



Legal Counsel.

DINSMORE & SHOHL LLP
101 S. Fifth St., Suite 2500
Louisville, KY 40202
www.dinsmore.com

Clifford H. Ashburner
(502) 540-2382 (direct) · (502) 581-8111 (fax)
clifford.ashburner@dinsmore.com

March 8, 2024

RE: 14700 Taylorsville Road and 3160 S. English Station Road; 24-ZONEPA-0029

Dear Neighbor:

Our client, Door Equipment Company, Inc., recently submitted a Change in Zoning/Form District Pre-Application to rezone the properties located at 14700 Taylorsville Road and 3160 S. English Station Road from C-1 to C-2 to allow for the use of the property as its office and storage. The subject property is located in the Neighborhood Form District, adjacent to industrial and commercial properties. The Land Development Code defines the use as a “Contractor’s Shop” due to the inclusion of storage and requires that any storage be indoors.

We are inviting nearby owners, residents, and other neighborhood stakeholders to a meeting to discuss the proposal as indicated below.

MEETING:

Location: PNC Achievement Center Classrooms
1411 Beckley Creek Pkwy
Louisville, KY 40245

Date: Wednesday, March 27, 2024

Time: 6:00 p.m. – 7:30 p.m.

In preparation of the meeting, please be advised of the following:

1. **Summary of Project:**
The proposal will allow the applicant to develop two buildings as “contractor’s shops”, including the headquarters of Door Equipment Co. The proposed development will also include parking and landscaping as shown on the attached plan.
2. **Proposed Development Plan**
Attached please find a copy of the proposed development plan for your review.

March 8, 2024

Page 2

3. **Location of Proposed Project**

Attached please find a map showing the location of the property for the proposed project.

4. **Contact Information**

Planning and Design Services

Drake Watson
Planning and Design Services
Metro Development Center
444 S 5th Street, 3rd Floor
Louisville, KY 40202
Phone: 502-574-6230
Email: Drake.Watson@louisvilleky.gov

Attorney for Applicant

Clifford H. Ashburner
Dinsmore & Shohl, LLP
101 S Fifth Street, Suite 2500
Louisville, KY 40202
Phone: 502-540-2300
Email: Clifford.Ashburner@dinsmore.com

Plan prepared by:

Nathan Wright
Mindell Scott
5151 Jefferson Blvd
Louisville, KY 40219
Phone: 502-485-1508

If you are unable to attend this meeting and would like to submit comments on the record, please forward those comments in writing to the above referenced Contact at Planning and Design Services.

5. **Case Information**

To obtain documents related to this proposal, please visit:
<http://louisvilleky.gov/government/planning-design> and click on Search Case Information, select the planning tab, and enter **24-ZONEPA-0029**.

6. **After the Neighborhood Meeting**

Attached please find a copy of the *After the Neighborhood Meeting* flier produced by Louisville Metro Planning and Design Services for your review.

If you have any questions you'd like us prepared to answer, please contact me at the above email address.

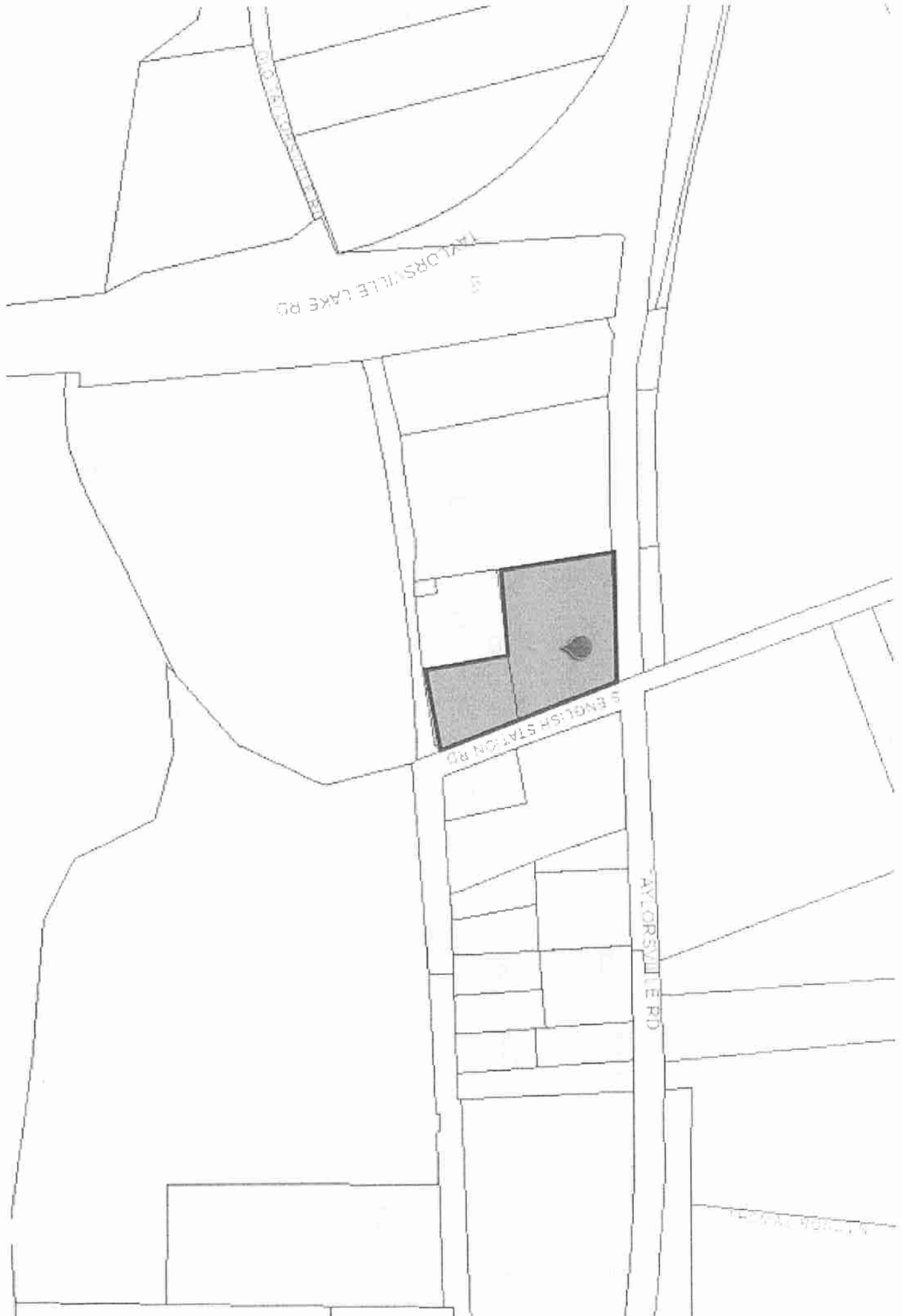
Very truly yours,



Clifford H. Ashburner



PLAN VIEW
TYPICAL
ACCESSIBLE PARKING SPACES
AND DRIVE



After the Neighborhood Meeting

Why a Neighborhood Meeting

This neighborhood meeting is an opportunity for the applicants and surrounding neighbors to discuss and develop an understanding of the proposal prior to a public hearing. The applicant has 90 days to file a formal application with the Office of Planning from the conclusion of this neighborhood meeting. If the formal application is not filed within 90 days, the applicant will be required to have another neighborhood meeting.

Expanding Interest in your Community

If you would like to stay informed of any new development in yours or any Council District, sign up to receive email notices at the following link:

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

Select "Notification of Development Proposals" and "Weekly Agenda".

What Happens Next

Once the formal application is filed, a public hearing will be scheduled to consider the application. This public meeting is your official opportunity to speak in support or opposition to the proposal. If you received a notice regarding this neighborhood meeting, or did not receive a notice but signed the "sign-in" sheet, you will receive a notice of the public hearing.

Want to Know More

You may still feel unclear about the change in zoning process, want more information about how zoning works, or wonder what to expect as the applicant's proposal moves toward a public hearing. If so, check out the Citizen Guide for community members to learn more about the zoning process as well as other development proposals that go before a Planning Board or Committee.

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

Staying Informed

If you are interested in staying informed about this proposal, or have any questions about the formal review process, you may call the Office of Planning at **(502) 574-6230**. Please refer to the case number in your inquiry. You may also go to <https://louisvilleky.gov/government/planning-design> to view meeting agendas, search case information, or to obtain of Office of Planning information.



Scan QR Code with your phone for quick access to the Office of Planning website

