

**Technical Review Committee Meeting
Wednesday, January 20, 2016
Public Meeting at 1:00 p.m.**

PRESENT:

Amy Alvey - Oldham County Planning and Development Services
Brooke Radcliffe - Oldham County Planning and Development Services
Matt Tolar – Oldham County Planning and Development Services
Justin Reed – Oldham County Environmental Authority
Paula Wahl – Oldham County Traffic Consultant
Tim Pfaff - Oldham County Board of Education

APPLICANT NAME AND ADDRESS OF PROPOSAL

The Reserve at Fox Run- 9300 Ash Ave, Ash Ave & Old Henry Road, Louisville
Preliminary Subdivision Plan
Applicant – Fox Run Investments, LLC
Engineer – Land Design & Development

Kevin Young, Land Design and Development, 503 Washburn Ave, Louisville, was present to speak on behalf of The Reserve at Fox Run:

- Proposal straddles Jefferson and Oldham.
- Gave a brief history of the tract and overview of the project which includes a 64 lots total, with 14 in Oldham County.
- Access will be located off of extended Old Henry Road. Construction for Old Henry is should begin in the spring.
- Phase one will include a connection to existing Meadow Bluff Way which is a part of Fox Run subdivision in Jefferson County.
- Met with Oldham County Board of Education with the previous developer about which school kids will go to. Would like clarification on the lots that straddle the Oldham-Jefferson County line.

Agency Comments:

Tim Pfaff – Oldham County Board of Education

- Read Michael Williams' comments:
 - Net gain of students is about 3.86 for 14 lots.
 - Concerned with lots 12 and 21 – whether they will be in Jefferson County or Oldham County. Will there be an agreed order?
 - Kevin Young responded: the determination of county depends on where the master bedroom is located. It is more desirable to have them in the Oldham County School system. Anticipates those lots being in Oldham County.

- Brooke Radcliffe, planner, responded: lot 12 is considered part of the 14 lots located in Oldham County. Lot 21 is not. If lot 21 is added to the count, there will be 15 lots located in Oldham County.
- Kevin Young responded: lot 21 has the potential to be in Oldham County.

Matt Tolar – Oldham County GIS:

- Will get with Metro Louisville about addressing the development since most of it is in Jefferson County. The contact is Ron Reynolds.
- Questioned if it will be recorded in both Jefferson and Oldham County.
 - Kevin Young responded: yes.
- Questioned how many total lots there are.
 - Kevin Young responded: there are 64 lots total.

Brooke Radcliffe – Oldham County Planning and Development Services

- Read comments from Beth Stuber, County Engineer: see attachment.
 - Kevin Young responded: they want to add islands (at their expense) to slow people down because they believe it will be used as a cut-through for Fox Run. The school bus will not access the court because there are not enough homes.
- Read comments from CW Seymour, KYTC: see attachment.
- Read comments from Louisville Water Company: see attached.
- Read comments for Planning and Development: see attachment.
 - Kevin Young responded: they are in the process of filing a minor plat for the access road (Meadow Bluff) off of 25-00-00-74.

Paula Wahl – Oldham County Traffic Consultant:

- Since this straddles the county line, there was a question whether it meets the threshold for a traffic study. In review of Section 7.2C, because the majority of the traffic will be accessing through and to an Oldham County road, it meets the threshold for a traffic assessment because it will generate 64 trips in the PM peak and Old Henry Road is greater than 1500 ADT. For Traffic Assessment requirements, see Items 1-8 and Item 12 in Part 5 of Division 270 Capacity Standards in the Oldham County Comprehensive Zoning Ordinance.
- Asked if the Rupee Realty lot developer in the future.
 - Kevin Young responded: potentially, he will look into it. It has the potential to access off of Meadow Bluff Way.
- Hasn't talked with the state about the Old Henry Road project yet. It looks like a 3-lane road.
 - Kevin Young responded: the cabinet prefers to begin the project at the Ash Avenue location. The project is funded but they are waiting on right-of-way acquisition to begin the project.

Justin Reed – Oldham County Environmental Authority

- Read comments: see attachment.
 - Kevin Young responded: will continue to pump to MSD.

PUBLIC COMMENT

None.

End of Public Meeting

Meeting adjourned at 1:28 p.m.