



Oldham County Planning and Development Services
Application for Zoning Map Amendment
Development Plan

Oldham County

JUN 18 25

Planning & Development

Pd 6/18/25

OK #2227

Date: 8/26/25 For Staff Use Only: Docket No: P2-25-026 Staff: AB Fee: 750

This application must be submitted in person at the Planning and Zoning Office.

General Information: (A separate application must be submitted for each individual request.)

Name of Applicant(s): Fall City Contracting LLC

Project Address: 706 Jericho Rd, LaGrange Ky 40031

Project Name: 706 Jericho Rd.

City: LaGrange Is the project within the incorporated city limits? yes NO

Total Site Acreage: ± .5 acre Subdivision Name: None

Current Land Use: Vacant Proposed Land Use: Detached 2-Single Family Dwellings

Parcel ID: 4600-00-44 Current Zoning: I-1 Proposed Zoning: C-N

Are there any past or present related Planning and Zoning cases on this property? If yes, please list the cases:
No

Signatures: (The undersigned agrees that the filing of this application constitutes an agreement by the owner(s) and other parties having an interest in the subject property. Their heirs, successors, and assigns, that, if the zoning map amendment(s) requested by this application is (are) enacted by the appropriate legislative body, building permits for improvement of the subject property shall be issued only in conformance with the zoning ordinance and binding and that such binding elements shall be strictly complied with and may be enforced in the same manner as the zoning district regulations.)

Owner(s):
Name: Falls City Contracting LLC Signature: [Signature]
Address: 706 Jericho Rd LaGrange Ky 40031 - Stephen Lecko, Member
Name: _____ Signature: _____
Address: _____
Name: _____ Signature: _____
Address: _____

Applicant(s): (if other than owner)
Name: _____ Signature: _____
Address: _____
Phone: _____ Email Address: _____

Contact: (if other than owner)
Name: Valene Shannon Signature: [Signature]
Address: Brammell Law Office, PSC LaGrange Ky 40031
Phone: (502) 222-5996 Email Address: valshannonlaw@gmail.com

Zoning Map Amendment Development Plan

(Page 3)

Submittal Checklist:

- ✓ 1. Complete Oldham County Planning and Zoning Application for a Zoning Map Amendment. (Owner's signature is required.)
- ✓ 2. Required Zoning Map Amendment Fee:

Zoning Amendment Request (acres)	<2	2-5	5-10	10-20	20-50	50+
AG-1, CO-1, R-1, R-1A, R-2, R-2A, R-3.....	\$450.00	\$575.00	\$700.00	\$1200.00	\$1800.00	\$2400.00
R-4A, R-4, C-N, O-1, O-2, C-1, C-2, C-3, C-4, I-1, I-2, T.....	\$700.00	\$950.00	\$1200.00	\$1800.00	\$2400.00	\$3600.00
PUD.....	N/A	N/A	N/A	\$2400.00	\$3600.00	\$4800.00

Note: Acreage shall be calculated based on the area of the requested zoning only

- 30.00 ✓ 3. Notice fees equal to \$5.00 per adjoining property owner. (Please note: If approved at Planning Commission, an Application for Legislative Body Review is required. The additional fees for this application are \$300, Notice fees equal to \$5.00 per adjoining property owner and a recording fee of \$16.00.) 48x5=240 AB
- ✓ 4. Mailing Labels for all adjoining property owners, including name and address of all 1st tier adjoining parcels. 1st tier adjoining parcels include all those that border the property, including those across streets and streams. (*See note below for PVA directions)
- ✓ 5. Property information for the project location as listed by the Property Valuation Administration (PVA). (*See note below for PVA directions)
- ✓ 6. A copy of the current recorded deed along with any applicable easement deeds or maintenance agreements. Include any surveys of the property, if available.
- ✓ 7. Twenty tri-folded copies of a Preliminary Plan including the required components listed in the attached Preliminary Plan Checklist (Maximum size of 30" x 42")
- ✓ 8. One reduced copy of the plan to an 8 1/2" x 11" size.
- ✓ 9. A legal (metes and bounds) written description of the area proposed for rezoning.
- ✓ 10. A written justification statement, according to KRS 100.213 and Section 1401 of the Oldham County Zoning Ordinance under the Demonstration of Appropriateness.
- N/A 11. Required explanation and justification for all requested variances and waivers. (See page 2)
- N/A 12. Review comments from the appropriate agencies. (See the attached list for agency contact information)
- N/A 13. Traffic Impact Analysis (for developments generating an ADT exceeding 1000 vehicles) and 20 copies of the summary section.
- MA 14. If applicable, a general statement describing the nature of the environmentally sensitive areas, and the manner in which any such area is to be handled during development of the property, as well as any special design measures taken by the developer to attempt to minimize the development's impact on the environmentally sensitive areas.
- N/A 15. Wastewater Treatment Facility Capacity Form. (for developments served by sanitary sewers)

* Accessing PVA information: Property information may be accessed on the internet at www.oldhampva.com. In order to search for a property, users must select "Tax Payer Info" from the left column then select "Property Search". Once located, users may print the information using the print command on their internet browser. For adjoining property owners or further assistance contact PVA at: 110 W. Jefferson Street in LaGrange or at (502)222-9320.

Last Updated 11/14/2024