

Request: Record Plat Amendment Project Name: Tree Preservation Easement  
Shift Location: 6510 Innisbrook Drive Owner/Applicant: Stephanie Altobellis  
Representative: Joel Latto Jurisdiction: City of Prospect Council District: 16 -  
Scott Reed Case Manager: Lacey Gabbard, AICP, Planner I

# Development Review Committee

## Staff Report

October 16, 2019



<b>Case No:</b>	19-MPLAT-0023
<b>Project Name:</b>	Tree Preservation Easement Shift
<b>Location:</b>	6510 Innisbrook Drive
<b>Owner(s):</b>	Stephanie Altobellis
<b>Applicant:</b>	Joel Latto
<b>Jurisdiction:</b>	City of Prospect
<b>Council District:</b>	16 – Scott Reed
<b>Case Manager:</b>	Lacey Gabbard, AICP, Planner I

### REQUEST(S)

- Record Plat Amendment

### CASE SUMMARY/BACKGROUND

The subject site is in the R-4 Single-Family Residential Zoning District and Village Form District. The property is part of a recorded plat known as Innisbrook Subdivision Section 1, recorded at Plat Book 46, Page 53. The applicant is proposing to construct a 332.45 square foot addition on the rear of an existing single-family structure. The applicant is requesting a 15 foot reduction of Tree Preservation Easement Limit Line in order to accommodate the proposed addition. There is also an existing MSD easement on the property in which the applicant obtained an easement release from MSD.

### STAFF FINDING

The plat is in order. Proper notification of the minor subdivision plat was sent to the affected parties in accordance with the Land Development Code section 7.1.91.B.

### TECHNICAL REVIEW

There are no outstanding technical issues associated with this request.

### INTERESTED PARTY COMMENTS

Staff has received no comments from interested parties concerning this request.

### REQUIRED ACTIONS

- **APPROVE** or **DENY** the **Record Plat Amendment**

**NOTIFICATION**

Date	Purpose of Notice	Recipients
10-4-2019	Hearing before DRC	1 <sup>st</sup> tier adjoining property owners
10-7-2019		Registered Neighborhood Groups in Council District 16

**ATTACHMENTS**

1. Zoning Map
2. Aerial Photograph

# 1. Zoning Map



6510 Innisbrook Dr.

feet



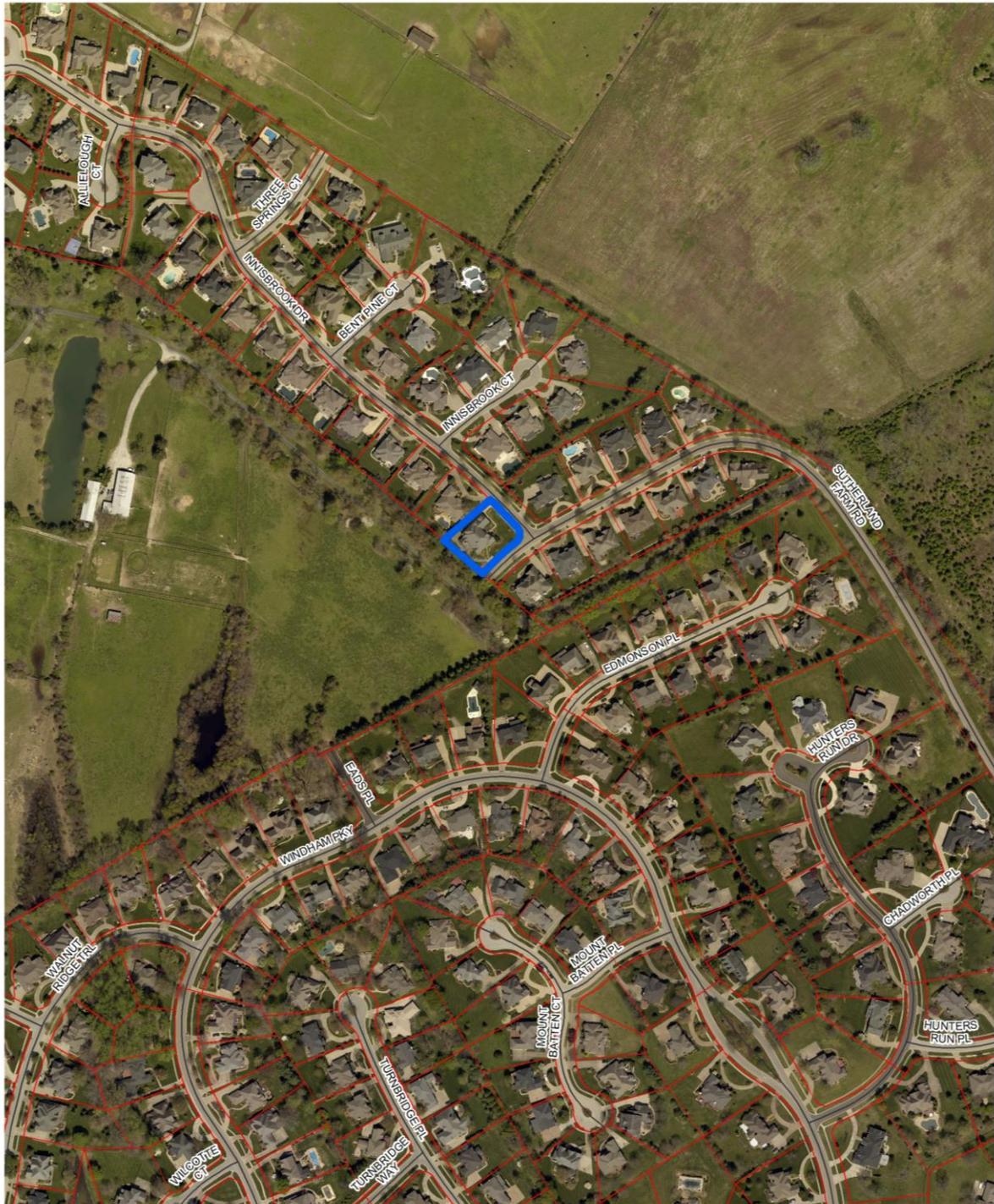
330

Map Created: 1/9/2019



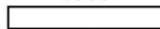
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2. Aerial Photograph



6510 Innisbrook Dr.

feet



330

Map Created: 1/9/2019



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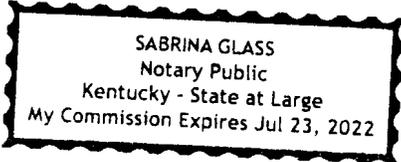
**Certification of Acknowledgment**

Commonwealth of Kentucky  
County of Jefferson

I, Sabrina Glass, a Notary Public in and for the County aforesaid do hereby certify that the foregoing plat of Tree Preservation Limit Shift was this day presented to me by Stephanie Altobellis, known to me, who executed these Certificates in my presence and acknowledges it to be her free act and deed.

Witness my hand and seal this 13th day of September, 2019.  
My Commission expires: 23rd day of July, 2022.

[Signature]  
Notary Public



**Certificate of Ownership and Dedication**

(This certificate must be signed by the owner(s) of all property shown on the plat. Separate certificates for each owner may be used.)

This is to certify that the undersigned is the owner of the land shown on this plat and hereby acknowledges the same to be the plat of Tree Preservation Limit Shift

[for a major plat, fill in subdivision name; for a minor plat, fill in the owner's name(s) and deed book(s) and page(s)] and does hereby dedicate to public use N/A shown thereon.

[Signature]  
Owner(s) Signature

\_\_\_\_\_  
Owner(s) Signature

\_\_\_\_\_  
Owner(s) Signature

\_\_\_\_\_  
Address

**Zoning Certificate**

This certificate must be signed by the owner(s) of all property shown on the plat. With the exception of those existing encroachments which are not affected by the actions of this plat and are noted hereon, I / We hereby certify all of the lots of this minor subdivision and any existing buildings and improvements thereon and/or any buildings and improvements included in a building permit either applied for or approved thereon are in compliance with all the provisions of the Form District Regulations. With the exception of those encroachments noted on the face of the plat, any such buildings or improvements not in compliance with the Form District Regulations have been granted all necessary variances by the Board of Zoning Adjustment as described in Docket No. \_\_\_\_\_ or documentation of the existence of the buildings or improvements prior to the adoption of the applicable regulations has been submitted to Planning Commission staff.

[Signature]

Owner(s) Signature

