

JEFFERSON COUNTY BOARD OF ZONING ADJUSTMENT

APRIL 17, 1995

DOCKET NO. B-57-95

Applicant: American Synthetic Rubber Corporation

Subject: An application for a Conditional Use Permit to allow a hazardous or objectionable use.

Premises affected: On property known as 4500 Campground Road and being in the unincorporated area of Jefferson County.

Appearances for Applicant:

James L. McGraw, Director of Human Resources & Regulatory Affairs, 4500 Campground Road, Louisville, Kentucky 40216.

Appearances Against Applicant:

None.

On March 28, 1995, Dale Dodrill filed an application for a Conditional Use Permit to allow a hazardous or objectionable use.

On April 17, 1995, at a meeting of the Board, a hearing was held on this case. A drawing showing the premises affected and the existing and proposed construction was presented to each Board member.

In accordance with the Board Bylaws, the staff report and the video prepared for this case will be incorporated into the record. The Board members had received this report in advance of the hearing and this report was available to any interested party prior to the public hearing. See addendum for staff report in full.

A video and map of the site and surrounding area were shown.

Mary Kuchenbrod, Court Reporter, recorded the testimony given in the public hearing.

After the public hearing and a further discussion of the case by the members of the Board in open executive session, on a motion by Member Kline, seconded by Member Troutman, the following resolution was unanimously adopted:

WHEREAS, The Board finds that the applicant has operated at this location since 1943; that the site is located in an area comprised primarily of heavy industrial land uses with the nearest residential use being located approximately 900 feet south of the site; that the conditional use permit is required because of the proposed addition of a new production line and the need to obtain a building permit; therefore, the proposal is in compliance with all applicable guidelines of the Comprehensive Plan and Article, D., 32; and

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WHEREAS, the Board finds that the proposal will not adversely affect the public health, safety or general welfare, as the applicant shall obtain the necessary approval from the Metropolitan Sewer District and the Jefferson County Department of Public Works;

NOW, THEREFORE, BE IT RESOLVED, that the Board does hereby APPROVE the Conditional Use Permit for a hazardous or objectionable use ON CONDITION that:

1. The site shall be developed in strict compliance with the approved development plan. No further development shall occur on the site without prior review and approval by the Board.
2. The Conditional Use Permit shall be "exercised" as described in KRS 100.237 within one year of the Board's vote on this case. If the Conditional Use Permit is not so exercised, the site shall not be used for a hazardous or objectionable use without further review and approval by the Board.