



Nicholas R. Pregliasco