

Letter of Explanation – Variance Request for 8-Foot Fence and Sliding Gates

Property Address: 3740 Bardstown Rd, Louisville, KY 40218

To Whom It May Concern,

We are respectfully requesting approval of a variance to allow the installation of an 8-foot chain link fence with controlled access sliding gates to enclose the rear parking lot at 3740 Bardstown Road.

This request is driven by significant and ongoing security concerns affecting our property and our employees. Over an extended period of time, we have experienced multiple criminal incidents within this rear parking area, including repeated catalytic converter thefts, vehicles being broken into, and gas tanks being drilled to steal fuel. These incidents have occurred during normal business hours, creating not only financial hardship but also serious safety concerns for our staff.

Despite taking proactive measures, including the installation of multiple security cameras throughout the property, these efforts have not deterred criminal activity. We have filed police reports for these incidents and have provided surveillance footage to law enforcement; however, no arrests have been made, and the problem continues. As a result, we have incurred repeated and escalating costs, with cumulative repair expenses representing a significant financial burden.

Equally concerning is the risk to personal safety. These crimes have taken place while employees are present on site, raising the possibility that an employee could inadvertently encounter an individual actively committing a crime. This presents an unacceptable safety risk that we are obligated to address.

The proposed fence and gates are a reasonable and necessary measure to mitigate these issues. While current regulations limit fence height to 6 feet, the property already has an existing 8-foot chain link fence installed around much of the perimeter. Extending this same height and material to enclose the remaining rear lot is both consistent and logical. An 8-foot fence provides a significantly greater deterrent to criminal activity than a 6-foot fence and aligns with the established security measures already in place on the property.

Importantly, the proposed improvements will not negatively impact the surrounding area. The fence and gates will be located in the rear parking lot and will not be visible from Bardstown Road. As such, they will not alter the visual character of the corridor or surrounding properties. The improvement is strictly related to security and does not expand or intensify the use of the property in any way.

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The hardship necessitating this variance is not self-created but arises from persistent criminal activity and the specific layout of the site. Strict application of the current fence height limitation would prevent us from implementing an effective and consistent security solution, thereby limiting our ability to provide a safe environment for employees and visitors.

For these reasons, we respectfully request approval of this variance. Given the ongoing nature of these incidents and the potential safety risks involved, we also ask for consideration of an expedited review process.

Thank you for your time and consideration.

Sincerely,



Branden Bledsoe

Senior Vice President & Chief Operations Officer

Transcend Credit Union

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26-VARIANCE-0078

Mr. Driscoll,

We are writing to inform you that we are applying to Louisville Metro for a variance to install an 8-foot chain link fence with controlled access sliding gates around the rear parking lot at 3740 Bardstown Road.

This request is being made due to ongoing security concerns at the property, including multiple incidents of vehicle break-ins, catalytic converter thefts, and fuel theft. These issues have persisted despite the presence of security cameras and coordination with law enforcement. The proposed fencing is intended to help deter criminal activity and improve safety for employees and visitors.

Current regulations limit fence height to 6 feet; however, we are requesting a variance to allow an 8-foot fence, which is consistent with the existing fencing already installed around much of the property and provides a more effective level of security.

The proposed fence and gates will be located in the rear parking area and will not be visible from Bardstown Road or significantly impact the surrounding properties.

This letter is provided as a courtesy to keep neighboring property owners informed of our application. If you have any questions or would like additional information, please feel free to contact us.

Thank you for your consideration.

Sincerely,

Branden Bledsoe
Senior Vice President & Chief Operations Officer
Transcend Credit Union
brandenbledsoe@transcendcu.com

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Mr. Ratterman,

We are writing to inform you that we are applying to Louisville Metro for a variance to install an 8-foot chain link fence with controlled access sliding gates around the rear parking lot at 3740 Bardstown Road.

This request is being made due to ongoing security concerns at the property, including multiple incidents of vehicle break-ins, catalytic converter thefts, and fuel theft. These issues have persisted despite the presence of security cameras and coordination with law enforcement. The proposed fencing is intended to help deter criminal activity and improve safety for employees and visitors.

Current regulations limit fence height to 6 feet; however, we are requesting a variance to allow an 8-foot fence, which is consistent with the existing fencing already installed around much of the property and provides a more effective level of security.

The proposed fence and gates will be located in the rear parking area and will not be visible from Bardstown Road or significantly impact the surrounding properties.

This letter is provided as a courtesy to keep neighboring property owners informed of our application. If you have any questions or would like additional information, please feel free to contact us.

Thank you for your consideration.

Sincerely,

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