

## St Germain, Dante

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**From:** Bob Richman <bobrichman104@gmail.com>  
**Sent:** Sunday, May 5, 2024 2:47 PM  
**To:** St Germain, Dante  
**Cc:** Bob Richman; Terry Richman; Marti Foster  
**Subject:** Case #24-Zone-0014; 908 & 910 S. English Station Road

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My wife and I live across the street in the Lake Villages of Landis Lakes. This entire community is residential. There is no commercial until you get to US 60/Shelbyville Road. I know of no one in my neighborhood who is interested in a commercial development directly across the street, particularly with a large storage warehouse and 24/7 lights. The development makes no financial sense unless they can park vehicles and trailers under the power lines. This will create a catrosphetic "eye sore" that only reduces property values. This type of facility needs to be located in a commercial / warehouse zone.

Summary of reasons why not!

- Residential area
- 24/7 lights
- "Junkyard" look with cars, trucks, boats and trailers parked outside
- Commercial signage
- 3 story storage warehouse at the street
- Narrow road access
- 24/7 hours of operation

***Bob and Terry Richman***  
***911 Ridge Point Drive***  
***(502) 550-0905***

## St Germain, Dante

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**From:** Deanna Southerling Clark <dsoutherling@gmail.com>  
**Sent:** Saturday, April 27, 2024 8:58 AM  
**To:** St Germain, Dante  
**Subject:** Comment on case 24-ZONE-0014

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Hello case manager,

I am a resident against the proposed change in zoning for the below mentioned project. The area should remained zoned for residences as housing is desperately needed. Please enter my comments in opposition to this project and zoning change into the official record for case number 24-ZONE-0014.

S. English Station Mini-Warehouse

Zone change from R-4 to C-M to allow a mini-warehouse storage facility on 12.68 acres

Subject Property: 908 & [910 S English Station Road](#)  
Case Number: 24-ZONE-0014

Best,  
Deanna Clark

Sent from my iPhone

## St Germain, Dante

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**From:** Harrington, Scott  
**Sent:** Wednesday, February 7, 2024 2:53 PM  
**To:** Councilman Kevin Kramer; St Germain, Dante  
**Cc:** Kramer, Kevin  
**Subject:** 23-zonepa-0137

Dante,

Would you please include Ms. Foster's comments below to the official case record so that planning commissioners and council members may read and consider testimony?

Ms. Foster – change in zoning cases are handled differently than other items that come before the Metro Council. Comments must be submitted on record and council members may only consider letters of support or opposition that is in the case file. I do encourage you to participate at the public hearings when they scheduled.

Thank you!

Scott



Scott W. Harrington | **Legislative Assistant**  
Office of Councilman Kevin J. Kramer  
Louisville Metro Council | District 11

phone: 502.574.3456

email: [scott.harrington@louisvilleky.gov](mailto:scott.harrington@louisvilleky.gov)



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**City Hall**

601 West Jefferson Street  
Louisville, Kentucky 40202

*Thank you for the opportunity to serve!*

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**From:** Councilman Kevin Kramer <no-reply@wufoo.com>  
**Sent:** Wednesday, February 7, 2024 2:08 PM  
**To:** Kramer, Kevin <Kevin.Kramer@louisvilleky.gov>; Harrington, Scott <Scott.Harrington@louisvilleky.gov>  
**Subject:** Contact Councilman Kevin Kramer [#2364]

**Name \*** Marti Foster

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**Address** 

\* 900 Ridge Point Drive  
Louisville, KY 40299  
United States

**Phone** (502) 235-3317

**Number**

\*

**Email** \* [martifoster1010@gmail.com](mailto:martifoster1010@gmail.com)

**Comments** \*

My/our issues of concern regarding the proposed building of a Boat and RV Storage Unit at 908 and 910 So. English Station Road. Case: 23-zonepa-0137. I am attaching a copy of my letter to Dante St Germain with regard to our concerns about this proposed building in our NEIGHBORHOOD. As a side note to the attached, we are a neighborhood of homes/apartments. To allow a storage unit housing boats/RVs is simply not a good decision for anyone (other than the builder etc.). South English Station Road is already being over built with apartments/homes due to approvals from metro council and the zoning boards. We do not want this type of building next to our homes. It would be an "eyesore". Please read and consider everyones opinions as this issue progresses.

**Attach****a File**

[issues\\_of\\_concern\\_re\\_storage\\_unit\\_for\\_boats\\_and\\_rvs\\_on\\_so\\_eng\\_sta\\_rd.pdf](#) 102.08 KB · PDF

## St Germain, Dante

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**From:** Marti Foster <martifoster1010@gmail.com>  
**Sent:** Wednesday, February 7, 2024 1:45 PM  
**To:** St Germain, Dante  
**Subject:** 23-ZONEPA-0137 908 & 910 S English Station Road

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I am writing to express both my feelings and concerns regarding the proposed zone change from R-4 to C-M (or C-2 with a cup). Wanting to allow a self storage facility with RV and Boat Parking on property located at 908 and 910 So. English Station Road.

### **Our neighborhoods do not want to approve this zoning change.**

We are a "home life neighborhood" - and not just some additional area where builders can put any kind of building they want close to our HOMES!

This zone change DOES NOT comply or fit in with our HOMES. HOMES BEING THE OPERATIVE WORD!

Why is the zoning board taking away all of our open land spaces and tree canopy? So English Station Road is already over built with more and more apartments that have been zoned and approved by the zoning board over the last several years. Are we to become a concrete jungle?

The renderings that were supplied at the Neighborhood Meeting did NOT show homes/apartments directly across from the proposed building site. These are the HOME AREAS that will be

looking at this *eyesore* every day if approved: (these items are not appropriate builds for our HOME NEIGHBORHOOD).

\* a 3 story climate controlled building at the front of the property

\* a huge sign on the building which does not comply with our HOMES

\* outdoor parking of RVs and boats at the front of the property.

Traffic is already too heavy on So English Station Road with all the current and new apartments/homes being constructed.

The imminent threat of increased crime in our area!

The imminent deterioration of the road itself with huge RVs and boats coming and going on So. English Station Road. NOTE: The current huge construction trucks are already causing issues.

We already have some drivers speeding up and down the road and at all hours of the day and night.

We already have drivers cutting through Taylorsville Road to Poplar Lane (and other short cuts?) trying to get around the traffic and/or construction on the expressways.

The landscaping plans shown on the renderings are minimal and limited to very few trees/bushes compared to other areas on South English Station Road.

There is already a large storage building area being built on Shelbyville Road near Eastwood which the zoning board has approved. We do not need any additional storage buildings especially next door to our HOMES.

The bottom line is that as a NEIGHBORHOOD of homes; and too many apartments already; we simply do not need or desire to have a

storage building right next door to our HOMES. South English Station Road would soon look like certain areas of Shelbyville Road in Middletown and St. Matthews, as well as the Dixie Highway area. WE DO NOT WANT THIS BUILDING OF A STORAGE UNIT ON SOUTH ENGLISH STATION ROAD.

I am sorry that the current owners of this land have decided or needed to sell; however, it is not the proper place to build a boat/RV storage area. Again, we are HOMES and would like for it to stay that way.

Hopefully, ALL of our concerns will be looked at by the developer/attorneys/our Councilman in District 11 and all appropriate persons involved. This type of building is simply not correct for our HOME NEIGHBORHOOD.

Thank you  
Marti Foster

## St Germain, Dante

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**From:** Debbie Hagan <dhagan529@gmail.com>  
**Sent:** Tuesday, January 30, 2024 4:01 PM  
**To:** St Germain, Dante; nrp@hardlaw.net  
**Subject:** Zoning change 23-ZONEPA-0137 - S English station rd

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Good afternoon Dante and Nick

I am not able to attend the zone change and DDDP meeting this evening for the proposed self storage facility with RV and boat parking,

I do, however, want to voice my concerns specifically around increased traffic and large boats and RV's traveling south english station road.

As you are aware, we have had tremendous growth in this area over the past 3 years. new subdivision, too many apartments, condo's, patio homes, town houses. The traffic on south english station road has increased tremendously. Speeding, loud cars is the norm.

I live in Lake Village . Currently active development on both sides of our community and at times, it is impossible to get out of the subdivision with current traffic flow.

Another concern.....will this introduce increased crime in the area?

Will this new storage facility be gated?

What will security look like? Cameras? Guards?

Will there be an impact on south english station road. Road deterioration? Steady traffic of RV's and large boats is not ideal for any community.

Thank you

I look forward to your response and continued updates on this project.

Debbie Hagan  
[Dhagan529@gmail.com](mailto:dhagan529@gmail.com)

## St Germain, Dante

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**From:** gearl@iglou.com  
**Sent:** Tuesday, January 16, 2024 4:39 PM  
**To:** Kramer, Kevin; St Germain, Dante  
**Subject:** [Fwd: Public Meeting on proposed self-storage facility on S English Station Road]

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Councilman Kramer,

I am not a constituent or yours, but I find this proposal comical. We need housing. The number of housing needed may be in question, but the need for housing is not questioned.

This is not the first proposal to change property zoned for residential use to zoning for storage. This proposal caters to people with enough wealth to have a recreation vehicle or boat. People need a place to store their toys.

This says a lot about how a community cares for their fellow human beings.

I will not be surprised to see the applicant receive approval for the zoning change.

Ann Ramser

----- Original Message -----

Subject: Public Meeting on proposed self-storage facility on S English Station Road

From: Councilman Kevin Kramer <kevin.kramer@public.govdelivery.com>

Date: Tue, January 16, 2024 11:52

To: gearl@iglou.com

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Banner

Councilman Kevin Kramer  
Metro Councilman Kevin Kramer

601 W. Jefferson Street  
Louisville, KY 40202  
502.574.1111

\*Contact Kevin Kramer [

[https://louisvilleky.gov/government/metro-council-district-11/contact-councilman-kevin-kramer?utm\\_medium=email&utm\\_source=govdelivery](https://louisvilleky.gov/government/metro-council-district-11/contact-councilman-kevin-kramer?utm_medium=email&utm_source=govdelivery)

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<kevin.kramer@louisvilleky.gov>

Become a Fan

Scott Harrington

Legislative Assistant

Phone: 502-574-3456

Contact Scott Harrington [

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Neighborhood meeting for a proposed change in zoning from R-4 to C-M to allow a self-storage facility with RV & boat parking on property located at 908 & 910 S. English Station Road

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Meeting Time: Tuesday, January 30, 2024, 6 P.M.

Meeting Location: Lakewood Baptist Church, 13803 Shelbyville Road, Louisville, Kentucky

\* Neigh Mtg letter 01 30 24 meeting.pdf [

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Dear Neighbor:

We are writing to invite you to a meeting we have scheduled to present neighbors with our zone change and Detailed District Development Plan (DDDP) to allow a self-storage facility with RV & boat parking to be located as above.

Accordingly, we filed a plan for pre-application review with Planning and Design Services (PDS) that was assigned case number 23-ZONEPA-0137 and case manager Dante St. Germain. The applicant is proposing to build four self-storage buildings with the existing home at 910 S. English Station Road to remain as the storage facility office. We would like to show and explain this plan to neighbors so that we might hear what thoughts, issues and concerns you may have.

In that regard, a meeting will be held on \*Tuesday, January 30, 2024, beginning at 6:00 p.m. at Lakewood Baptist Church located at 13803 Shelbyville Road,\* Louisville, Kentucky.

Enclosed for your review are the following:

1. The development plan sheet
2. LOJIC site location zoning map sheet showing the location of the site
3. Detailed summary sheet of the project
4. Contact information sheet and Information on how to obtain case information online from PDS' online customer service portal
5. PDS' "After the Neighborhood Meeting" sheet

If you are unable to attend the meeting, or have any questions or comments, please feel free to email or call me at the number listed above.

We look forward to our opportunity to visit with you.

Sincerely,

Nick Pregliasco

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