



Civil Engineering
Surveying
Land Planning
Construction Inspection

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January 13, 2022

Louisville Metro
Planning & Design Services
444 S. Fifth Street
Louisville, KY 40202

**SUBJECT: 5401/5405 New Cut Road Rezoning
Request for Rezoning from C-1 to C-2
Justification Statement**

Planning & Design Services:

Application is being provided for rezoning of the subject property from C-1 to C-2 to allow compliance to utilize more than (2) automotive repair bays with the existing building (existing 5750 SF), and also to construct an additional (2) automotive repair bays (916 SF) for a total of 6,666 square feet. This property is currently operating as an automotive repair facility, and is located at the corner of New Cut Road and Palatka Road, with the Town Center Form District, adjacent to other commercial zoning, including C-2 zoning to the south along New Cut Road.

The proposed project will conform to the Comprehensive Plan and Land Development Code and existing utilities are already provided to the site. Additional landscaping may be provided if necessary for compliance.

Please review this submittal and let us have your comments. As always, thank you for your assistance. Please do not hesitate to give me a call at 292-9288 should you have questions.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Chris Crumpton'.

Christopher T. Crumpton, P. E.
Director of Engineering/Principal

CTC/mlr

RECEIVED

JAN 18 2022

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