

Louisville Metro Land Development & Transportation Committee - February 9, 2023

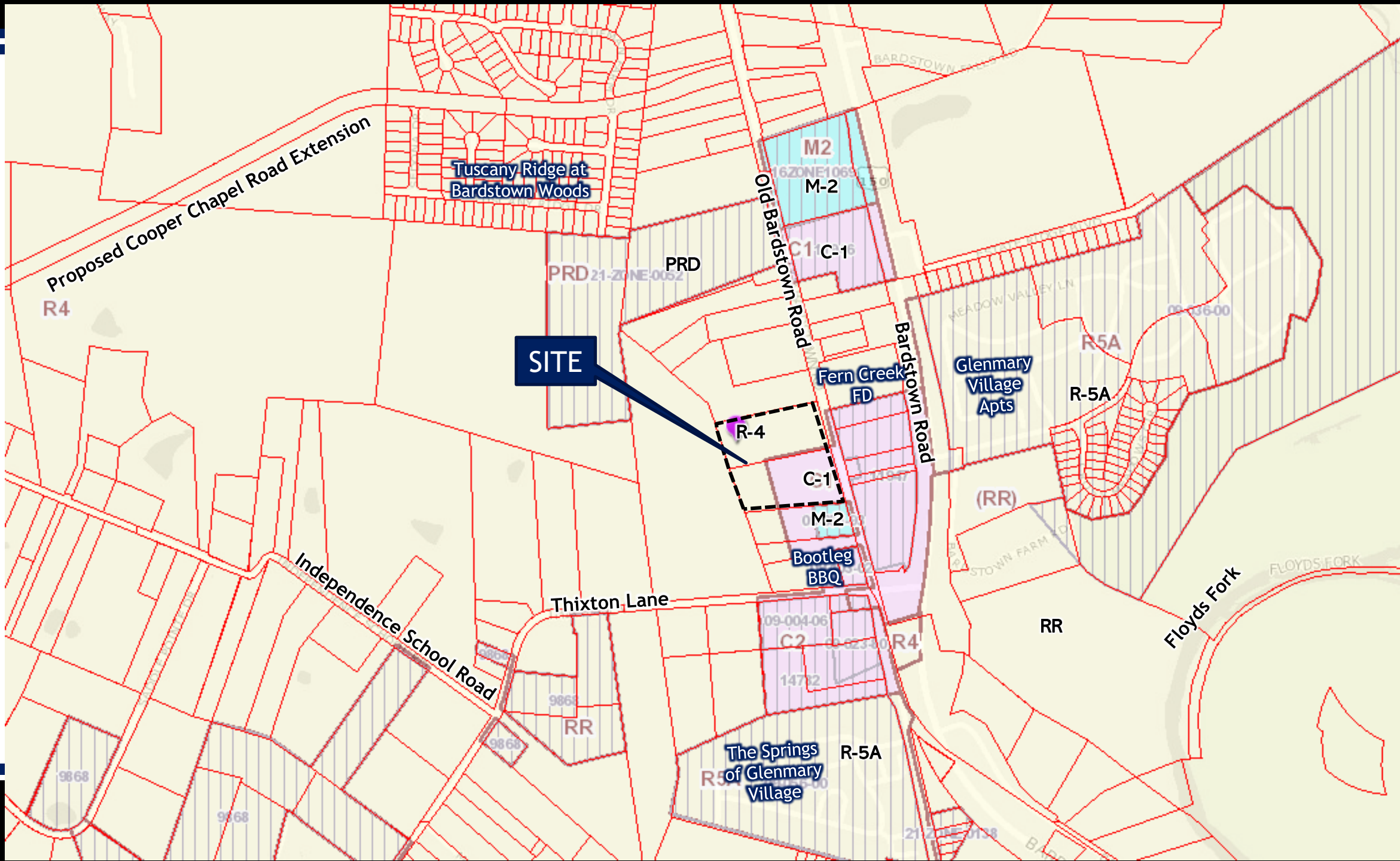
Louisville Metro Land Development & Transportation Committee - January 26, 2023 (continued)

Neighborhood Meeting - July 14, 2022

Docket No. 22-ZONE-0105

Zone change from R-4 and C-1 to R-6 to allow a 110-unit townhome community on property located at 9408 & 9500 Old Bardstown Road





Tuscany Ridge at Bardstown Rd

SITE

Old Bardstown Road

Bardstown Road

Fern Creek FD

Glenmary Village Apts

McVey Plumbing

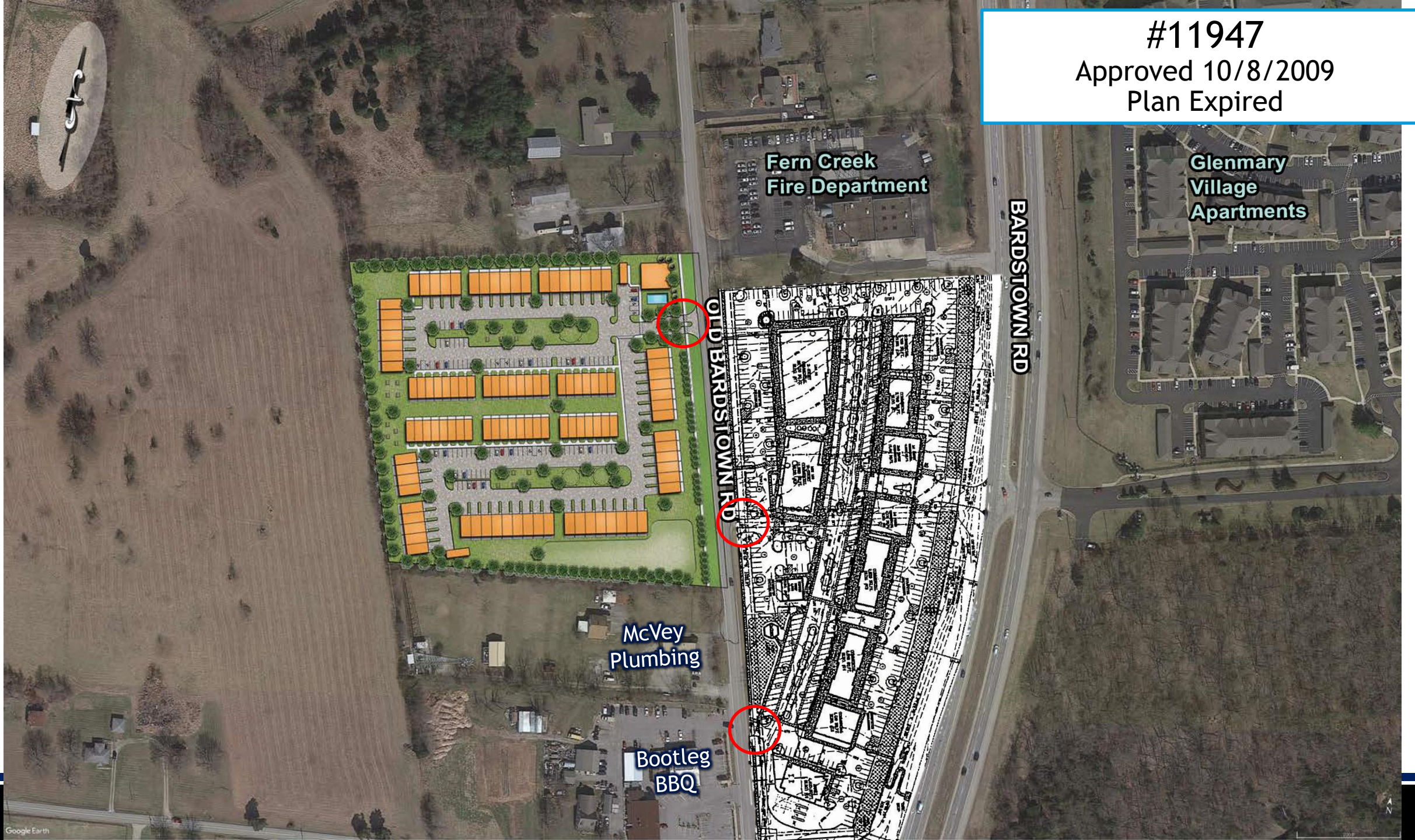
Bootleg BBQ

Thixton Lane

#11947

Approved 10/8/2009

Plan Expired



Roadway Improvements

Tuscany Ridge at Bardstown Rd

SITE

Applicant to dedicate
east/west roadway
through site
(waiver requested)

Fern
Creek FD

Glenmary
Village Apts

Applicant to construct
additional lane along
frontage

McVey
Plumbing

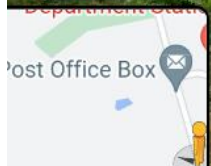
Bootleg
BBQ

Thixton Lane

Applicant to
construct additional
right turn lane

9605 Old Bardstown Rd
Louisville, Kentucky
Google
Street View - Jul 2021

SITE



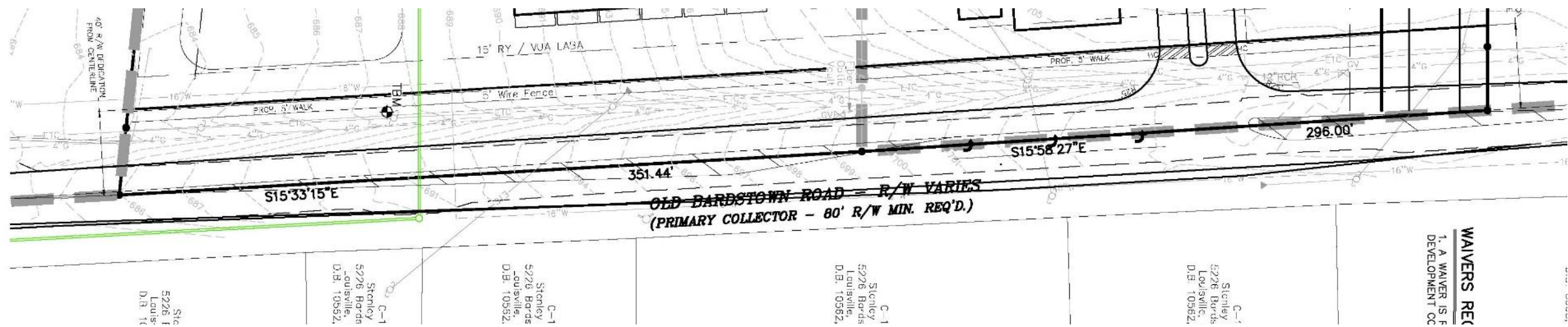
Applicant to construct
3-lane section along
frontage

Looking north down Old Bardstown Road from the southern most point of site.

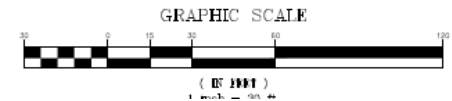
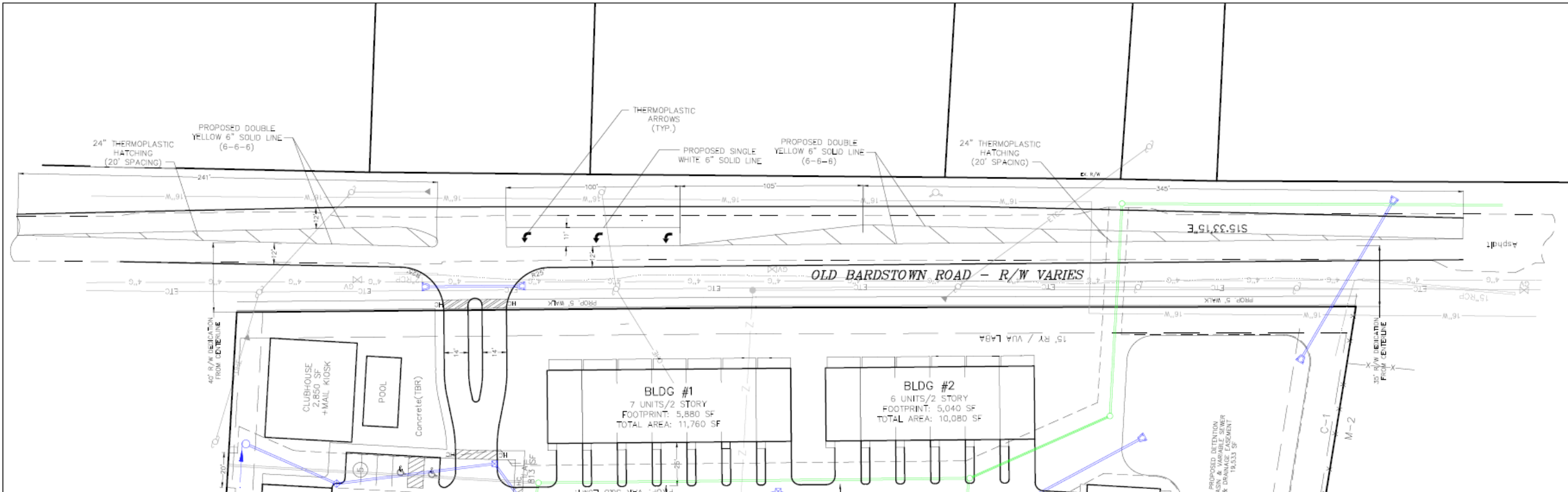
Proposed Development Plan



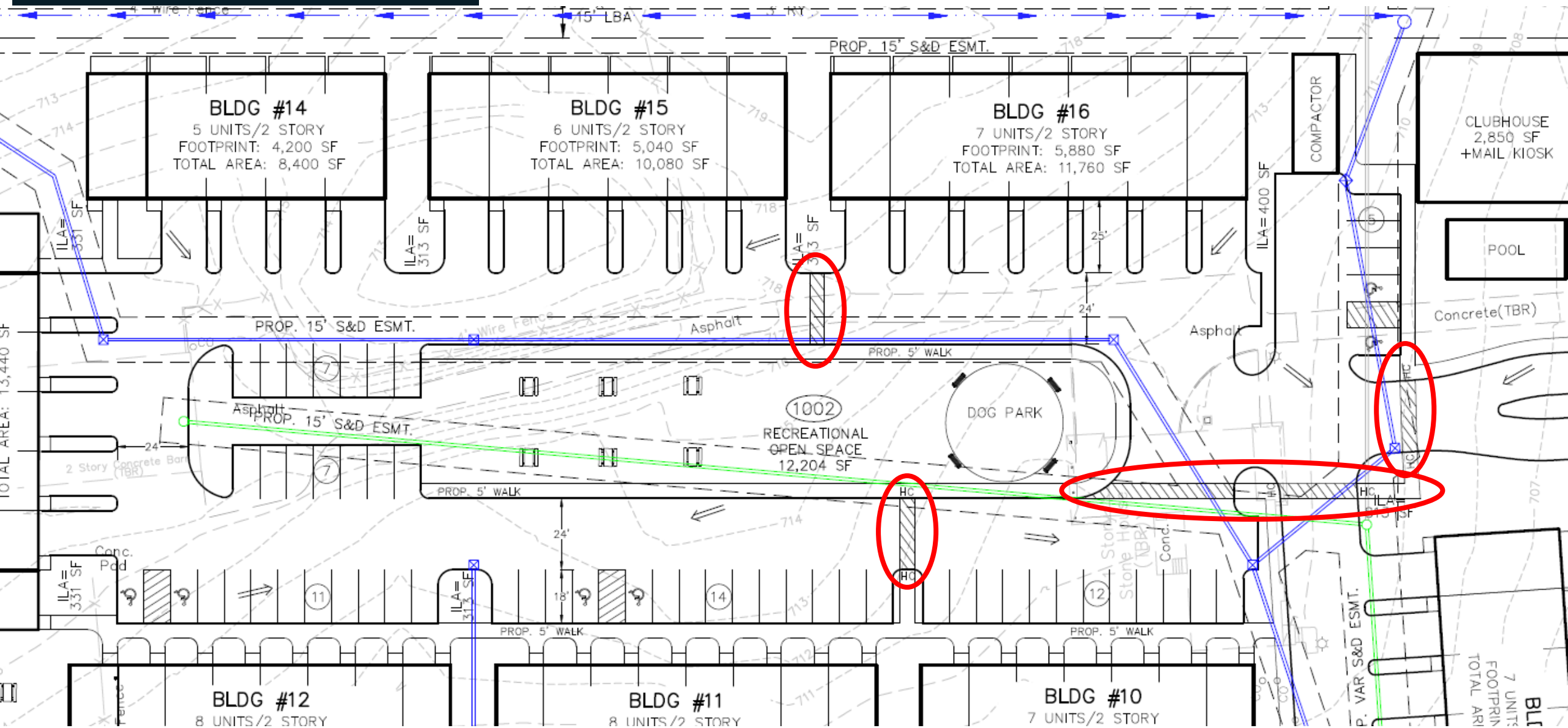
ROW Dedication Plan



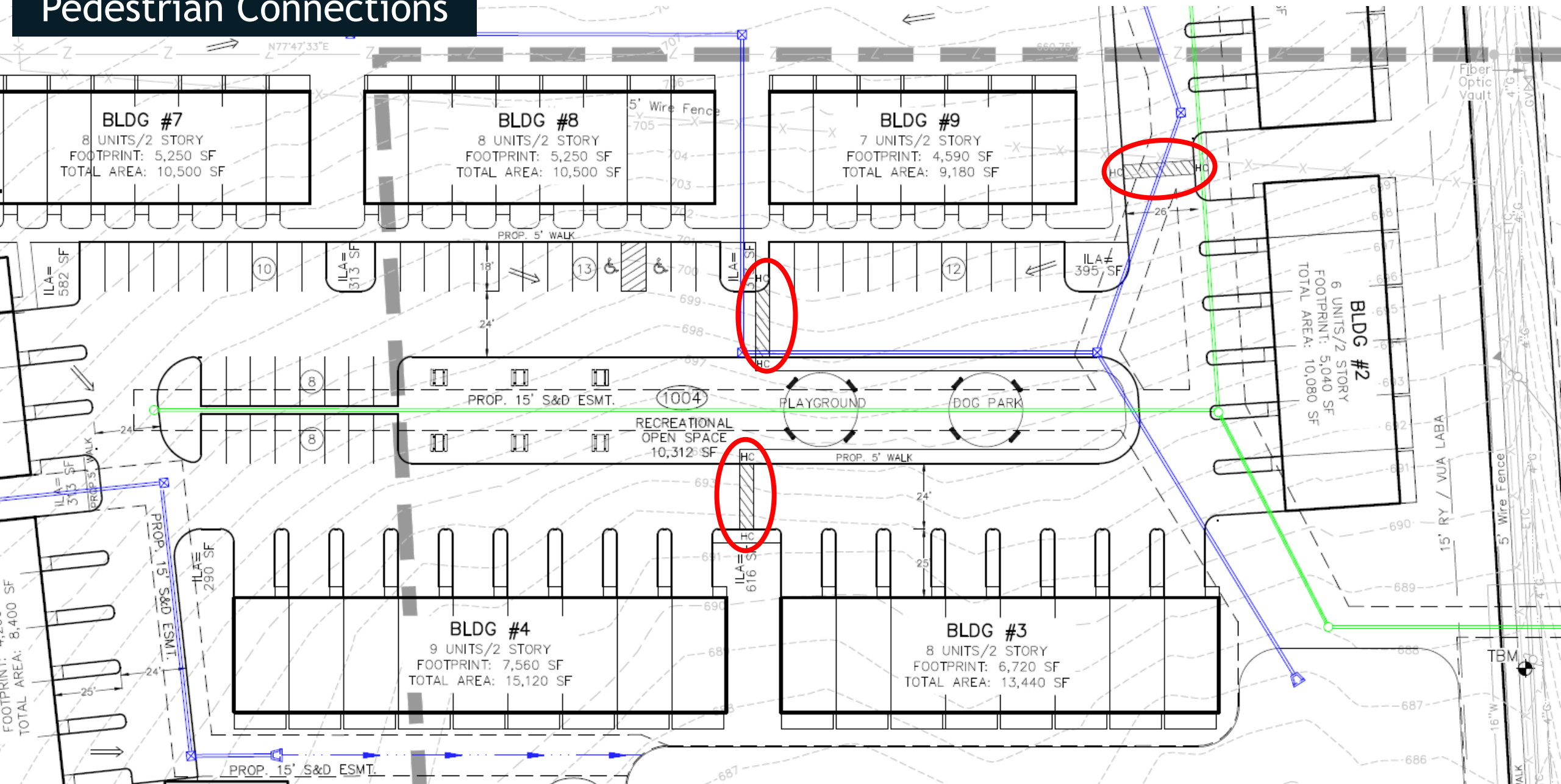
Turn Lane Exhibit



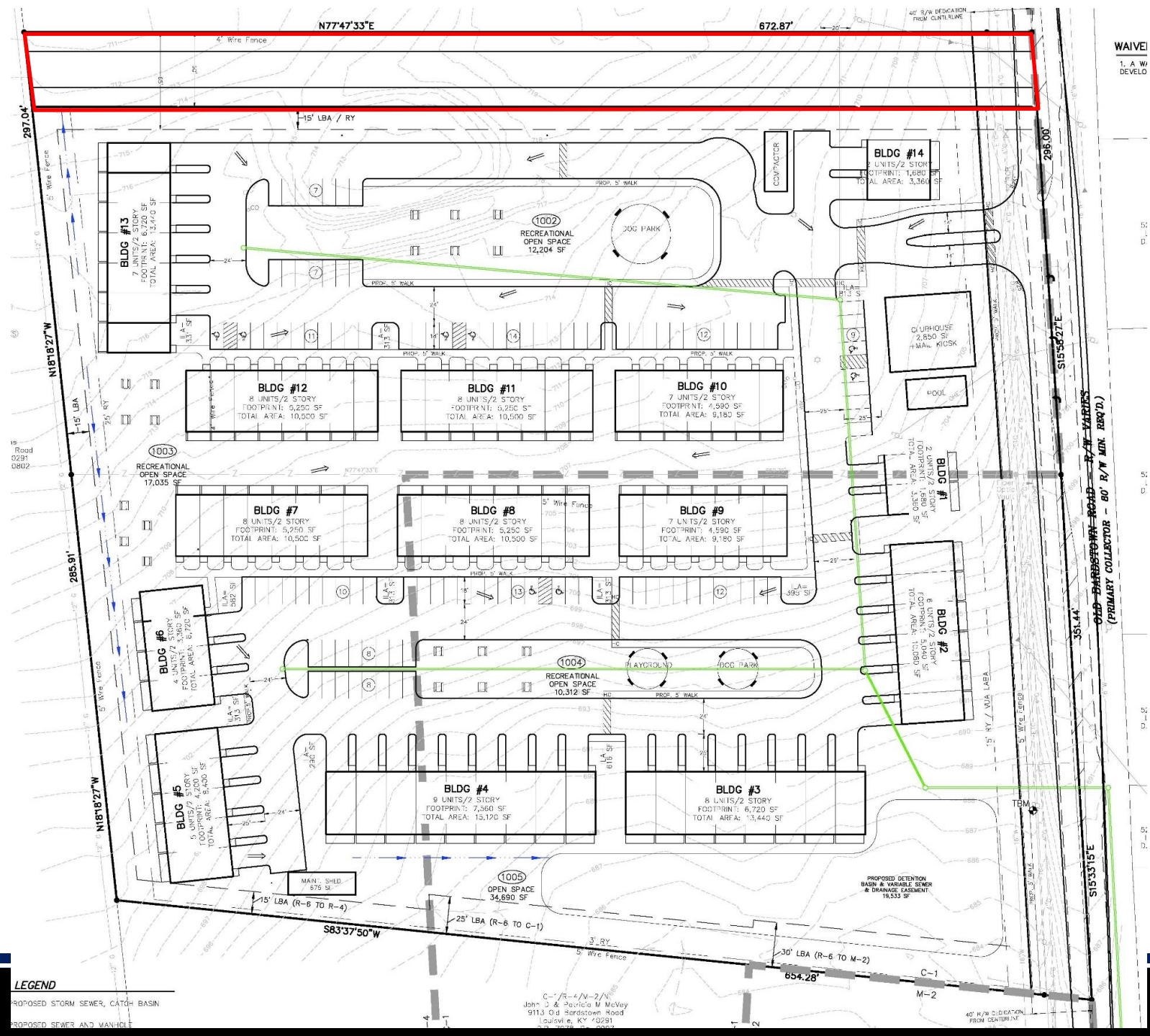
Pedestrian Connections



Pedestrian Connections

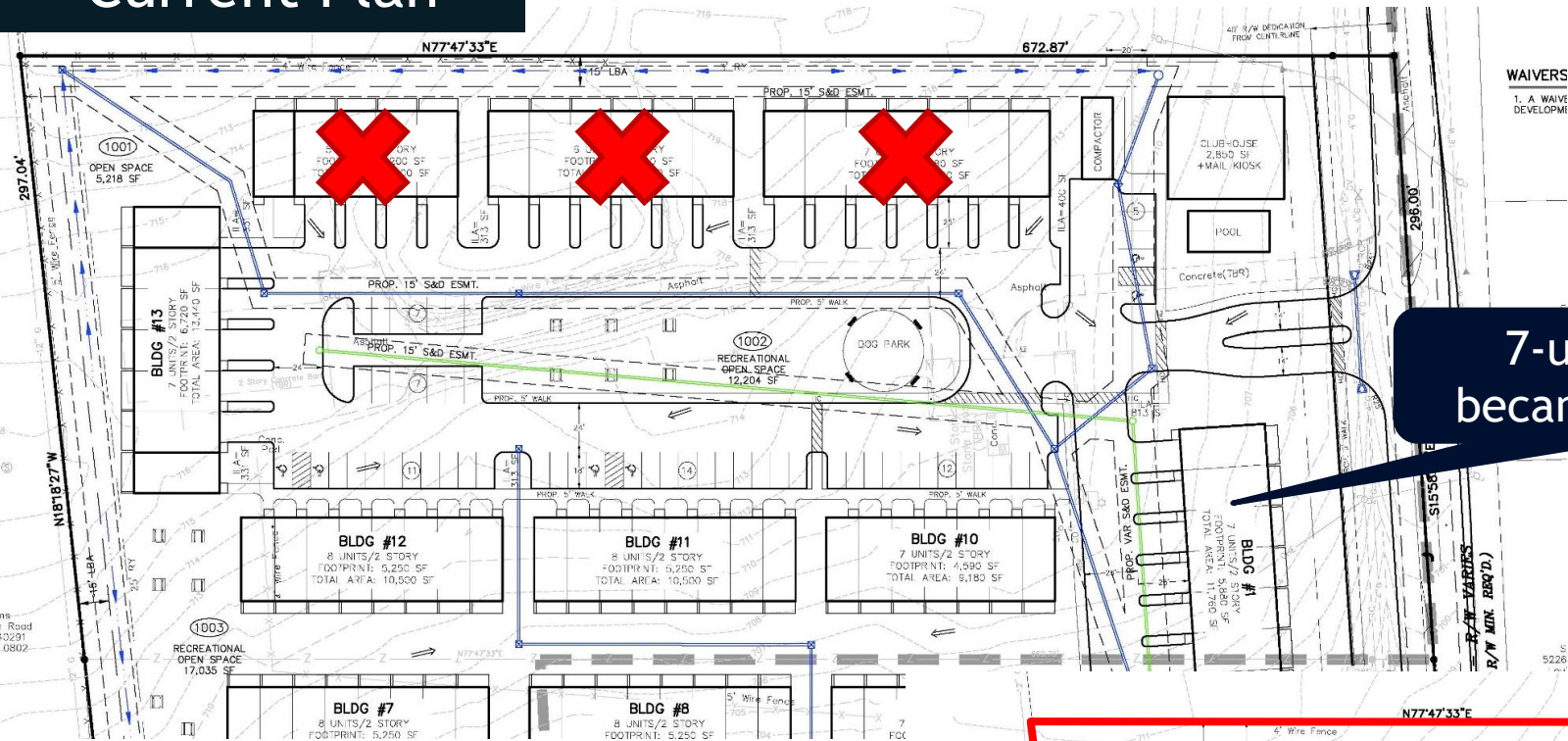


ROW Dedication Plan



WAIVER
1. A W
DEVELO

Current Plan

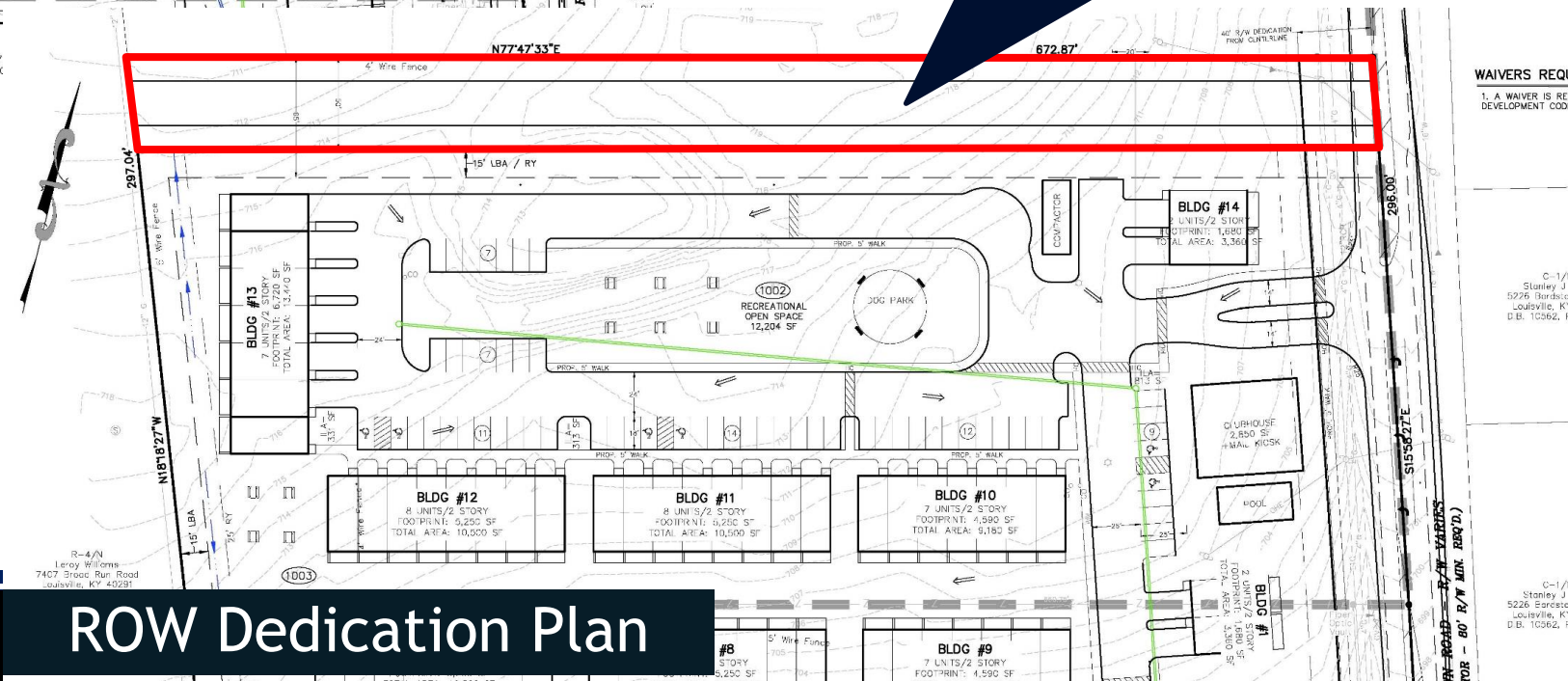


7-unit building became 2-duplexes

50 ft ROW Dedication (14% of site)

Loss of 21 units with 50 ft ROW dedication

ROW Dedication Plan



WAIVERS REQUIRED
1. A WAIVER IS REQUIRED FOR DEVELOPMENT CODE

C-1/N
Stanley J. Smith
5226 Bencroft
Louisville, KY 40208
D.B. 1C562, Pg. 1

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Questions?

