

ORDINANCE NO. _____, SERIES 2025

AN ORDINANCE RELATING TO THE DETAILED DISTRICT DEVELOPMENT PLAN FOR THE PROPERTIES LOCATED AT 16907 AND 16907R AIKEN ROAD CONTAINING APPROXIMATELY 55.87 ACRES AND BEING IN LOUISVILLE METRO (CASE NO. 24DDP0078).

SPONSORED BY: COUNCIL MEMBER ANDREW OWEN

WHEREAS, the Legislative Council of the Louisville/Jefferson County Metro Government (the “Council”) previously approved the zoning change in connection with 16907 and 16907R Aiken Road pursuant to Ordinance No. 142, Series 2021 (the “2021 Ordinance”); and

WHEREAS, as part of the 2021 Ordinance, Binding Element #25 required that any increase in density on the property shall require Council review and approval; and

WHEREAS, a detailed district development plan has been proposed for 16907 and 16907R Aiken Road, pursuant to Case No. 25DDP0078, and in connection with that development plan, it is proposed that the total number of approved lots across all property subject to the 2021 Ordinance (the “Total Site”) would increase from 866 lots to 878 lots; and

WHEREAS, while the plan as shown currently results in 887 lots across the Total Site, there is a condition of approval that there be a note on the plan that the total lots cannot exceed 878 lots without Metro Council approval, so that the developer will either need to remove nine lots over the course of developing the Total Site, or will need to come back to Metro Council at a later date seeking approval for those additional nine lots; and

WHEREAS, the detailed district development plan is subject to Council review and approval based on the 2021 Ordinance; and

WHEREAS, the Council has considered the evidence presented at the public hearing held by the Louisville Metro Planning Commission (the “Planning Commission”) and the recommendations of the Planning Commission and its staff as set out in the minutes and records of the Planning Commission in Case No. 24DDP0078; and

WHEREAS, the Council concurs in and adopts the findings of the Planning Commission approving the detailed district development plan in Case No. 24DDP0078 and approves and accepts the recommendation of the Planning Commission as set out in said minutes and records.

NOW, THEREFORE, BE IT ORDAINED BY THE LEGISLATIVE COUNCIL OF THE LOUISVILLE/JEFFERSON COUNTY METRO GOVERNMENT AS FOLLOWS:

SECTION I: That the detailed district development plan for the properties located at 16907 and 16907R Aiken Road containing approximately 55.87 acres and being in Louisville Metro, as more particularly described in the minutes and records of the Planning Commission in Case No. 24DDP0078, is hereby approved.

SECTION II: This Ordinance shall take effect upon its passage and approval or otherwise becoming law.

Sonya Harward
Metro Council Clerk

Brent Ackerson
President of the Council

Craig Greenberg
Mayor

Approval Date

APPROVED AS TO FORM AND LEGALITY:

Michael J. O'Connell
Jefferson County Attorney

By: _____

O-107-25– Detailed District Development Plan for 16097 and 16907R Aiken Road 04-25-25 (lf)