

# Planning Commission

## Staff Report

February 6, 2025



<b>Case No:</b>	16ZONE1028
<b>Project Name:</b>	1832 Frankfort Ave
<b>Location:</b>	1832 Frankfort Ave
<b>Owner(s):</b>	WOAD LLC
<b>Applicant:</b>	Lisa Alexander
<b>Jurisdiction:</b>	Louisville Metro
<b>Council District:</b>	9 – Andrew Owen
<b>Case Manager:</b>	Jay Lockett, AICP, Planning Supervisor

### REQUEST(S)

- Binding Element Update

### CASE SUMMARY/BACKGROUND

The subject site was rezoned from R-5B to CR per docket 16ZONE1028. The property contains a mixed-use building with residential units as well as a storefront, which previously contained a beauty salon. The applicant proposes to renovate a portion of the building for use as a restaurant. Binding element 8 added by Metro Council states “Any use of the property as a restaurant, delicatessen, or similar use shall require approval of the Planning Commission.”

### STAFF FINDING

The use is permitted within the CR zoning district. No changes are proposed to the approved plan or binding elements.

### TECHNICAL REVIEW

No technical review for this matter.

### INTERESTED PARTY COMMENTS

None received.

### REQUIRED ACTIONS:

- **Approve** or **deny** the proposed restaurant use

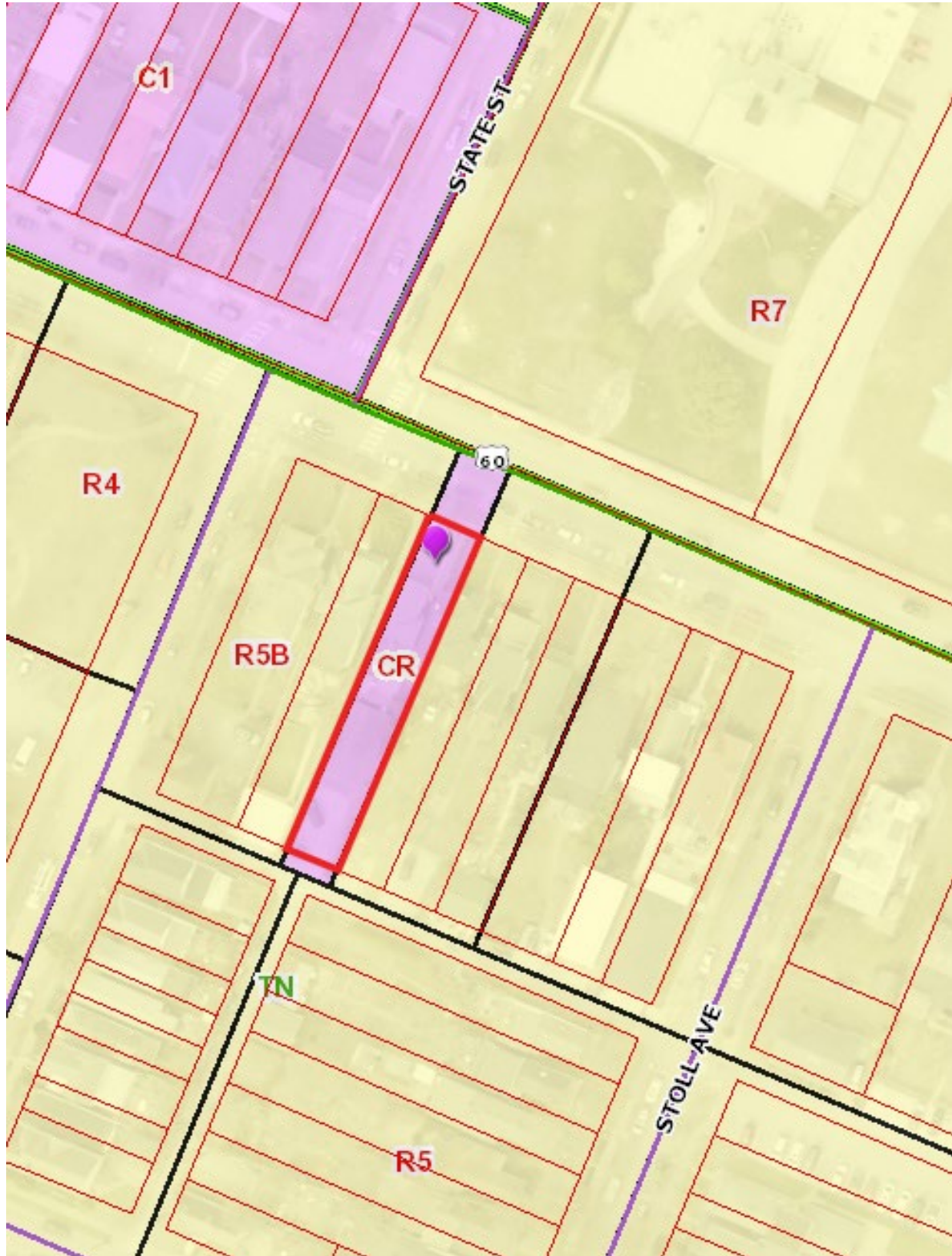
### NOTIFICATION

Date	Purpose of Notice	Recipients
1/22/2025	Hearing before PC	First tier adjoining property owners and residents Speakers from the previous Public Hearing Registered Neighborhood Groups in Council District 4

## **ATTACHMENTS**

1. Zoning Map
2. Aerial Photograph

1. Zoning Map





2. Aerial Photograph

