

**LAND DEVELOPMENT AND TRANSPORTATION COMMITTEE  
MINUTES  
March 13, 2025**

**NEW BUSINESS**

**CASE NO. 24-ZONE-0137**

Request: Change in zoning from R-4 single family residential to R-6 multi-family residential and C-1 commercial with a variance, Parking Waiver, General District Development Plan/Major Preliminary Subdivision, and a Detailed District Development Plan and binding elements.

Project Name: Billtown Road Mixed Use Development  
Location: 6422 Billtown Road  
Applicant: Billtown Road Development LLC  
Representative: Bardenwerper, Talbott and Roberts, PLLC  
Jurisdiction: Louisville Metro  
Council District: 22 – Kevin Bratcher  
Case Manager: Amy Brooks, Planning Supervisor

Notices were sent by first class mail to those adjoining property owners whose names were supplied by the applicants.

The staff report prepared for this case was incorporated into the record. The Committee Members received this report in advance of the meeting. (Staff report is part of the case file maintained in the Office of Planning, 444 South 5<sup>th</sup> Street.)

**Agency Testimony:**

01:01:42 Amy Brooks provided an overview of the request and presented a PowerPoint presentation. Brooks responded to questions from Committee Members. (see recording for details)

**The following spoke in favor of the request:**

Bill Bardenwerper, Bardenwerper, Talbott, & Roberts, 1000 North Hurstbourne Parkway  
Louisville, KY 40223

Kevin Young, Land Design & Development, 503 Washburn Avenue Louisville, KY 40222

Diane Zimmerman, 12803 High Meadows Pike Prospect, KY 40059

**Summary of those in favor:**

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01:10:53 Bill Bardenwerper spoke in favor of the request. Bardenwerper presented a PowerPoint presentation. Bardenwerper answered questions from Committee Members. (see recording for details)

01:16:50 Kevin Young spoke in favor of the request. Young gave the Committee details about the proposed plan. Young answered questions from Committee Members. (see recording for details)

01:27:06 Diane Zimmerman spoke in favor of the request. Zimmerman explained which turn lanes that will be added with this new project. Zimmerman stated that the influx of traffic volume had been calculated and that a traffic study has been completed. Zimmerman answered questions from Committee Members. (see recording for details)

**The following spoke in opposition to the request:  
None**

**Deliberation:**

01:41:34 Committee deliberation

**An audio/visual recording of the Land Development & Transportation Committee meeting related to this case is available on the Office of Planning website, or you may contact the Customer Service staff to view the recording or to obtain a copy.**

**RESLOVED**, that the Louisville Metro Land Development & Transportation Committee by general consensus scheduled case number 24-ZONE-0137 to be heard at the April 24, 2025, Planning Commission public hearing.