

20-VARIANCE-0100

1903 S. Preston Street



Louisville Metro Board of Zoning Adjustment
Public Hearing

Nia Holt
September 28, 2020

Request

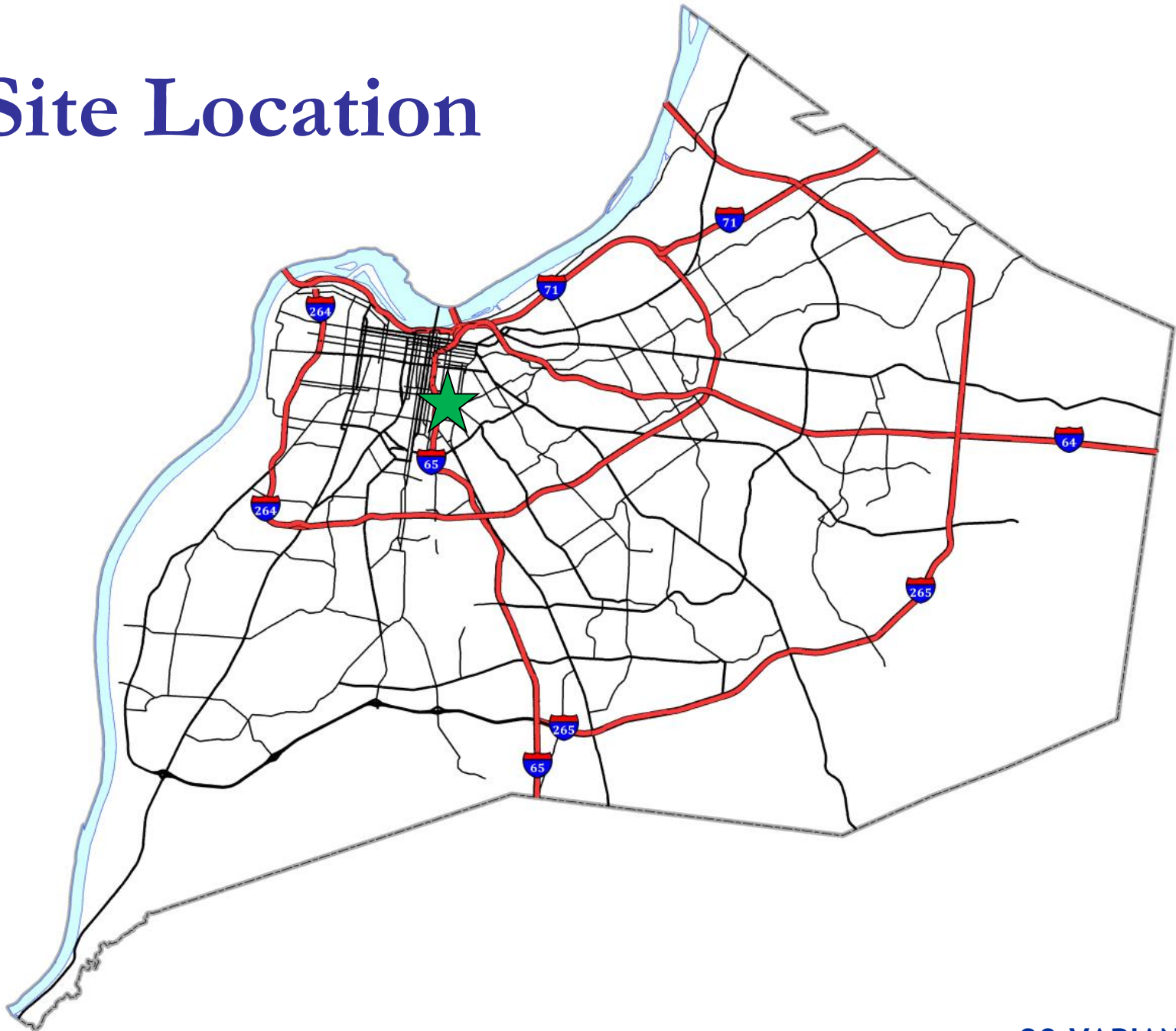
- **Variance:** from Land Development Code Section 5.1.10.F to allow a principal structure to encroach into the required side yard setback.

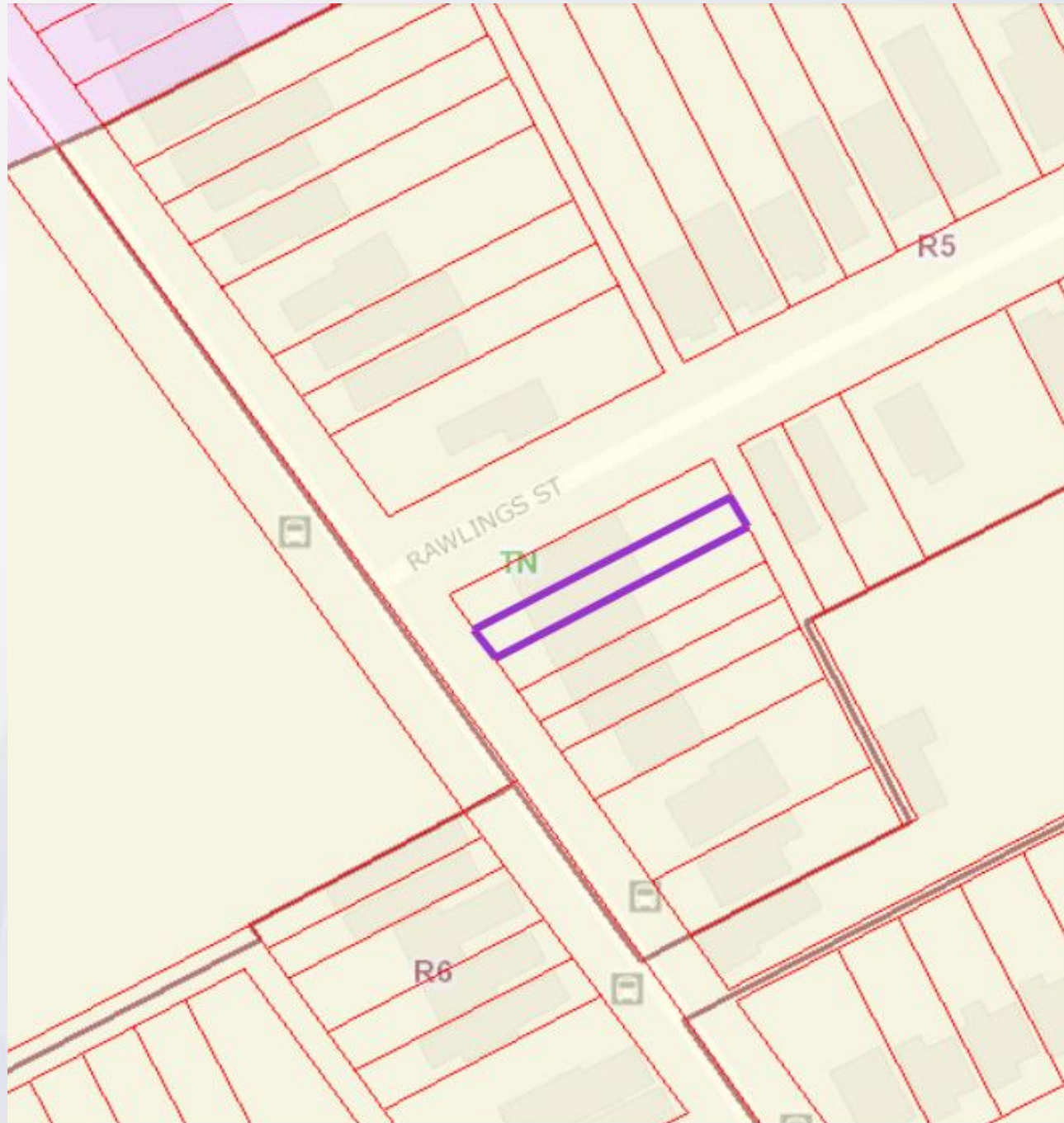
Location	Requirement	Request	Variance
South Side Yard	2 ft.	1 ft.	1 ft.

Case Summary / Background

- The subject site is zoned R-5 Single-Family Residential in the Traditional Neighborhood Form District.
- The property is in the Merriwether Neighborhood and has an existing single-family structure on the site.
- The applicant is proposing to construct a 127 square foot deck on the rear of the property.

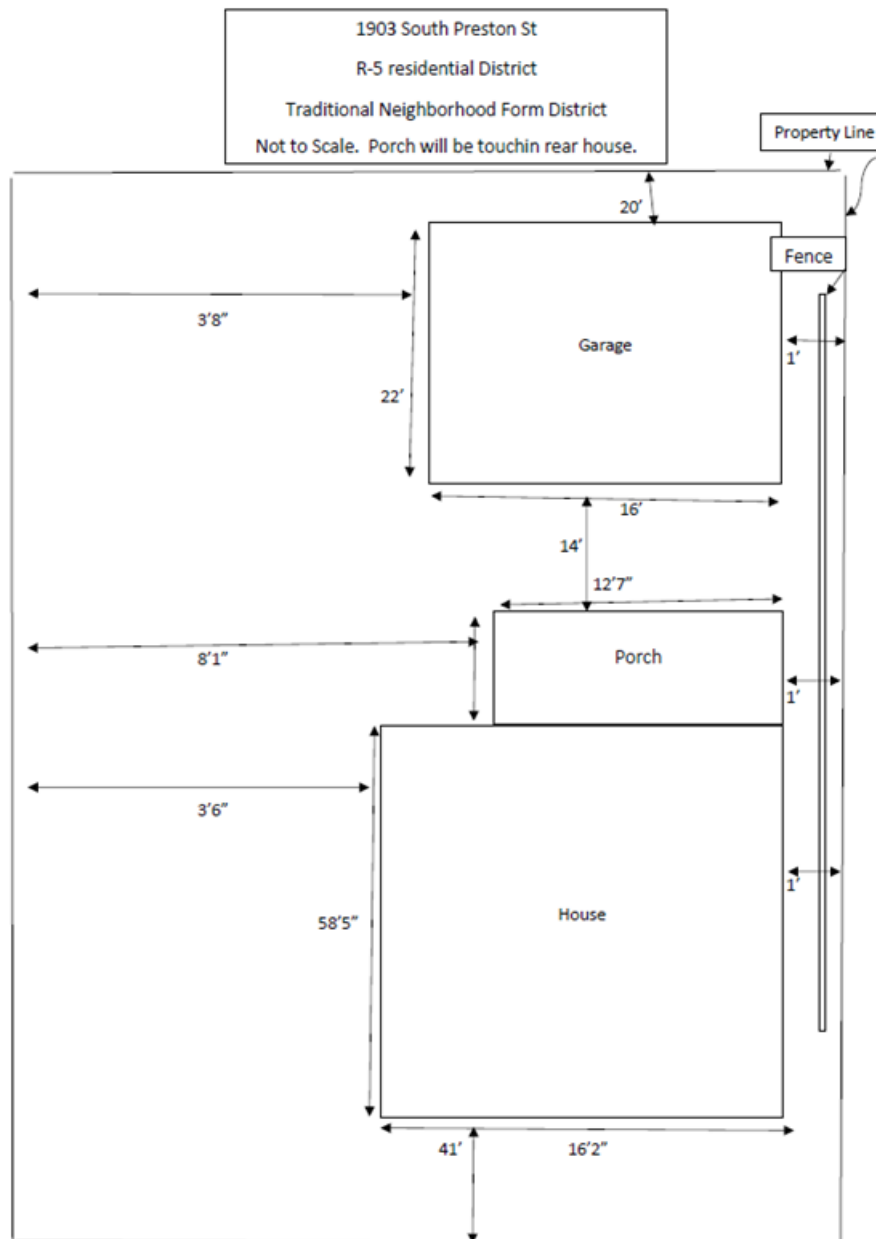
Site Location







Site Plan



Site Photos



Site Photos



Site Photos



Site Photos



Conclusion

- Staff finds that the requested variance has been adequately justified and meets the standard of review.

Required Action

- **Variance**: from Land Development Code Section 5.1.10.F to allow a principal structure to encroach into the required side yard setback. Approve/Deny

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