



# Louisville Metro Government

## Meeting Agenda – Final

### Planning and Zoning Committee

*Chair Madonna Flood (D-24)*

*Vice Chair Scott Reed (R-16)*

*Committee Member Phillip T. Baker (D-6)*

*Committee Member Ben Reno-Weber (D-8)*

*Committee Member Jennifer Chappell (D-15)*

*Committee Member Betsy Ruhe (D-21)*

*Committee Member Robin Engel (R-22)*

*Committee Member Khalil Batshon (R-25)*

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May 02, 2023

1:00 PM

Council Chambers/Virtual

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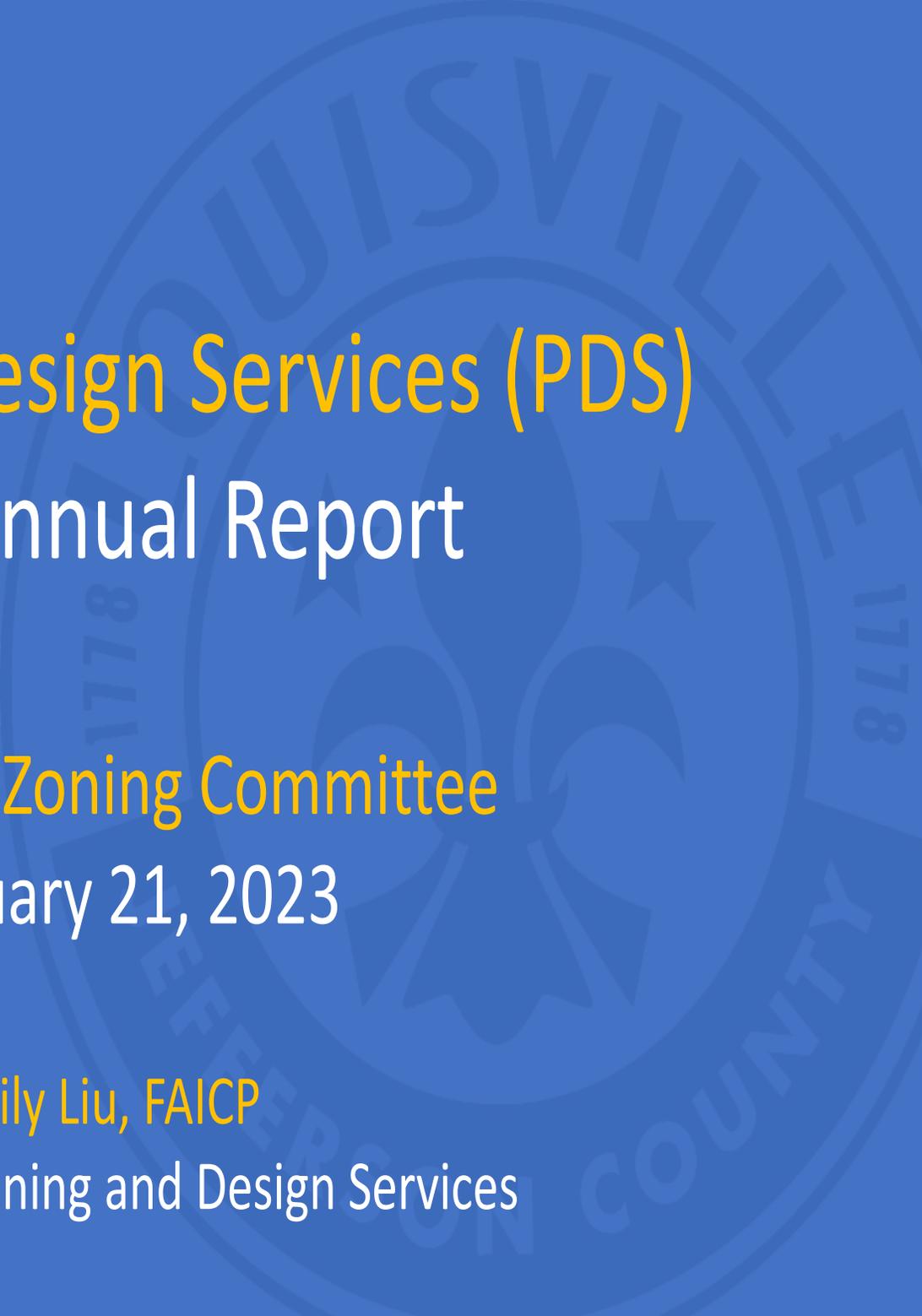
**THIS MEETING IS BEING HELD VIA VIDEO TELECONFERENCE**

**23-0160** ALL THINGS PLANNING AND ZONING: Emily Liu and Staff, Planning and Design

Sponsors:

Louisville Metro  
Government

Page

The background of the slide features a large, faint, circular seal of Yantisville, Georgia. The seal contains the text "YANTISVILLE" at the top, "1778" on the left and right sides, and "YANTISVILLE GEORGIA" at the bottom. In the center of the seal is a fleur-de-lis with a star above it.

# Planning & Design Services (PDS)

## 2022 Annual Report

Planning & Zoning Committee  
February 21, 2023

Emily Liu, FAICP  
Director of Planning and Design Services

# PLANNING & DESIGN SERVICES

*The Mission of PDS is to oversee land use planning and design services in directing economic growth and physical development in a manner as to ensure the prosperity, health, safety, and general welfare of the community.*



## What Does Planning & Design Services Do?

PDS is responsible for administering the policies, programs and regulations that guide Metro's development.

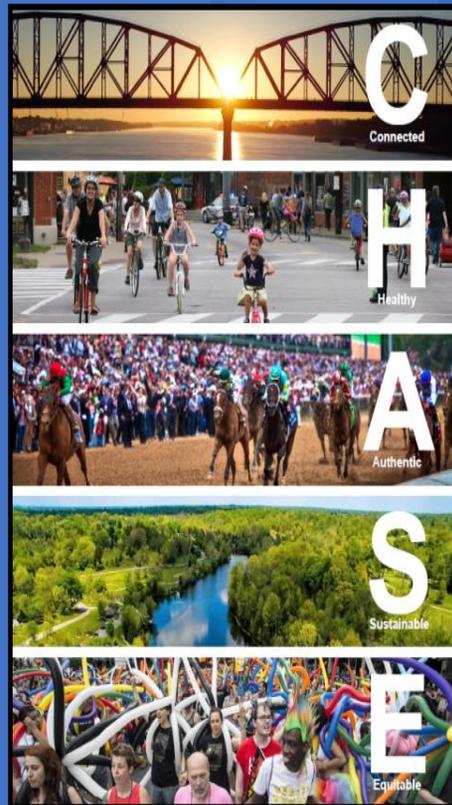
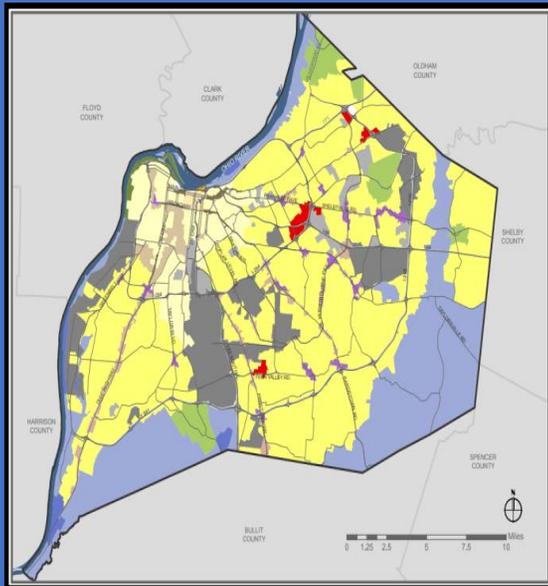
# COMPREHENSIVE PLAN

## Vision Statement:

*In 2040, Louisville Metro is a vibrant and diverse community that is connected, healthy, authentic, sustainable and equitable, with compassionate citizens and memorable places among its greatest assets and where all people are able to achieve their full potential.*

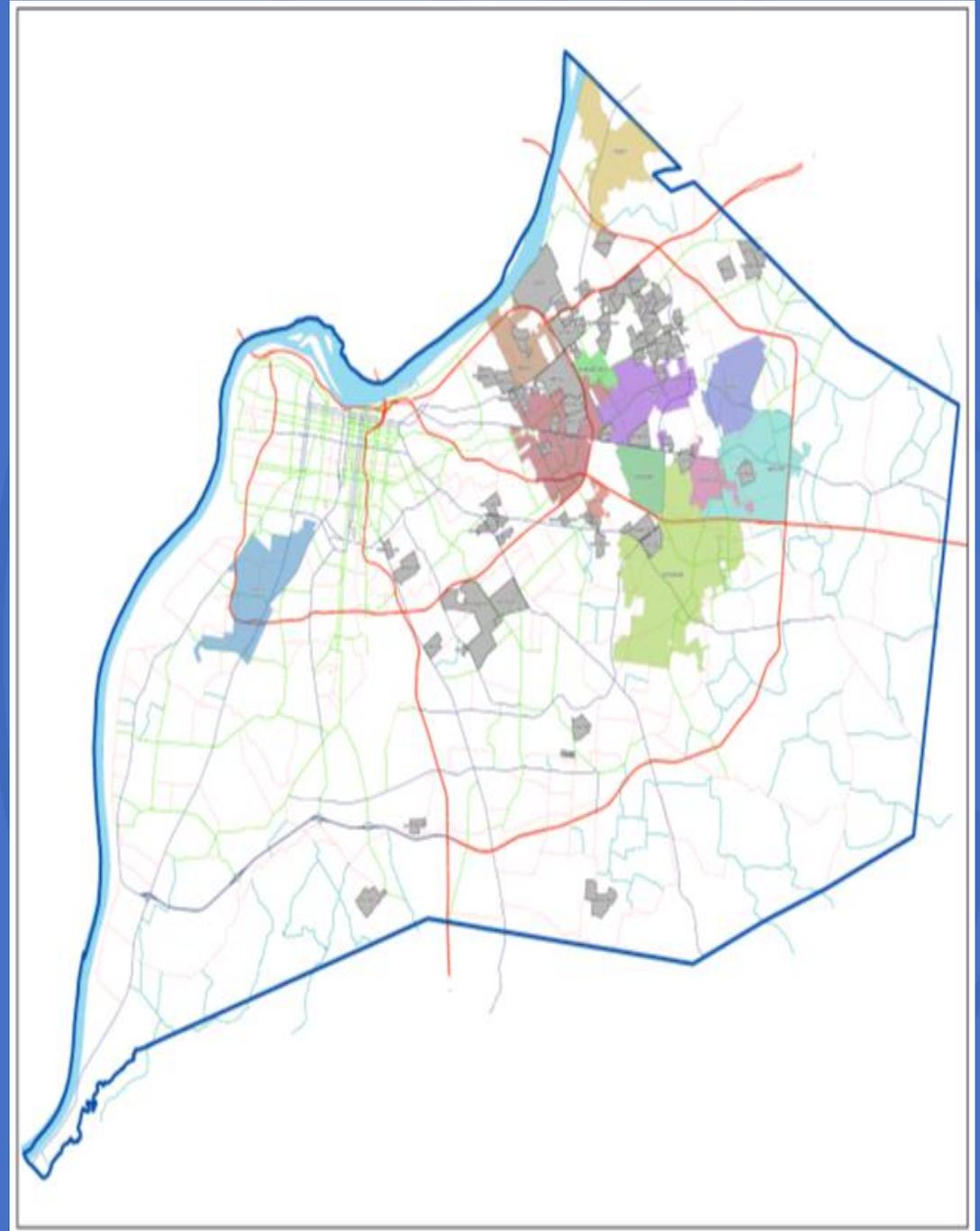
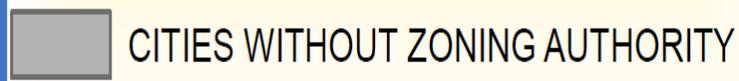
## Effective Date:

January 1, 2019





# SMALL CITIES WITH ZONING AUTHORITY



# PLANNING & DESIGN SERVICES

**BOZA**

**PLANNING  
RESOURCES**

**TRANSPORTATION  
PLANNING**

**URBAN DESIGN**

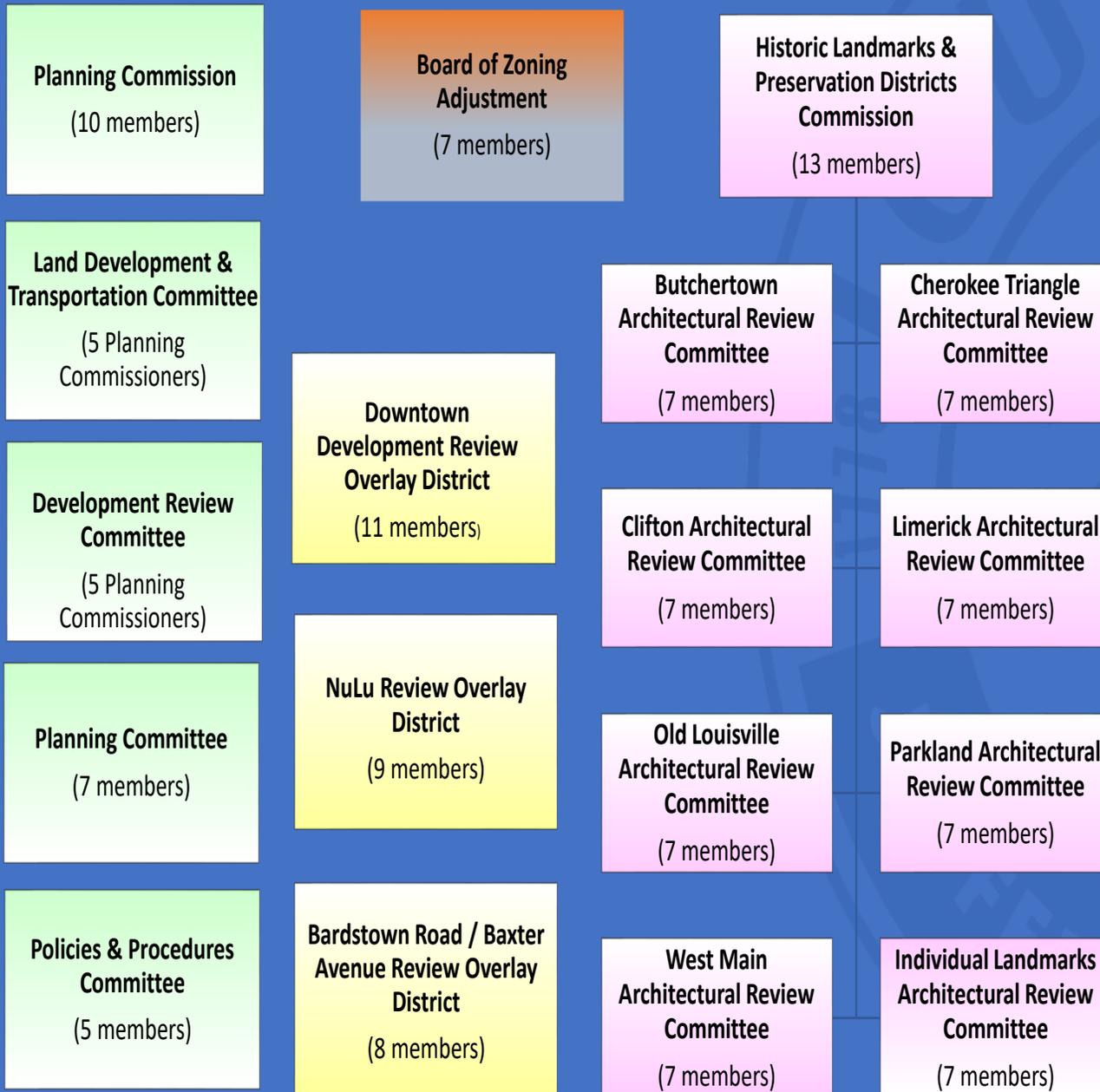
**ZONING**

**ZONING  
ENFORCEMENT**



- Maintaining Louisville's Comprehensive Plan
- Administering Zoning Codes for 13 Legislative Bodies
- Zoning, Subdivision & Site Plan Review
- Historic Preservation & Urban Design Review
- Customer Service
- Zoning Enforcement
- Transportation Planning

# BOARDS, COMMISSIONS & COMMITTEES



# 2022 ACCOMPLISHMENTS

- In-Person/Virtual Hybrid meetings started in May. This has benefited members of the community who are unable to make it downtown or are only interested in observing meetings, as well as out-of-town members of applicant parties. There have been over 1,000 people who have logged into virtual meetings.
- PDS staff worked with members from the American Planning Association's Ohio and Indiana Chapters to host the 2022 OKI Regional Planning Conference in Louisville. Over 400 planning professionals and local officials attended the three-day affair, which was held in Louisville for the first time since 2008.



# 2022 ACCOMPLISHMENTS

## Kentucky Child Care Facts

# HALF

of Kentucky communities are child care deserts, where families have limited or no access to child care

# 14%

of parents quit a job, did not take a job, or greatly changed their job due to problems with child care for children under 6

Child care expenses for an infant take up

# 36%

of a single parent's income

All data are prior to the pandemic.



BLUEPRINT for

KENTUCKY'S CHILDREN

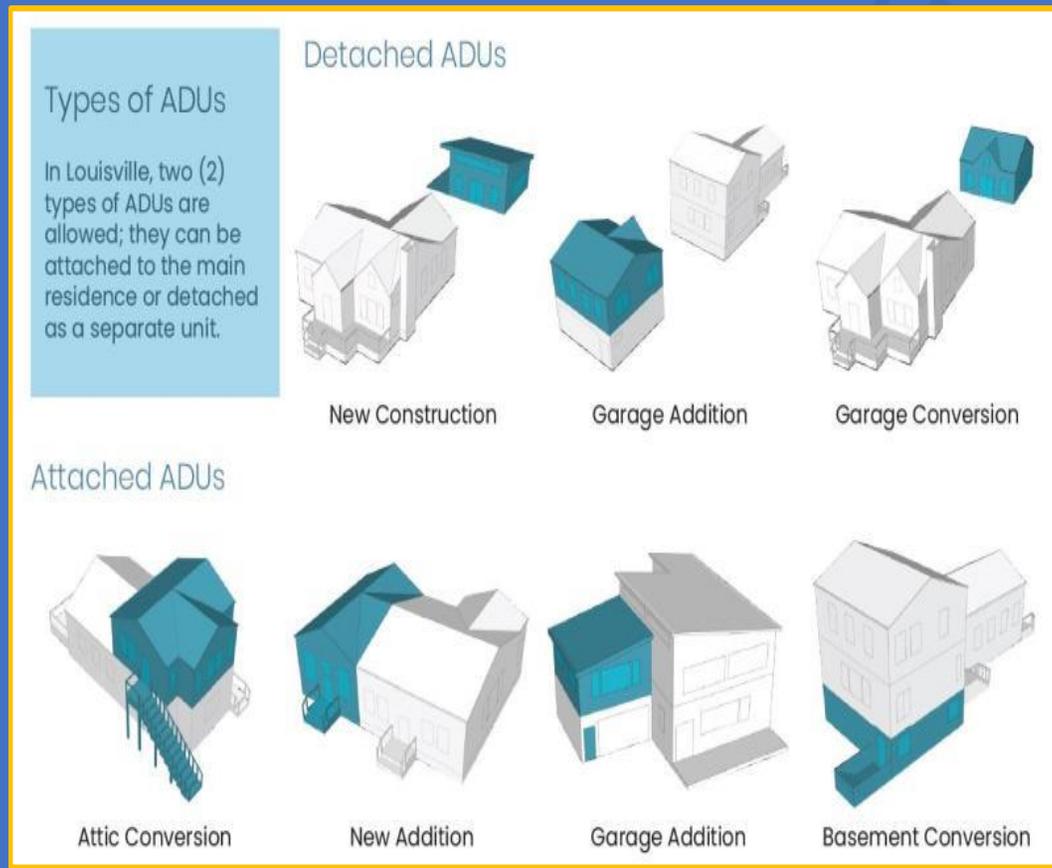
[kyyouth.org/blueprintky](http://kyyouth.org/blueprintky)

- A Land Development Code amendment to reinstitute regulations to permit childcare facilities in R-4 and R-5 zoned areas with a conditional use permit were approved. Other LDC amendments include the passage of regulations to allow establishments to create Outdoor Dining spaces and Heavy Truck parking regulations.



# 2022 ACCOMPLISHMENTS

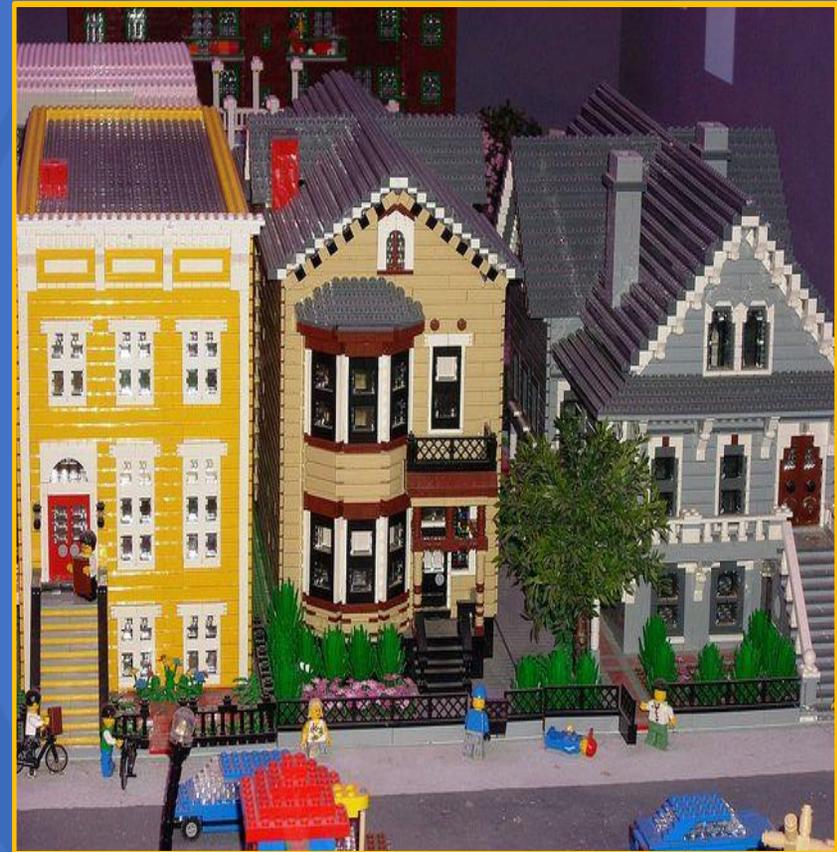
- PDS earned an AARP Challenge Grant to help create materials designed to educate the public about Accessory Dwelling Units and how they can go about establishing units like this on their properties.



- PDS collaborated with Lexington-Fayette Urban County Government Division of Planning to conduct the 2022 ADU Conference in February 2022.
- <https://youtu.be/NDMwd0MPztM>
- <https://louisvilleky.gov/government/planning-design/accessory-dwelling-units-adu>

# 2022 ACCOMPLISHMENTS

- PDS staff took the zoning show on the road, conducting “Neighborhood Office Hours” at locations around the community. These sessions allowed residents to speak with planners about topics that they felt were important, and gave PDS staff an opportunity to discuss Middle Housing Initiatives with citizens. This included our “Middle Housing Workshop,” where citizens were encouraged to engage with one another to create their ideal neighborhood using LEGO bricks representing various types of housing and uses.



# 2022 ACCOMPLISHMENTS

- National Trust for Historic Preservation awarded historic Quinn Chapel AME Church a \$150,000 grant for electrical services.
- National Alliance of Preservation Commissions awarded Metro's Landmarks Commission with an award for the survey work conducted on buildings in the Beechmont Neighborhood and City of Lynnview.
- As part of its Underrepresented Community Grants program, the National Parks Service awarded Louisville Metro a \$30,000 grant to go towards the completion of a survey and National Register nomination for the James Taylor-Jacob School Subdivision.



APPLICATION TYPE	NUMBER OF APPLICATIONS
<b>Administrative</b> (Zoning Certifications, STR Registrations, Signs, etc.)	<b>2,428 (2,374)</b>
<b>BOZA</b> (Variances, CUPs, etc.)	<b>648 (490)</b>
<b>Site Plan</b> (Dev Plans, Waivers, etc.)	<b>723 (607)</b>
<b>Subdivision</b> (Minor Plats, Record Plats, etc.)	<b>252 (274)</b>
<b>Urban Design</b> (Certificates of Appropriateness, Designations, etc.)	<b>331 (305)</b>
<b>Zoning</b> (Zonings and Streets)	<b>200 (196)</b>
<b>TOTAL</b>	<b>4,682 (4,246)</b>

# WHAT'S UP?

CUP Pre-Apps – 267 (up 88 percent from 2021)

Formal CUPs – 144 (up 58.2 percent)

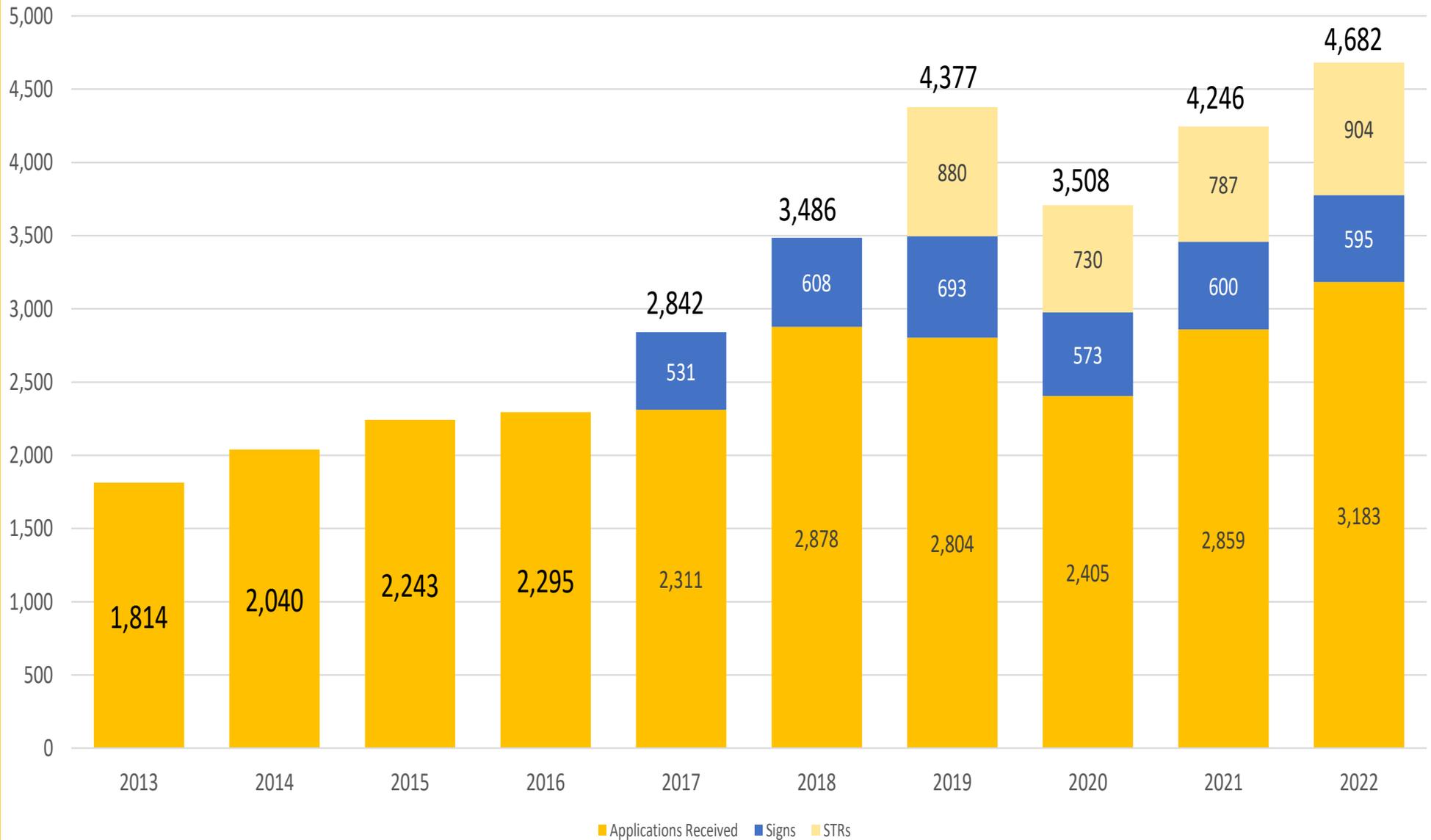
Waivers – 248 (up 49.4 percent)

Category 2Bs – 60 (up 42.8 percent)

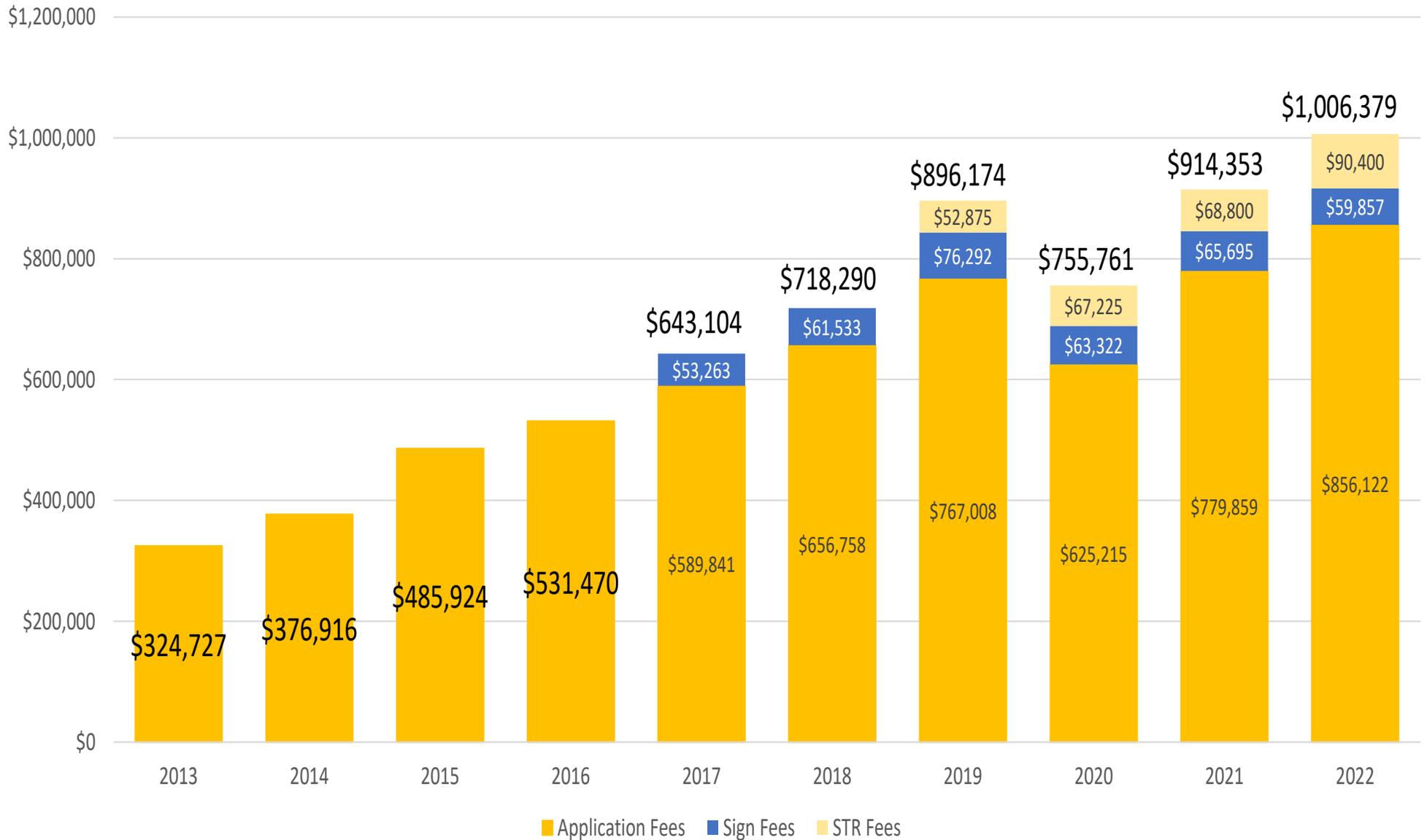
Zoning Pre-Apps – 105 (up 16.7 percent)

Certificates of Appropriateness – 291 (up 7 percent)

# Total Applications: 2013 to 2022



# Fees Accepted: 2013 to 2022



# Average Meeting Times and Number of Meetings

## Planning Commission (30 meetings)

- 3 hours 32 minutes (Overall)
- 3 hours 54 minutes (5 Night Hearings)

## LD&T (20 meetings): 2 hours 37 minutes

## DRC (23 meetings): 2 hours 4 minutes

## Other PC Committees (6 meetings)

## BOZA (30 meetings): 3 hours 55 minutes

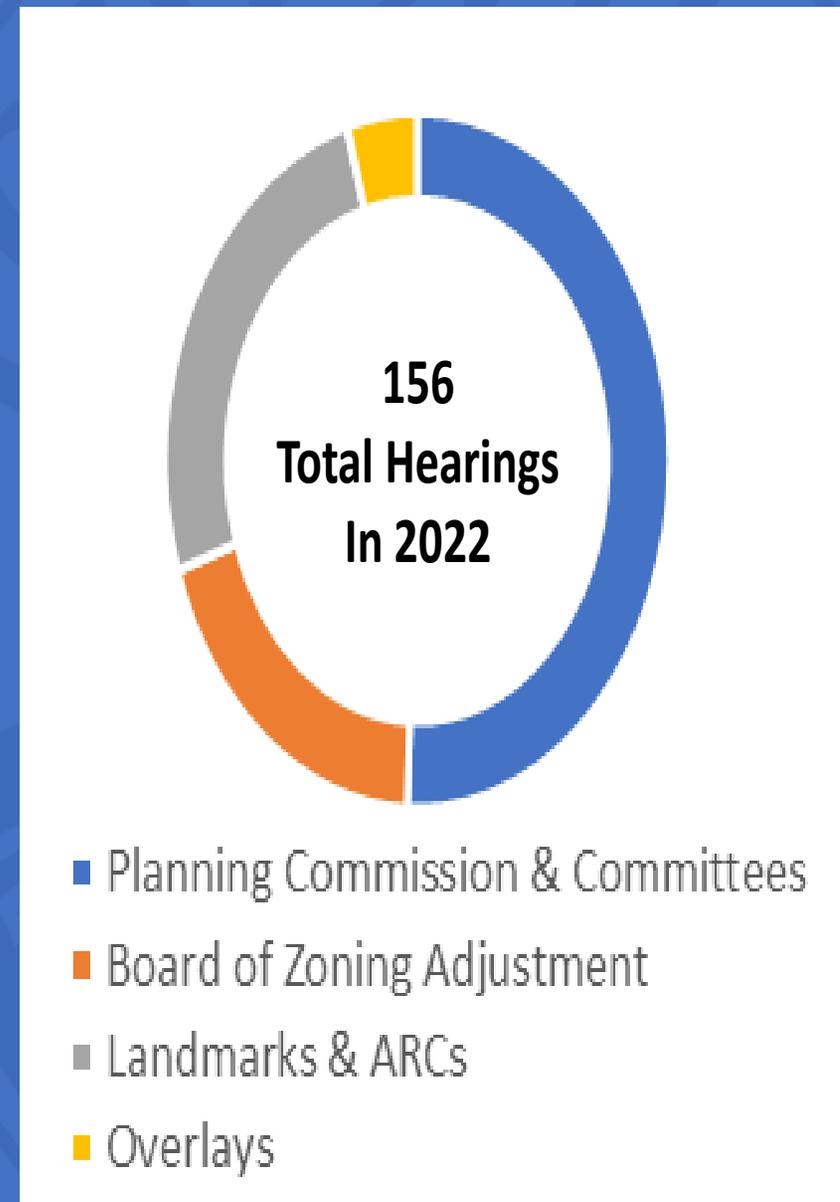
## Landmarks Commission (8 meetings)

- 1 hour 36 minutes

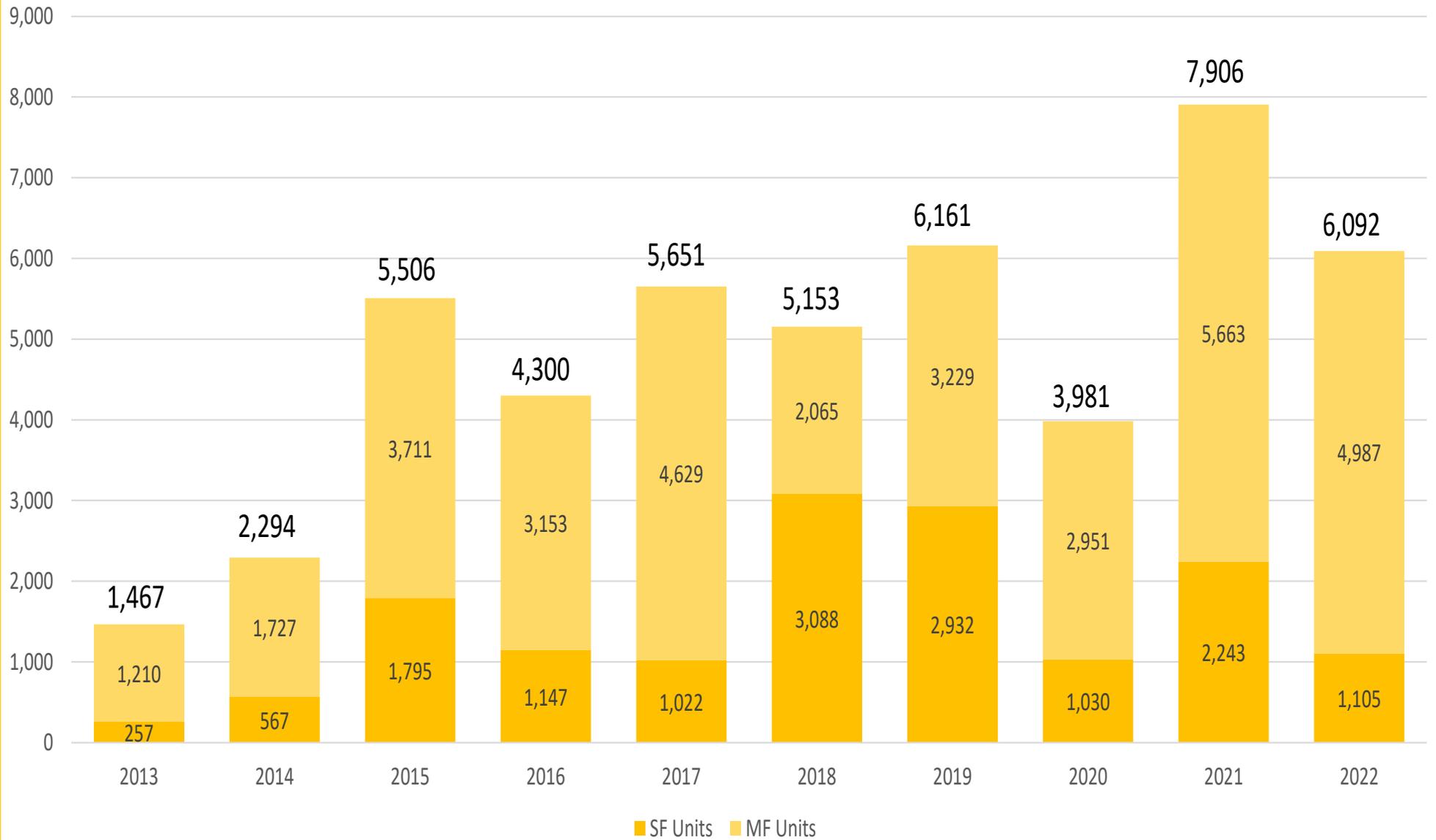
## ARC (32 meetings)

## Overlay Committees (7 meetings)

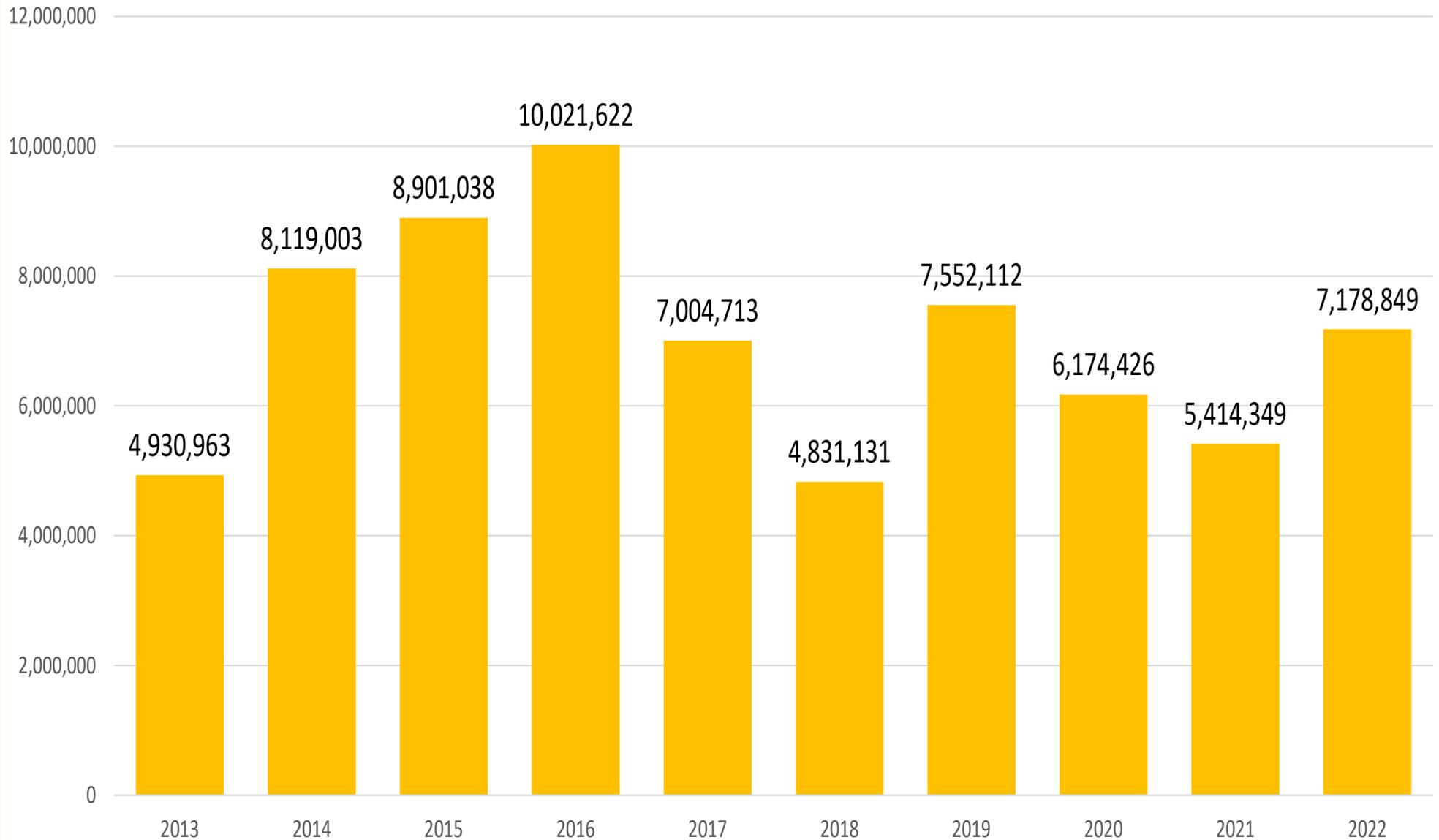
- 1 hour 16 minutes



# Units Approved: 2013 to 2022



# Sq. Ft. of Development – 2013 to 2022



# Zoning Enforcement

In 2022, the Zoning Enforcement Team was expanded following the provision of additional funding by Metro Council.

Total Cases Opened in 2022: 1,597

Total Inspections in 2022: 4,522

**Total Notices of Violations 2022: 737**

**Total Citations Issued in 2022: 478**

Total Fines Issued in 2022: \$106,250

Total Fines Collected in 2022: \$43,725

**2022**

4 Officers

3 Office Team Members



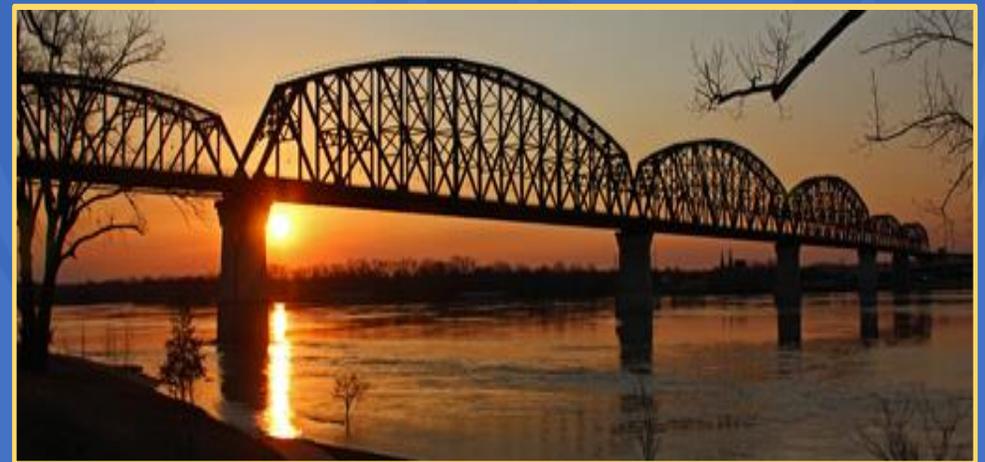
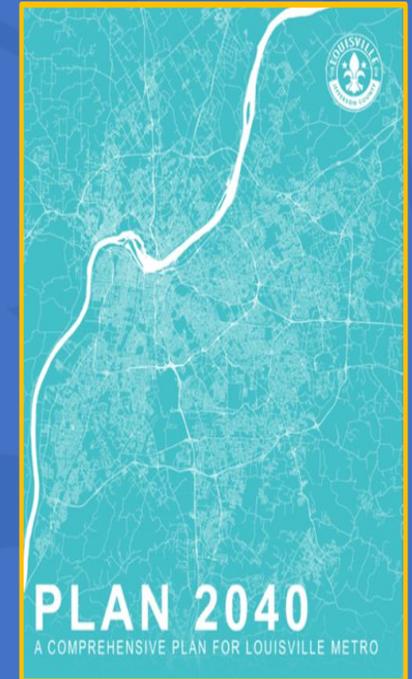
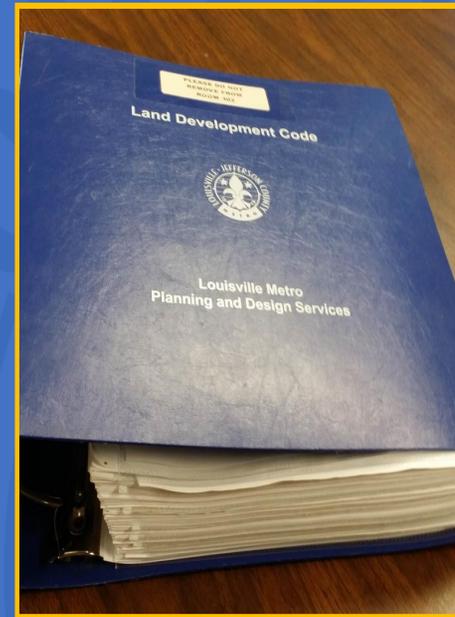
# PLANNING & ZONING COMMITTEE

## 20 meetings in 2022, with a total of 81 items placed on the agendas

- 47 Zoning cases
- 9 Revised Detailed Development Plans
- 8 Street Closure requests
- 4 Land Development Code amendments  
(ex. 21-LDC-0013 regarding Child Care regulations)
- 1 Areawide/Neighborhood Plan  
(ex. 21-AREA-0001 Butchertown-Phoenix Hill-NuLu Neighborhood Plan)
- 7 Resolutions
- 5 Ordinances

# ON THE HORIZON FOR 2023

- Zoning Reform/LDC Amendments
- Missing Middle Housing
- Capacity Standards
- Comprehensive Plan Review
- Streamlining Development Review Process
- Building Permit Reviews
- Historic Preservation Guidelines



# ON THE HORIZON FOR 2023

Zoning Matters: Conversations with a City Planner  
(3:00 – 7:00 PM)

March 14 – Southwest

March 28 – Crescent Hill

April 11 – Portland

April 25 – Northeast

May 9 – Western

May 23 – Fairdale

June 13 – Main

July 27 – Iroquois

August 8 – Bon Air

August 22 - Newburg



# PLANNING & DESIGN SERVICES



## Office Location:

Metro Development Center  
444 S. Fifth Street, 3<sup>rd</sup> Floor

## Website:

<https://louisvilleky.gov/government/planning-design>

## Meeting Locations:

Old Jail Auditorium  
514 W. Liberty Street



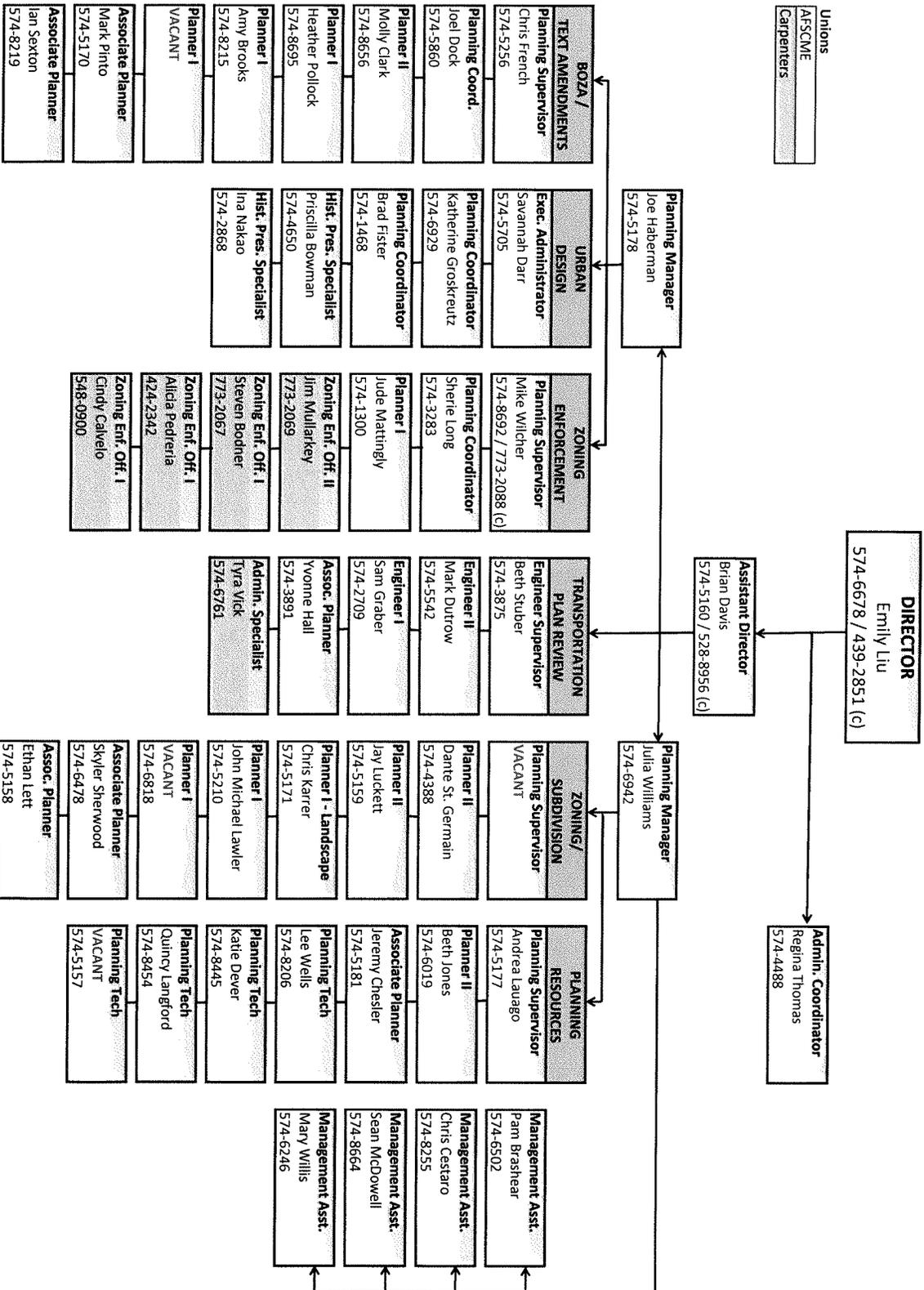


QUESTIONS?



# Louisville Metro Planning and Design Services

February 27, 2023



# Zoning Matters: Conversation with a City Planner



**We Want to Hear from You!**

***These conversations are part of the ongoing Land Development Code (LDC) Reform.***

*The LDC Reform is an equity focused approach to revise the LDC consistently with Plan 2040 to allow for increased housing choices and opportunities in new and existing neighborhoods, to create procedures and regulations that are easier to use and increase the quality of life by reducing the concentration of environmental hazards near housing.*

City Planners from Louisville Metro's Office of Planning and Design Services will be available to answer questions about zoning (What is zoning? Why does it matter?) and discuss the ongoing LDC Reform project. We want to hear about your neighborhood and discuss what the reform means for you!

<b>LIBRARY BRANCH</b>	<b>DATE</b>	<b>CONVERSATION TIME</b>
Southwest Regional Library	March 14, 2023	3:00 p.m. to 7 p.m.
Crescent Hill	March 28, 2023	3:00 p.m. to 7 p.m.
Portland	April 11, 2023	3:00 p.m. to 7 p.m.
Northeast Regional	April 25, 2023	3:00 p.m. to 7 p.m.
Western	May 9, 2023	3:00 p.m. to 7 p.m.
Fairdale	May 23, 2023	3:00 p.m. to 7 p.m.
Main Library	June 13, 2023	3:00 p.m. to 7 p.m.
Iroquois	June 27, 2023	3:00 p.m. to 7 p.m.
Bon Air	August 8, 2023	3:00 p.m. to 7 p.m.
Newburg	August 22, 2023	3:00 p.m. to 7 p.m.

This is the second series of conversations offered. The first was from June – September 2022. To view a summary of this first series of conversations please visit us online using the QR code below or at [Louisvilleky.gov/ldcreform](http://Louisvilleky.gov/ldcreform).

Joel Dock, Planning Coordinator  
Office of Planning and Design Services  
502-574-5860 or 574-6230 (main)  
[www.louisvilleky.gov/ldcreform](http://www.louisvilleky.gov/ldcreform)  
[LDCReform@louisvilleky.gov](mailto:LDCReform@louisvilleky.gov)

**LAND  
DEVELOPMENT  
CODE (LDC)  
REFORM**

To learn more about  
the reform please  
scan the QR code to  
visit our website:





# ZONING MAP AMENDMENT PROCEDURES

Louisville Metro Planning & Design Services

444 South 5<sup>th</sup> Street • Louisville, KY 40202

(502) 574-6230

www.louisvilleky.gov/planningdesign

PRE-APPLICATION

FORMAL APPLICATION

PUBLIC HEARING

**DAY 1** Pre-Application Submitted



- Deadlines are Mondays at 2:00 p.m.
- Fee due
- Optional Pre-App Meeting (encouraged for new applicants)
- Send early notification

**DAY 17** Agency comments sent to applicant

- Comments should be finalized 17 days after the deadline (Wednesdays) and can be accessed online

**DAY 27** Neighborhood Meeting held



- Informative meeting held by applicant

**DAY 28** Formal Application submitted



- Deadlines are Mondays at 2:00 p.m.
- Fees due for initial application
- Application materials can be found online at the PDS website

**DAY 44** Agency comments sent to applicant

- All agency comments must be addressed to proceed to the public hearing process
- If necessary, all resubmittals are subject to the Monday deadline at 2:00

Resubmittals

**DAY 59** LD&T Meeting held



- LD&T held on 2<sup>nd</sup> and 4<sup>th</sup> Thursdays of the month
- 14-day notice required to 1<sup>st</sup> and 2<sup>nd</sup> tier adjoining property owners

**DAY 78** Public Hearing held



- Planning Commission held on 1<sup>st</sup> and 3<sup>rd</sup> Thursdays of the month
- Notices required: 14-day notice to 1<sup>st</sup> and 2<sup>nd</sup> tier adjoining property owners; signs posted on site; newspaper legal ad **to be paid by applicant (\$)**

**DAY 92** Public Hearing Minutes approved

- Minutes of the meeting approved at the following Planning Commission hearing
- Approved minutes transmitted to appropriate Legislative Body

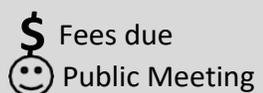
**DAY 112** Decision approved by Legislative Body

*Legislative approval is outside of the department's process*

- See applicable Legislative Body for details of its process

Note: Days represent the minimum amount of time to complete the process. Various factors often increase the amount of time it takes to receive a zoning map amendment.

Requests for Zoning Map Amendments are public record and available for review. For details regarding a specific application contact the case manager.



# PROCESS AND EDUCATION

Land Development Code

Office of Planning and  
Design Services



DEVELOP  
LOUISVILLE  
*LOUISVILLE FORWARD*

# What is Zoning?

**Zoning is a method in which each parcel of land within a city is designated a 'zone' which determines what the land can be used for, as well as ensure compatibility with surrounding parcels.**

# What are Zoning Districts?

Any area within Jefferson County delineated on the Zoning District Map to which a set of regulations governing permitted land use, density and intensity of development applies.

# ***WHAT IS THE LAND DEVELOPMENT CODE?***

**It's a set of land use and design rules that regulates development and what can be done on private property.**

# Two Tiered Zoning

- 1<sup>st</sup> tier - Zoning districts
- 2<sup>nd</sup> tier - Form districts
  - “An area with distinct boundaries, delineated on the Zoning District Map to which a set of regulations governing the pattern and form of development and redevelopment applies.”

# Zoning Districts

- **Residential**
  - **Single Family Residential Districts**
  - **Multi-family Residential Districts**
  - **Office-Residential Districts**
- **Non-Residential**
  - **Commercial Districts**
  - **Manufacturing Districts**
  - **Multipurpose Districts:**

# Zoning Jefferson County, Kentucky



- Legend**
- |                         |                            |                                  |                          |
|-------------------------|----------------------------|----------------------------------|--------------------------|
| <b>Zoning Districts</b> | <b>Office/Professional</b> | <b>Residential Single-Family</b> | <b>Overlay Districts</b> |
| CO1, CO2                | CO1, CO2                   | RS, RS1                          | Historic District        |
| CO3, CO4                | CO1, CO2                   | RS2, RS3                         | Neighborhood             |
| CO5, CO6                | CO1, CO2                   | RS4, RS5                         | Urban                    |
| CO7, CO8                | CO1, CO2                   | RS6, RS7                         | Waterfront               |
| CO9, CO10               | CO1, CO2                   | RS8, RS9                         | Waterfront               |
| CO11, CO12              | CO1, CO2                   | RS10, RS11                       | Waterfront               |
| CO13, CO14              | CO1, CO2                   | RS12, RS13                       | Waterfront               |
| CO15, CO16              | CO1, CO2                   | RS14, RS15                       | Waterfront               |
| CO17, CO18              | CO1, CO2                   | RS16, RS17                       | Waterfront               |
| CO19, CO20              | CO1, CO2                   | RS18, RS19                       | Waterfront               |
| CO21, CO22              | CO1, CO2                   | RS20, RS21                       | Waterfront               |
| CO23, CO24              | CO1, CO2                   | RS22, RS23                       | Waterfront               |
| CO25, CO26              | CO1, CO2                   | RS24, RS25                       | Waterfront               |
| CO27, CO28              | CO1, CO2                   | RS26, RS27                       | Waterfront               |
| CO29, CO30              | CO1, CO2                   | RS28, RS29                       | Waterfront               |
| CO31, CO32              | CO1, CO2                   | RS30, RS31                       | Waterfront               |
| CO33, CO34              | CO1, CO2                   | RS32, RS33                       | Waterfront               |
| CO35, CO36              | CO1, CO2                   | RS34, RS35                       | Waterfront               |
| CO37, CO38              | CO1, CO2                   | RS36, RS37                       | Waterfront               |
| CO39, CO40              | CO1, CO2                   | RS38, RS39                       | Waterfront               |
| CO41, CO42              | CO1, CO2                   | RS40, RS41                       | Waterfront               |
| CO43, CO44              | CO1, CO2                   | RS42, RS43                       | Waterfront               |
| CO45, CO46              | CO1, CO2                   | RS44, RS45                       | Waterfront               |
| CO47, CO48              | CO1, CO2                   | RS46, RS47                       | Waterfront               |
| CO49, CO50              | CO1, CO2                   | RS48, RS49                       | Waterfront               |
| CO51, CO52              | CO1, CO2                   | RS50, RS51                       | Waterfront               |
| CO53, CO54              | CO1, CO2                   | RS52, RS53                       | Waterfront               |
| CO55, CO56              | CO1, CO2                   | RS54, RS55                       | Waterfront               |
| CO57, CO58              | CO1, CO2                   | RS56, RS57                       | Waterfront               |
| CO59, CO60              | CO1, CO2                   | RS58, RS59                       | Waterfront               |
| CO61, CO62              | CO1, CO2                   | RS60, RS61                       | Waterfront               |
| CO63, CO64              | CO1, CO2                   | RS62, RS63                       | Waterfront               |
| CO65, CO66              | CO1, CO2                   | RS64, RS65                       | Waterfront               |
| CO67, CO68              | CO1, CO2                   | RS66, RS67                       | Waterfront               |
| CO69, CO70              | CO1, CO2                   | RS68, RS69                       | Waterfront               |
| CO71, CO72              | CO1, CO2                   | RS70, RS71                       | Waterfront               |
| CO73, CO74              | CO1, CO2                   | RS72, RS73                       | Waterfront               |
| CO75, CO76              | CO1, CO2                   | RS74, RS75                       | Waterfront               |
| CO77, CO78              | CO1, CO2                   | RS76, RS77                       | Waterfront               |
| CO79, CO80              | CO1, CO2                   | RS78, RS79                       | Waterfront               |
| CO81, CO82              | CO1, CO2                   | RS80, RS81                       | Waterfront               |
| CO83, CO84              | CO1, CO2                   | RS82, RS83                       | Waterfront               |
| CO85, CO86              | CO1, CO2                   | RS84, RS85                       | Waterfront               |
| CO87, CO88              | CO1, CO2                   | RS86, RS87                       | Waterfront               |
| CO89, CO90              | CO1, CO2                   | RS88, RS89                       | Waterfront               |
| CO91, CO92              | CO1, CO2                   | RS90, RS91                       | Waterfront               |
| CO93, CO94              | CO1, CO2                   | RS92, RS93                       | Waterfront               |
| CO95, CO96              | CO1, CO2                   | RS94, RS95                       | Waterfront               |
| CO97, CO98              | CO1, CO2                   | RS96, RS97                       | Waterfront               |
| CO99, CO100             | CO1, CO2                   | RS98, RS99                       | Waterfront               |
| CO101, CO102            | CO1, CO2                   | RS100, RS101                     | Waterfront               |
| CO103, CO104            | CO1, CO2                   | RS102, RS103                     | Waterfront               |
| CO105, CO106            | CO1, CO2                   | RS104, RS105                     | Waterfront               |
| CO107, CO108            | CO1, CO2                   | RS106, RS107                     | Waterfront               |
| CO109, CO110            | CO1, CO2                   | RS108, RS109                     | Waterfront               |
| CO111, CO112            | CO1, CO2                   | RS110, RS111                     | Waterfront               |
| CO113, CO114            | CO1, CO2                   | RS112, RS113                     | Waterfront               |
| CO115, CO116            | CO1, CO2                   | RS114, RS115                     | Waterfront               |
| CO117, CO118            | CO1, CO2                   | RS116, RS117                     | Waterfront               |
| CO119, CO120            | CO1, CO2                   | RS118, RS119                     | Waterfront               |
| CO121, CO122            | CO1, CO2                   | RS120, RS121                     | Waterfront               |
| CO123, CO124            | CO1, CO2                   | RS122, RS123                     | Waterfront               |
| CO125, CO126            | CO1, CO2                   | RS124, RS125                     | Waterfront               |
| CO127, CO128            | CO1, CO2                   | RS126, RS127                     | Waterfront               |
| CO129, CO130            | CO1, CO2                   | RS128, RS129                     | Waterfront               |
| CO131, CO132            | CO1, CO2                   | RS130, RS131                     | Waterfront               |
| CO133, CO134            | CO1, CO2                   | RS132, RS133                     | Waterfront               |
| CO135, CO136            | CO1, CO2                   | RS134, RS135                     | Waterfront               |
| CO137, CO138            | CO1, CO2                   | RS136, RS137                     | Waterfront               |
| CO139, CO140            | CO1, CO2                   | RS138, RS139                     | Waterfront               |
| CO141, CO142            | CO1, CO2                   | RS140, RS141                     | Waterfront               |
| CO143, CO144            | CO1, CO2                   | RS142, RS143                     | Waterfront               |
| CO145, CO146            | CO1, CO2                   | RS144, RS145                     | Waterfront               |
| CO147, CO148            | CO1, CO2                   | RS146, RS147                     | Waterfront               |
| CO149, CO150            | CO1, CO2                   | RS148, RS149                     | Waterfront               |
| CO151, CO152            | CO1, CO2                   | RS150, RS151                     | Waterfront               |
| CO153, CO154            | CO1, CO2                   | RS152, RS153                     | Waterfront               |
| CO155, CO156            | CO1, CO2                   | RS154, RS155                     | Waterfront               |
| CO157, CO158            | CO1, CO2                   | RS156, RS157                     | Waterfront               |
| CO159, CO160            | CO1, CO2                   | RS158, RS159                     | Waterfront               |
| CO161, CO162            | CO1, CO2                   | RS160, RS161                     | Waterfront               |
| CO163, CO164            | CO1, CO2                   | RS162, RS163                     | Waterfront               |
| CO165, CO166            | CO1, CO2                   | RS164, RS165                     | Waterfront               |
| CO167, CO168            | CO1, CO2                   | RS166, RS167                     | Waterfront               |
| CO169, CO170            | CO1, CO2                   | RS168, RS169                     | Waterfront               |
| CO171, CO172            | CO1, CO2                   | RS170, RS171                     | Waterfront               |
| CO173, CO174            | CO1, CO2                   | RS172, RS173                     | Waterfront               |
| CO175, CO176            | CO1, CO2                   | RS174, RS175                     | Waterfront               |
| CO177, CO178            | CO1, CO2                   | RS176, RS177                     | Waterfront               |
| CO179, CO180            | CO1, CO2                   | RS178, RS179                     | Waterfront               |
| CO181, CO182            | CO1, CO2                   | RS180, RS181                     | Waterfront               |
| CO183, CO184            | CO1, CO2                   | RS182, RS183                     | Waterfront               |
| CO185, CO186            | CO1, CO2                   | RS184, RS185                     | Waterfront               |
| CO187, CO188            | CO1, CO2                   | RS186, RS187                     | Waterfront               |
| CO189, CO190            | CO1, CO2                   | RS188, RS189                     | Waterfront               |
| CO191, CO192            | CO1, CO2                   | RS190, RS191                     | Waterfront               |
| CO193, CO194            | CO1, CO2                   | RS192, RS193                     | Waterfront               |
| CO195, CO196            | CO1, CO2                   | RS194, RS195                     | Waterfront               |
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| CO199, CO200            | CO1, CO2                   | RS198, RS199                     | Waterfront               |
| CO201, CO202            | CO1, CO2                   | RS200, RS201                     | Waterfront               |
| CO203, CO204            | CO1, CO2                   | RS202, RS203                     | Waterfront               |
| CO205, CO206            | CO1, CO2                   | RS204, RS205                     | Waterfront               |
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| CO233, CO234            | CO1, CO2                   | RS232, RS233                     | Waterfront               |
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| CO245, CO246            | CO1, CO2                   | RS244, RS245                     | Waterfront               |
| CO247, CO248            | CO1, CO2                   | RS246, RS247                     | Waterfront               |
| CO249, CO250            | CO1, CO2                   | RS248, RS249                     | Waterfront               |
| CO251, CO252            | CO1, CO2                   | RS250, RS251                     | Waterfront               |
| CO253, CO254            | CO1, CO2                   | RS252, RS253                     | Waterfront               |
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| CO273, CO274            | CO1, CO2                   | RS272, RS273                     | Waterfront               |
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| CO287, CO288            | CO1, CO2                   | RS286, RS287                     | Waterfront               |
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| CO291, CO292            | CO1, CO2                   | RS290, RS291                     | Waterfront               |
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| CO323, CO324            | CO1, CO2                   | RS322, RS323                     | Waterfront               |
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| CO377, CO378            | CO1, CO2                   | RS376, RS377                     | Waterfront               |
| CO379, CO380            | CO1, CO2                   | RS378, RS379                     | Waterfront               |
| CO381, CO382            | CO1, CO2                   | RS380, RS381                     | Waterfront               |
| CO383, CO384            | CO1, CO2                   | RS382, RS383                     | Waterfront               |
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| CO391, CO392            | CO1, CO2                   | RS390, RS391                     | Waterfront               |
| CO393, CO394            | CO1, CO2                   | RS392, RS393                     | Waterfront               |
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| CO397, CO398            | CO1, CO2                   | RS396, RS397                     | Waterfront               |
| CO399, CO400            | CO1, CO2                   | RS398, RS399                     | Waterfront               |
| CO401, CO402            | CO1, CO2                   | RS400, RS401                     | Waterfront               |
| CO403, CO404            | CO1, CO2                   | RS402, RS403                     | Waterfront               |
| CO405, CO406            | CO1, CO2                   | RS404, RS405                     | Waterfront               |
| CO407, CO408            | CO1, CO2                   | RS406, RS407                     | Waterfront               |
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| CO411, CO412            | CO1, CO2                   | RS410, RS411                     | Waterfront               |
| CO413, CO414            | CO1, CO2                   | RS412, RS413                     | Waterfront               |
| CO415, CO416            | CO1, CO2                   | RS414, RS415                     | Waterfront               |
| CO417, CO418            | CO1, CO2                   | RS416, RS417                     | Waterfront               |
| CO419, CO420            | CO1, CO2                   | RS418, RS419                     | Waterfront               |
| CO421, CO422            | CO1, CO2                   | RS420, RS421                     | Waterfront               |
| CO423, CO424            | CO1, CO2                   | RS422, RS423                     | Waterfront               |
| CO425, CO426            | CO1, CO2                   | RS424, RS425                     | Waterfront               |
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| CO429, CO430            | CO1, CO2                   | RS428, RS429                     | Waterfront               |
| CO431, CO432            | CO1, CO2                   | RS430, RS431                     | Waterfront               |
| CO433, CO434            | CO1, CO2                   | RS432, RS433                     | Waterfront               |
| CO435, CO436            | CO1, CO2                   | RS434, RS435                     | Waterfront               |
| CO437, CO438            | CO1, CO2                   | RS436, RS437                     | Waterfront               |
| CO439, CO440            | CO1, CO2                   | RS438, RS439                     | Waterfront               |
| CO441, CO442            | CO1, CO2                   | RS440, RS441                     | Waterfront               |
| CO443, CO444            |                            |                                  |                          |

- Regulate building and site design
- Twelve Form Districts
- Traditional
  - Buildings located close to road
  - Parking spaces behind building
  - Streets - grid pattern with alleys and sidewalks
  - Narrow residential lots
  - Non-residential uses at street corners
- Suburban
  - Buildings set back from road
  - Parking in front of building
  - Larger residential lots
  - Less transit and pedestrian oriented than traditional forms



Traditional Form	Suburban Form
Downtown	Regional Center
Traditional Marketplace Corridor	Suburban Marketplace Corridor
Village Center	Village Outlying
Traditional Workplace	Suburban Workplace
Traditional Neighborhood	Neighborhood
Town Center	Campus

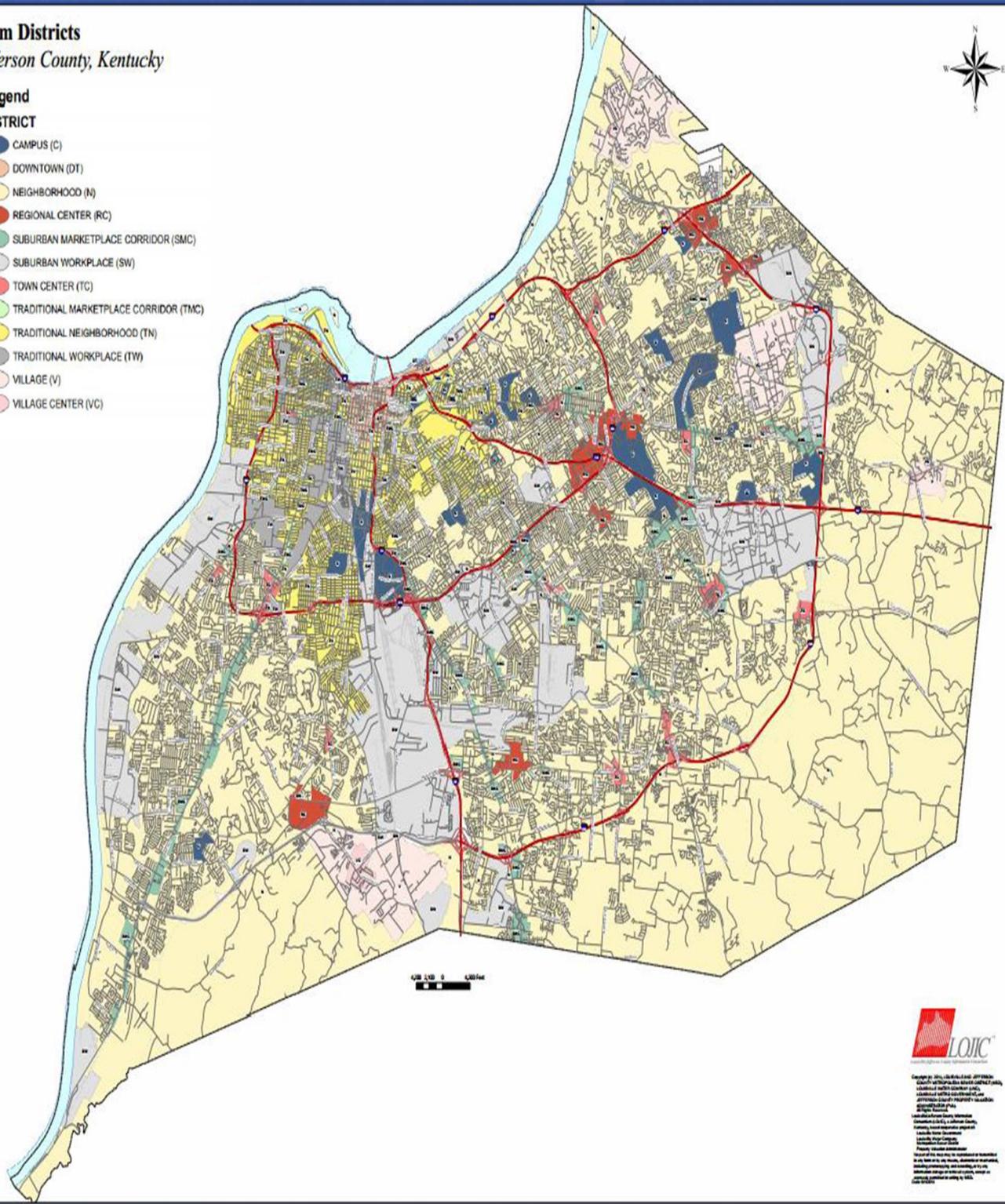
# Form Districts

## Jefferson County, Kentucky



### Legend

- DISTRICT**
- CAMPUS (C)
  - DOWNTOWN (DT)
  - NEIGHBORHOOD (N)
  - REGIONAL CENTER (RC)
  - SUBURBAN MARKETPLACE CORRIDOR (SMC)
  - SUBURBAN WORKPLACE (SW)
  - TOWN CENTER (TC)
  - TRADITIONAL MARKETPLACE CORRIDOR (TMC)
  - TRADITIONAL NEIGHBORHOOD (TN)
  - TRADITIONAL WORKPLACE (TW)
  - VILLAGE (V)
  - VILLAGE CENTER (VC)



0 100 200 Feet



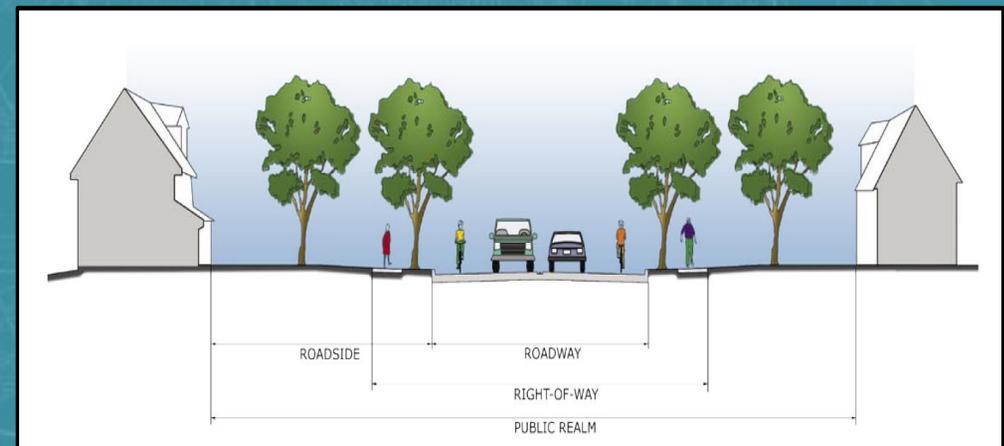
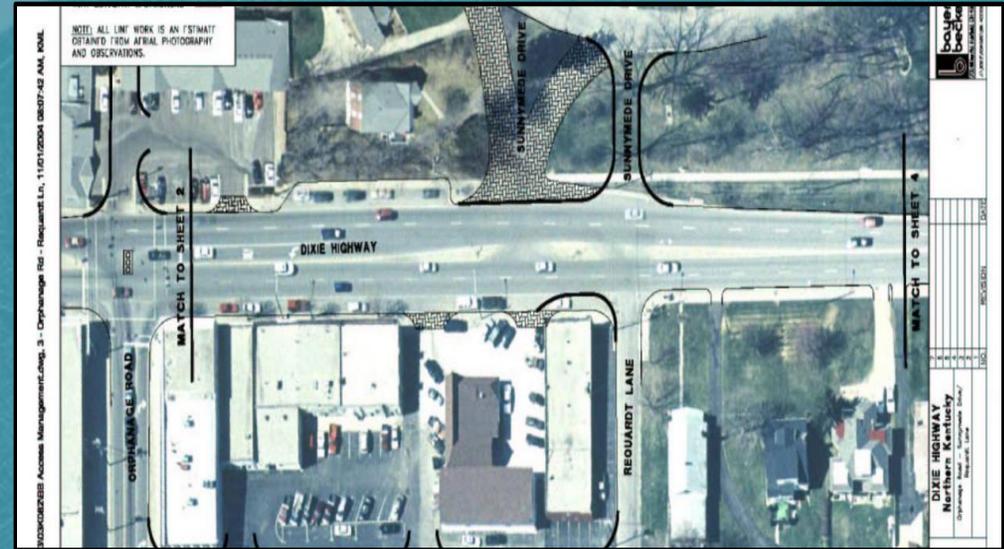
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# Plan 2040

- **Recommended the creation of two new form districts:**
  - **Urban Center Neighborhood**
  - **Conservation Neighborhood**

# Street Design and Access Standards

- Access management
- Street design and naming
- Transit
- Traffic and air quality assessment



# Landscaping and Tree Canopy

- Landscape design
- Tree canopy requirements
- Parkways and scenic corridors
- Streetscape master plans



# Other Standards

- Subdivision regulations
- Sign regulations
- Parking regulations
- Procedures



# Questions



# PROCESS AND EDUCATION

Development Process

Office of Planning and  
Design Services



DEVELOP  
LOUISVILLE  
*LOUISVILLE FORWARD*

# BOZA

- **Board of Zoning Adjustment (BOZA) hears the following cases:**
- **Conditional Use Permits (CUP)**
  - **Short Term Rentals**
  - **Outdoor Alcohol Sales and consumption**
  - **Daycares**
- **Variances**
  - **Fence height**
  - **Building Height**
  - **Buildings in setbacks**

# CUP Process

Pre-  
Application  
Submittal

- Agency Review
- Neighborhood Meeting

Formal  
Application

- Agency Review

BOZA Public  
Hearing

- Final Action



# Variance Process

Application  
Submittal

- Agency Review



BOZA Public  
Hearing

- Final Action

# Planning Commission

- **Committees of the Planning Commission**
  - **Development Review Committee (DRC)**
  - **Land Development and Transportation (LD&T)**
- **Types of cases the Planning Commission hears:**
  - **Zoning Change**
  - **Development Plans**
  - **Subdivisions**

# Zoning Process

Pre-Application  
Submittal

- Agency Review
- Neighborhood Meeting

Formal  
Submittal

- Agency Review

Land  
Development &  
Transportation  
Committee  
(LD&T)

- Application Ready for Public Hearing
- Schedules Planning Commission Date

Planning  
Commission

- Recommendation to Legislative Body

Legislative  
Body

- Final Action

# Development Plan/Subdivision Process

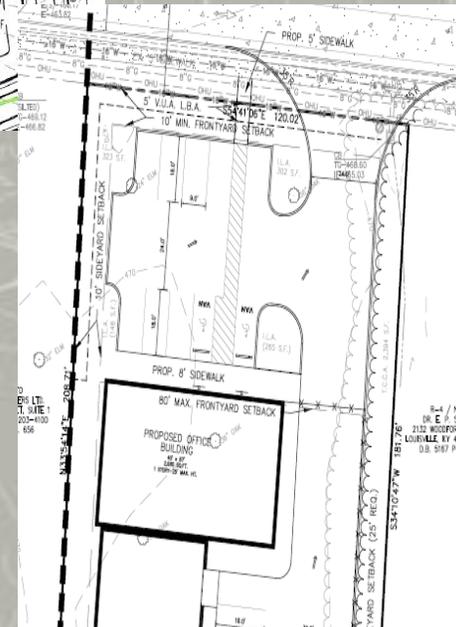
Application Submittal

- Agency Review

Land Development and Transportation (LD&T) or Development Review Committee (DRC)



- Final Action



# Legislative Review of Development Plans



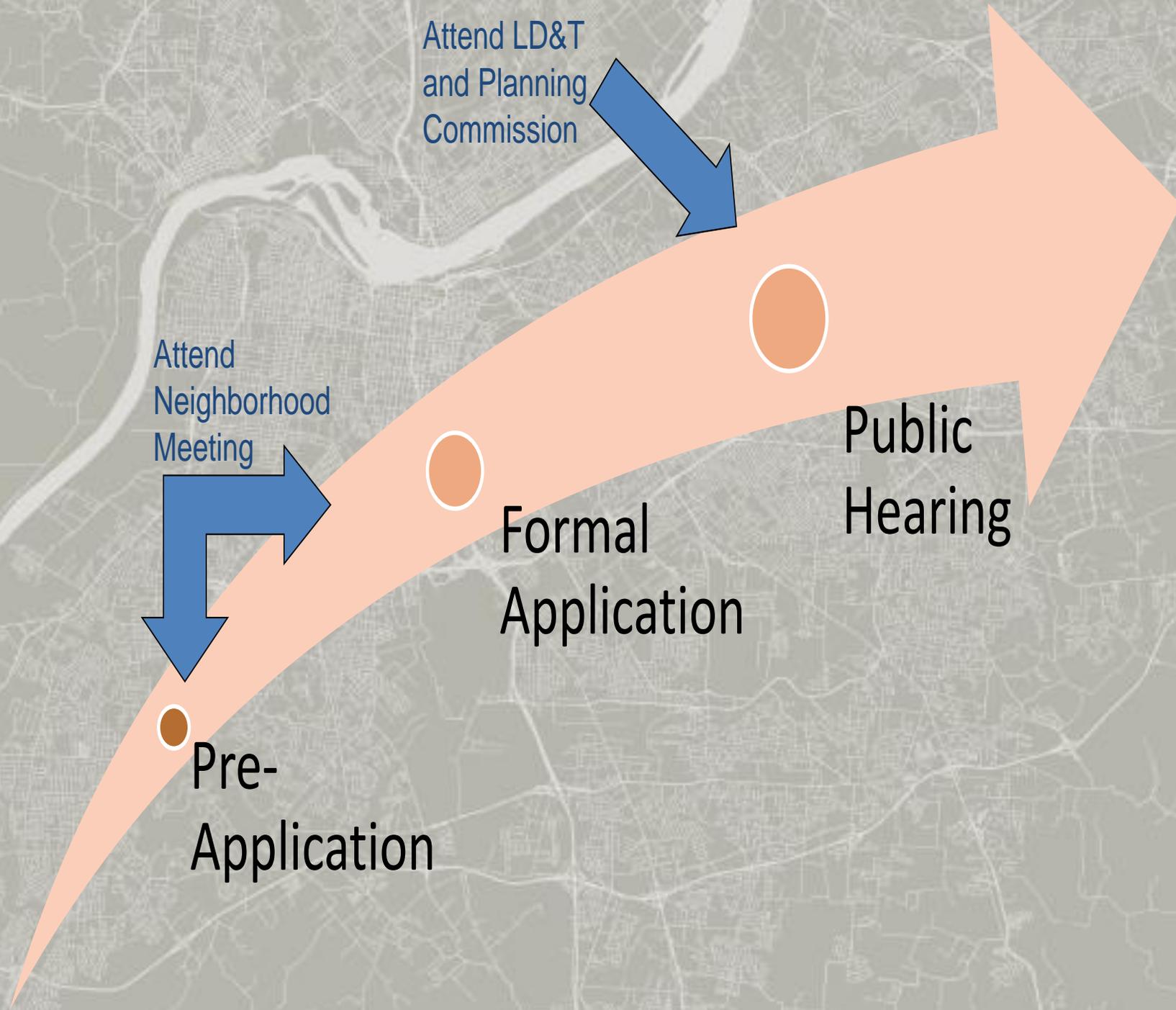
# Ministerial vs. Discretionary

- **Ministerial:**
  - **Category 3 Development Plans**
  - **Preliminary Subdivisions**
- **Discretionary:**
  - **Changes in Zoning**
  - **Development Plans**
  - **Waivers**

# How Citizens Get Involved

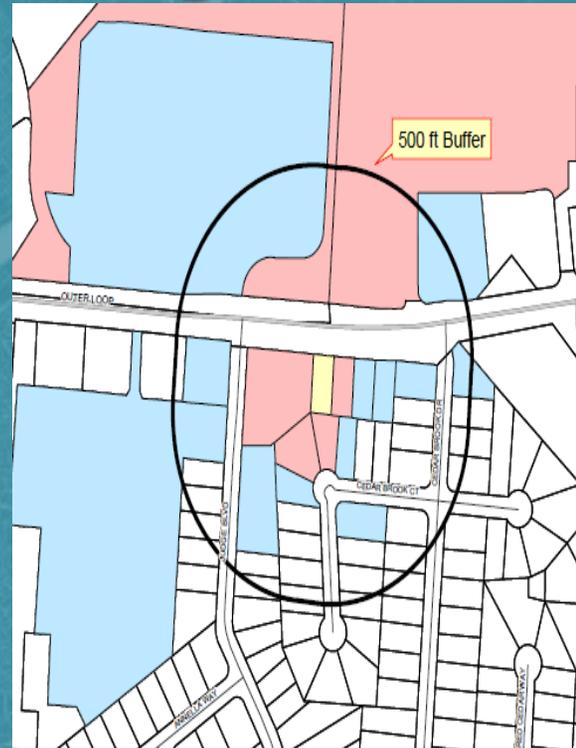
- Attend neighborhood meetings
- Sign up for neighborhood notifications for your council district
- Use resources to educate yourself and community
- Contact case manager
- Attend public meetings

# Citizen Involvement Timeline



# Noticing

- Notices Sent by Email and USPS
  - Prior to Neighborhood Meeting
  - Prior to LD&T
  - Prior to PC
- Notices sent to:
  - 1<sup>st</sup> and 2<sup>nd</sup> tier APO & current residents
  - Gov Delivery Recipients
  - PDS Staff
- Sign Posted (KRS 100)
  - Prior to PC
- Legal Ad (KRS 100)
  - Prior to PC



PUBLIC HEARING  
Louisville Metro Planning  
Commission  
June 16, 2016 at 1:00 P.M.  
Old Jail Building, 514 W. Liberty  
Zoning Change for Case:  
#16ZONE1012  
At 5900 US Highway 42

Cases may be inspected in the  
office of Metro Planning and  
Design, 444 S. 5th Street, Suite  
300, Louisville, KY. For special  
accommodations or additional  
information, contact Planning  
at 574-6230 or [www.louisvilleky.gov/planningdesign](http://www.louisvilleky.gov/planningdesign). TDD 1-800-648-6056.



# Postcard Notice



## NOTICE OF PUBLIC HEARING

You are invited to attend a review for a **CHANGE IN ZONING** from R-1 (Single Family Residential), R-6 (Mutli-Family Residential), C-1 (Commercial), and C-2 Commercial to PDD (Planned Development District) with a **WAIVER** and a **ROAD CLOSURE** of Beargrass Avenue.

Subject Property: **2297, 2301, 2313, 2345 LEXINGTON RD**  
Case Number: **22-ZONE-0043 AND 22-STRCLOSURE-0017**  
Case Manager: **JULIA WILLIAMS** ([julia.williams@louisvilleky.gov](mailto:julia.williams@louisvilleky.gov))

Meeting Type: **PLANNING COMMISSION**  
Meeting Date: **THURSDAY, DECEMBER 1, 2022**  
Time: Meeting will begin at **1:00 PM** and continue until all cases are heard  
Location: **514 W Liberty Street, 40202**

Learn how to watch and participate online at  
<https://louisvilleky.gov/government/upcoming-public-meetings>

To view documents related to this proposal, please visit <https://aca-prod.accela.com/LJCMG> or:  
Louisville Metro Planning and Design Services (Hours: 8:00 AM to 5:00 PM)  
444 S. 5<sup>th</sup> Street, 3<sup>rd</sup> Floor, Louisville, KY 40202  
(502) 574-8230

Or visit <https://louisvilleky.gov/government/planning-design> for:

- More information on zoning processes
- Public comment opportunities
- Applications for a petition for a night hearing, including procedures to change the time and/or location of a public hearing to 6:00 pm or later downtown, or to a convenient location.
- Visit <https://louisville.legistar.com/Calendar.aspx> for meeting agenda and staff report

Persons who desire special accommodations should contact the Planning Commission office at (502) 574-8230 at least one week prior to this meeting. TDD users please use the Relay Service, 1-800-848-8056.



# Neighborhood Notification



- <https://public.govdelivery.com/accounts/KYLOUISVILLE/subscriber/new>

# Weekly Activity Report



## LOUISVILLE METRO PLANNING & DESIGN SERVICES

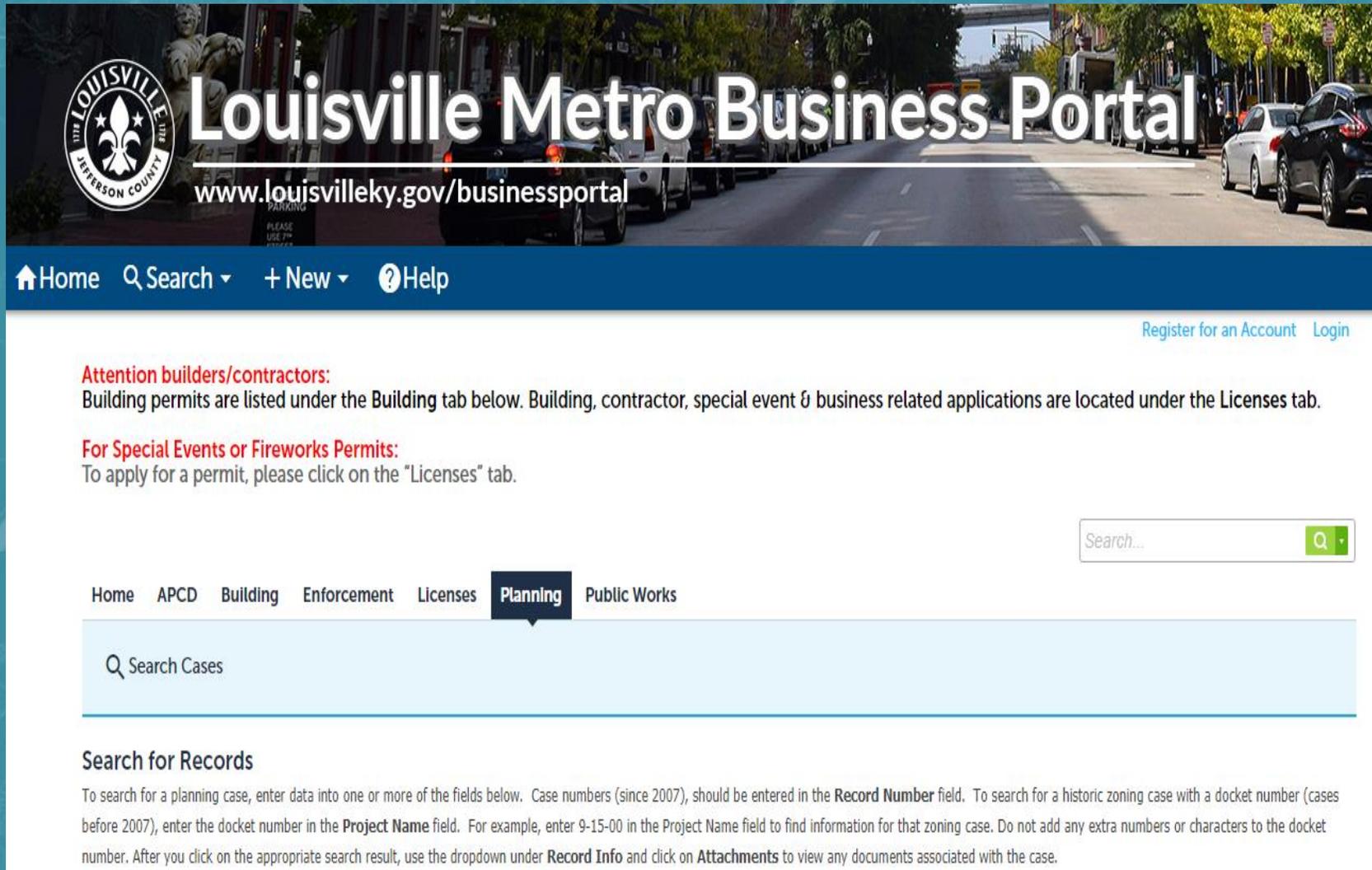
### Inter-Agency Review Agenda

12/2/2020

#### NEW APPLICATIONS

Case #	Project Name	Address	Council District	Submittal Date	Comments Due Date	Case Manager
<b>Certificate of Appropriateness</b>						
<a href="#">20-COA-0264</a>	Clifton- Painting a certificate of appropriateness to paint front porch pillars.	316 S EWING AVE	09	11/24/2020		Charles Fister
<a href="#">20-COA-0265</a>	Old Louisville Historic Restoration NPS & SHPO-compliant restoration of c. 1895 residence located in the TNZD.	1338 S FLOYD ST	06	11/25/2020		Katherine Groskreutz
<a href="#">20-COA-0266</a>	Old Louisville - Renovate Rear Section of the Building Restore the upper porch and railing, replace siding, add door to basement	1455 S 6TH ST, Bldg	06	11/29/2020		Katherine Groskreutz
<b>Change in Zoning-Form District</b>						
<a href="#">20-ZONE-0117</a>	Pirouette Ave apts A change in zoning from PRD to R6 to allow 136 unit apartment community on 8.92 acres.	9418 PIROUETTE AVE	13	11/30/2020	12/08/2020	Joel Dock
<b>Change in Zoning-Form District Pre-Application</b>						
<a href="#">20-ZONEPA-0115</a>	Snow Removal Equipment Building A change in zoning pre-application to rezone 7.91 acres of R-6 to C-1 for a storage facility.	4350 PARK BLVD	21	11/24/2020	12/07/2020	Joel Dock
<a href="#">20-ZONEPA-0116</a>	KJS Multi-Family Development A change of zoning from R4 Residential & C1 Commercial to R7 Residential is requested for 18.01 +/- acres located at 4805, 4809, 4811, 4813, 4901, and 4907 Bardstown Road to allow 348 multi-family residential units in 15 three story buildings with a dog park, clubhouse, and open space.	4805 BARDSTOWN RD	22	11/30/2020	12/16/2020	Dante St. Germain
<a href="#">20-ZONEPA-0118</a>	Hoba Gallery A change in zoning pre-application to rezone .19 acres from UN to CR to allow for an existing residential structure to be an art gallery.	3119 PORTLAND AVE	05	11/30/2020	12/09/2020	Joel Dock
<b>Conditional Use Permit Pre-Application</b>						
<a href="#">20-CUPPA-0156</a>	Short Term Rental A conditional use permit pre application for a short term rental on 0.16 acres in the R4 zoning district	1321 HOWARD ST	21	11/25/2020	12/02/2020	Zachary Schwager
<b>District Development Plan</b>						
<a href="#">20-DDP-0073</a>	265 Logistics Park A revised district development plan application to create a 98800 square foot office & warehouse on 24.2 acres in a M-3 zoning district.			11/30/2020	12/08/2020	Jay Luckett
<b>Floyd Fork Overlay Review</b>						

# Accele Information Portal



**Louisville Metro Business Portal**  
www.louisvilleky.gov/businessportal

Home Search New Help

Register for an Account Login

**Attention builders/contractors:**  
Building permits are listed under the Building tab below. Building, contractor, special event & business related applications are located under the Licenses tab.

**For Special Events or Fireworks Permits:**  
To apply for a permit, please click on the "Licenses" tab.

Search...

Home APCD Building Enforcement Licenses **Planning** Public Works

Search Cases

**Search for Records**

To search for a planning case, enter data into one or more of the fields below. Case numbers (since 2007), should be entered in the **Record Number** field. To search for a historic zoning case with a docket number (cases before 2007), enter the docket number in the **Project Name** field. For example, enter 9-15-00 in the Project Name field to find information for that zoning case. Do not add any extra numbers or characters to the docket number. After you click on the appropriate search result, use the dropdown under **Record Info** and click on **Attachments** to view any documents associated with the case.

- <https://aca-louisville.accela.com/ljcmg/>

# Legistar

- <https://louisville.legistar.com/Calendar.aspx>

Louisville Metro Government

 **Louisville Metro Government**  
Agenda & Meeting Portal

[Louisvilleky.gov](#) [Legislation](#) [Calendar](#) [Metro Council](#) [All Boards & Committees](#) [People](#) [2008-2013 Archives](#) [Planning Sub-Committees](#)

[Share](#) [RSS](#) [Alerts](#)

List View **Calendar View**

Search:  This Month  All All Boards & Committees   notes  closed captions

[Help](#)

26 records

Name	Meeting Date	Meeting Time	Meeting Location	Meeting Details	Agenda	Action Summary/Minutes	Video
<a href="#">Board of Zoning Adjustment</a>	12/21/2020	1:00 PM	Online Via Webex	<a href="#">Meeting details</a>	Not available	Not available	Not available
<a href="#">Code Enforcement Board</a>	12/18/2020	9:30 AM	Old Jail Building	<a href="#">Meeting details</a>	<a href="#">Agenda</a>	Not available	Not available
<a href="#">Historic Landmarks &amp; Preservation Dist. Commission</a>	12/17/2020	9:00 AM	Online via Webex	<a href="#">Meeting details</a>	Not available	Not available	Not available
<a href="#">Development Review Committee</a>	12/16/2020	1:00 PM	Online via Webex	<a href="#">Meeting details</a>	Not available	Not available	Not available
<a href="#">VAPStat Joint Meeting</a>	12/14/2020	3:00 PM	Old Jail Auditorium <i>Meeting run via Cisco WebEx Video</i>	<a href="#">Meeting details</a>	Not available	Not available	Not available
<a href="#">Code Enforcement Board</a>	12/11/2020	9:30 AM	Old Jail Building	<a href="#">Meeting details</a>	<a href="#">Agenda</a>	Not available	Not available
<a href="#">Metro Council</a>	12/10/2020	6:00 PM	Council Chambers	<a href="#">Meeting details</a>	Not available	Not available	Not available
<a href="#">Committee of the Whole</a>	12/10/2020	5:15 PM	First Floor Conference Room	<a href="#">Meeting details</a>	Not available	Not available	Not available
<a href="#">Land Development &amp; Transportation Committee</a>	12/10/2020	1:00 PM	Online via Webex	<a href="#">Meeting details</a>	Not available	Not available	Not available
<a href="#">Committee on Committees</a>	12/8/2020	4:00 PM	Council Chambers	<a href="#">Meeting details</a>	Not available	Not available	Not available
<a href="#">Board of Zoning Adjustment</a>	12/7/2020	1:00 PM	Online Via Webex	<a href="#">Meeting details</a>	<a href="#">Agenda</a>	Not available	Not available

# Planning and Design

PLANNING & DESIGN

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Department Home

About Planning & Design Services

Upcoming Public Meetings

Boards, Commissions and Committees +

Neighborhood Meeting Info

Group Housing Regulation

Equity Review of the Land Development Code

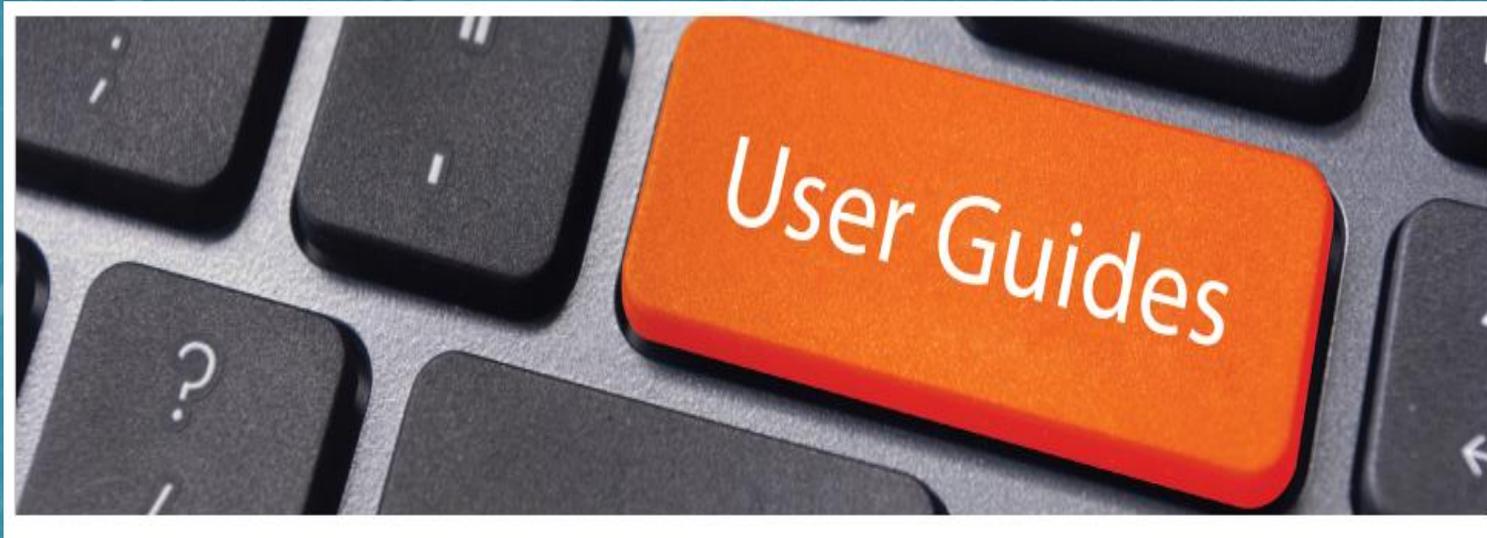
Land Development Code +

Land Development Code

Planning & Design Applications

- <https://louisvilleky.gov/government/planning-design>

# User Guide



- <https://louisvilleky.gov/government/planning-design/user-guides>

# LOJIC

• [www.lojic.org](http://www.lojic.org)

The screenshot displays the LOJIC Online GIS web application. At the top left is the LOJIC logo, and to its right is a navigation menu with links for Maps, Data, Services, News, About, and Search. Below the navigation is a black banner with the text "LOJIC Online" and "A GIS Partnership to Meet the Growing Needs of Louisville, KY".

The main map area shows a street grid with several labeled streets: S 6TH ST, ARMORY PL, S 5TH ST, CATHEDRAL SCHOOL CT, CATHEDRAL WAY, and W MUHAMMAD ALI BLVD. A purple location pin is placed on a lot labeled "DT" (Designated Tract) within a larger area labeled "Founder's Square". Other nearby areas include "Louisville Gardens" and "C3".

On the left side of the map, there is a search bar labeled "Search Addresses" with a magnifying glass icon. Below the search bar are navigation controls: a plus sign for zoom in, a minus sign for zoom out, a home button, and a refresh button. A scale bar at the bottom left indicates 0, 50, and 100 feet.

On the right side, there is a "Layers" panel with a "Layers" icon and a "Tools" icon. The "Layers" panel contains a list of map layers with checkboxes:

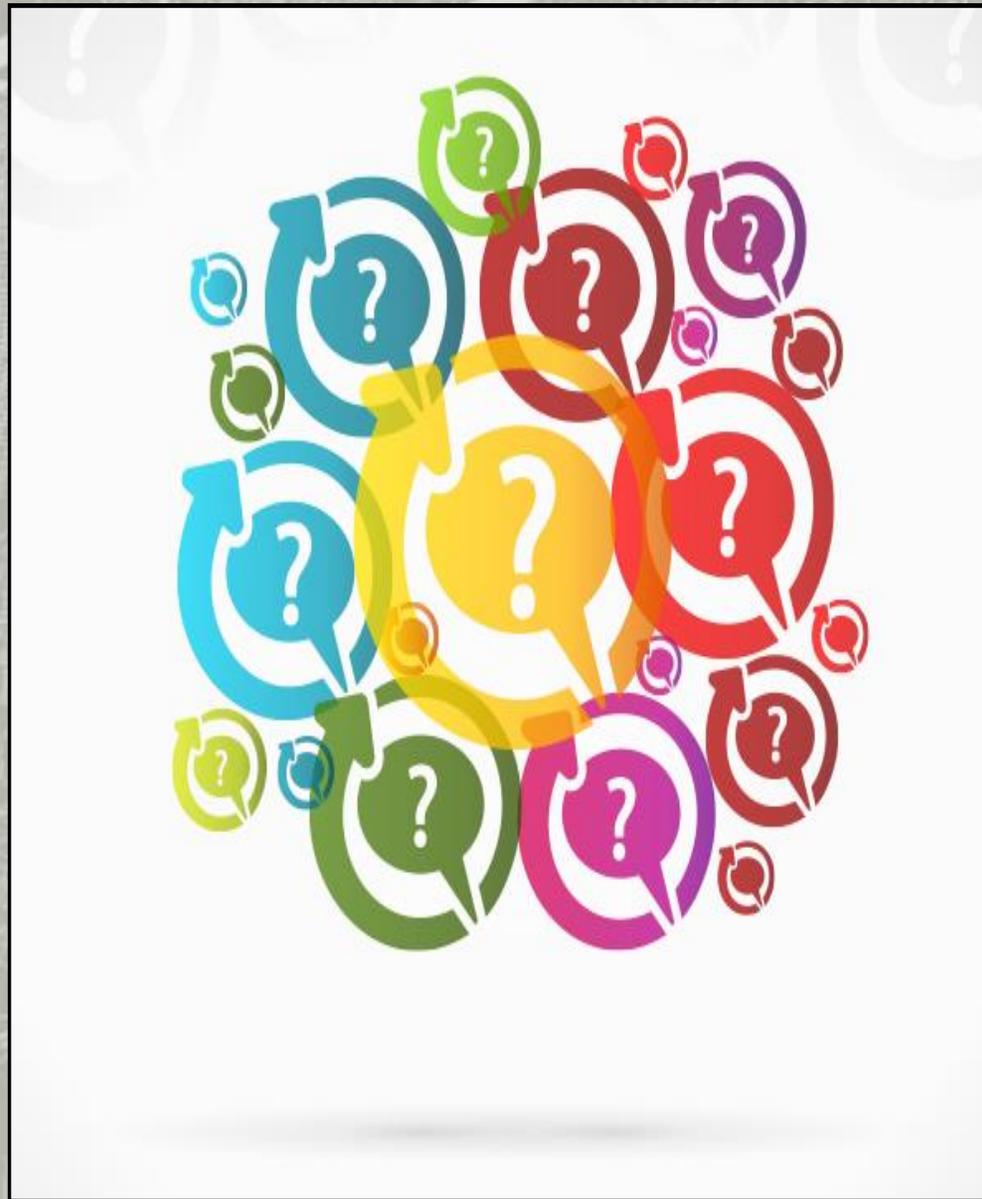
- Utilities
- Property
- Transportation
- Taxing Districts
- Environmental
- Preservation
- Floodplain
- Planning

Under the "Planning" layer, there are two sub-sections:

- Jefferson Related Cases
  - Appeal (red dot)
  - Cup (green dot)
  - ESR (yellow dot)
  - Variance (purple dot)
- Jefferson Scenic Corridors and Parkways
  - Gene Snyder Freeway (blue line)
  - Parkways (yellow line)

At the bottom right of the map area, the LOJIC logo and "LOJIC © 2020" are visible.

# Questions???



INTERESTED IN DEVELOPMENT  
IN YOUR NEIGHBORHOOD?

# SUBSCRIBE HERE!

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2. Enter your email and click on “submit”



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3. Scroll down until you get to “Metro Council”
4. Find your Council District
5. Click on the + sign

Metro Council

- Democratic Caucus Communications
- Republican Caucus Communications

Council District 1

- District 1 E-News
- Dist. 1 Alcoholic Beverage License Notifications
- Dist. 1 Notification of Development Proposals
- Dist. 1 Historic Structure Demolition Notification

6. Select Notification of Development Proposals
7. Click on “Submit”

You are now signed up to receive development notifications!

## WANT MORE INFORMATION?

Another option is to sign up for Planning and Design’s Weekly Agenda. The agenda gives information regarding all NEW submittals in all Metro Council districts made to Planning and Design Services

Case #	Project Name	Address	Council District	Submittal Date	Comments Due Date	Case Manager
21.50P-0047	Short Term Rental	1229 GARVIN PL	08	04/01/2021	04/01/2021	Rachael Mondell
21.50P-0048	Short term rental conditional use in TND zone district on 0.1525 acres.	1502 S 1ST ST	08	04/05/2021	04/05/2021	Zachary Schwager
21.50P-0049	Aviation Academy	13115 REAMERS RD	17	04/05/2021	04/05/2021	Zachary Schwager
21.50P-0050	Silos & Spine Mini Storage	2001 CRUMS LN	03	04/05/2021	04/21/2021	Jon Crumble
<b>Neighborhood Plan</b>						
21.50P-0051	811 E 18th Avenue RI	811 E 18th Avenue RI	04	04/01/2021	04/21/2021	Jay Luckett
21.50P-0052	Jeff Wynn Drive - Rowles	5244 DIXIE HWY	12	04/05/2021	04/21/2021	Jay Luckett
21.50P-0053	Kerrick Lane Apartments	4810 KERRICK LN	12	04/05/2021	04/21/2021	Molly Clark
21.50P-0057	Buffy Tins & Regan	7102 BRADLEY BLVD	03	04/05/2021	04/21/2021	Jed Dock
21.50P-0058	Jafferson Animal Hospital Expansion	4504 OUTER LOOP	24	04/05/2021	04/21/2021	Dante St. Germain
<b>Public Hearing</b>						
21.50P-0062	15551 Broad Run Rd	15551 BROAD RUN RD	20	04/02/2021		Jed Dock
<b>Landscape Plan</b>						
21.LANDSCAPE-0043	Walden Trail Apartments	6106 S WATKINSON TRL	24	03/03/2021		Sherie Long
21.LANDSCAPE-0044	Tender Creek Subdivision Section 2	38117 BLUE LANE		03/01/2021		Sherie Long
21.LANDSCAPE-0045	1 New Stone	7703 BARCETTOWN RD	22	03/01/2021		Sherie Long

To sign up for the Weekly Agenda:

1. Scroll down from the Council Districts to “Planning and Design”
2. Click on the + sign
3. Select “PDS Agendas”
4. Click on “Submit”

QUESTIONS? Contact  
Planning and Design at  
(502) 574-6230