

Category 2 Level Review Distinction

Category 2 level reviews have been delegated by the Planning Director to Louisville Metro Inspections, Permits and Licenses. The following threshold tables distinguish between Category 2 level reviews that require sign-off from Louisville Metro Planning and Design Services and those that do not. 2A level reviews do not require a sign-off from Planning and Design Services unless they are required to have some other type of review such as a Landscape Plan. 2B level reviews require a sign-off from Planning and Design Services regarding compliance with the applicable form district design standards.

Downtown Form District Threshold Table 5.2.1

DFD Table 5.2.1 Thresholds		Part 5 Non- Residential	Part 6 Building Design	Part 7 Transition	Part 8 -Street and Road- Side Design	Part 9 Transit and Connections	Part 10 Traffic Impacts	Part 11 Open Space
Category 2								
2A	Accessory Structure: New or Expansion	X						
	Construction of a street or alley				X			
2B	Construction of any parking spaces	X			X			
	Construction of building footprint less than 3,000 square feet	X	X		X		X	
	Construction of building footprint between 3,000 - 5,000 square feet	X	X	X	X	X	X	X
Category 3								
	Construction of a building addition resulting in a structure greater than 14 stories in height.	X	X	X				
	Construction of building footprint greater than 5,000 square feet.	X	X	X	X	X	X	X

Table 5.2.4 TMCFD Thresholds		Part 5 Non-Residential and Mixed Use Site Design	Part 6 Building Design Standards	Part 7 Transition	Part 8 Streets and Road Side Design Standards	Part 9 Transit and Connections	Part 10 Traffic Impacts	Part 12 Special Design Requirement
Category 2								
2A	Accessory Structure: New or Expansion	X						
2B	Construction of 10 or more off-street parking spaces	X			X	X		
2A	Construction of building footprint less than 2,000 square feet	X						
2B	Construction of building footprint between 2,000 - 35,000 square feet	X	X	X	X	X	X	
Category 3								
	Projected traffic generation exceeding 200 trip-ends per peak hour						X	
	Construction of building footprint greater than 35,000 square feet	X	X	X	X	X	X	X

TCFD Table 5.2.5 Thresholds		Part 5 Non-Residential and Mixed Use Site Design	Part 6 Building Design	Part 7 Transition	Part 8 Streets and Road Side Design	Part 9 Transit and Connection	Part 10 Traffic Impacts	Part 12 Special Design Requirement
Category 2								
2A	Accessory Structure: New or Expansion	X						
	Construction of non-residential/mixed use building footprint less than 3,000 square feet	X			X			
	Projected traffic generation exceeding 200 trip –ends per peak hour						X	
2B	Construction of 25 or more off –street parking spaces	X			X	X		
	Construction of non-residential/mixed use building footprint between 3,000 - 30,000 square feet	X	X	X	X	X	X	
Category 3								
	Creation of more than 5 lots				X	X		
	Construction of non-residential/mixed use building footprint greater than 30,000 square feet	X	X	X	X	X	X	X

TWFD Table 5.2.6 Thresholds		Part 5 Non-Residential and Mixed	Part 6 Building Design Standards	Part 7 Transition	Part 8 Street and Road Side Design	Part 9 Transit and Connection	Part 10 Traffic Impacts	Part 12 Special Design Requirement
Category 2								
2A	Accessory Structure: New or Expansion	X						
	Construction of building footprint less than 3,000 square feet	X						
2B	Construction of 25 or more off-street parking spaces	X			X	X		
	Construction of building footprint between 3,000 – 50,000 square feet	X	X	X	X	X	X	
Category 3								
	Construction of building footprint greater than 50,000 square feet	X	X	X	X	X	X	X
	Projected traffic generation exceeding 200 trip-ends per peak hour						X	
	Creation of more than 5 lots				X	X		

2A
2B
2A
2B

RCFD Table 5.3.5 Thresholds		Part 5 Non-Residential and Mixed Use Site Design	Part 6 Building Design	Part 7 Transition	Part 8 Street and Roadside Design	part 9 Transit and Connection	Part 10 Traffic Impacts	Part 12 Special Design requirement
Category 2								
2A	Accessory Structure: New or Expansion	X						
	Projected traffic generation exceeding 200 trip-ends per peak hour						X	
2B	Construction of 50 or more off-street parking spaces	X			X	X		
2A	Construction of a building footprint less than 3,000 square feet	X			X			
2B	Construction of a building footprint between 3,000 - 30,000 square feet	X	X	X	X	X	X	
Category 3								
	Creation of more than five lots				X	X		
	Construction of a building footprint between 30,001 - 75,000 square feet	X	X	X	X	X	X	
	Construction of a building footprint greater than 75,000	X	X	X	X	X	X	X

SWFD Table 5.3.6 Thresholds		Part 5 Non-residential and Mixed Use Site Design	Part 6 Building Design	Part 7 Transition	Part 8 Street and Roadside Design	Part 9 Transit and Connection	Part 10 Traffic Impacts	Part 12 Special Design Requirement
Category 2								
2A	Accessory Structure: New or Expansion	X						
	Construction of building footprint less than 3,000 square feet	X						
2B	Construction of 50 or more off-street parking spaces	X			X	X		
	Construction of building footprint between 3,000 - 75,000 square feet	X	X	X	X	X	X	
CATEGORY 3								
	Construction of building footprint greater than 75,000 square feet	X	X	X	X	X	X	X
	Projected traffic generation exceeding 200 trip-ends per peak hour						X	
	Creation of more than five lots				X	X		

