

# BARDENWERPER, TALBOTT & ROBERTS, PLLC

ATTORNEYS AT LAW

BUILDING INDUSTRY ASSOCIATION OF GREATER LOUISVILLE BLDG • 1000 N. HURSTBOURNE PARKWAY • SECOND FLOOR • LOUISVILLE, KENTUCKY 40223  
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John C. Talbott

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January 11, 2024

RE: Follow-up neighborhood meeting for Sweetwater Springs Development located at 718 Watterson Trail

Dear Neighbor:

We are writing to invite you to a follow-up informative meeting to the meeting held on April 27, 2023 to present you with our updated conceptual development plan for the Sweetwater Springs Development.

This revised plan addresses many of the comments discussed at the previous meeting, i.e., lesser density, reduced impacts to the stream, removal of the stub connection to Selkirk Lane, 2-story townhomes instead of 3-story apartments at the northern Douglass Hills property line, among other details that will be discussed at the meeting.

The apartments and townhomes will be high-end, Class "A" residences, with amenities such as 9' ceilings, smart thermostats, granite and quartz countertops, stainless appliances and approximately 38' corridor accessed garages. Outdoor amenities also include a clubhouse with a fitness center, coffee bar, business center/conference room, large pool, dog park, pet salon, fire pit with festival seating area, playground and outdoor grilling area.

The retail portion of the plan will consist of about 12 acres and include commercial uses, such as a retail center, grocery store, shops and outparcels.

Accordingly, as we did before, we would like to present our plan to you in light of the changes since our April 27, 2023 meeting. As before, we welcome your thoughts and look forward to showing you the new plan.

This meeting will be held on **Thursday, January 25, 2024**, beginning at **6:00 p.m.** in the **Sanctuary** at the **Middletown Community Center** located at **11700 Main Street, Middletown, KY**.

If you are unable to attend the meeting, or have any questions or comments, please feel free to email or call me at the number listed above.

We look forward to our opportunity to visit with you.

Sincerely,

  
John C. Talbott

cc: Hon. Bonnie Jung, Mayor, City of Douglass Hills  
Hon. Marilyn Parker, Councilwoman, District 18  
Julia Williams, Planning Manager with Planning & Design Services  
Matt McLaren, engineer with Gresham Smith  
Scott Hagan & Kristen Hedden, applicants with Hagan Properties, Inc.