

18CUP1008 713 E. Broadway



Louisville Board of Zoning Adjustment Public Hearing

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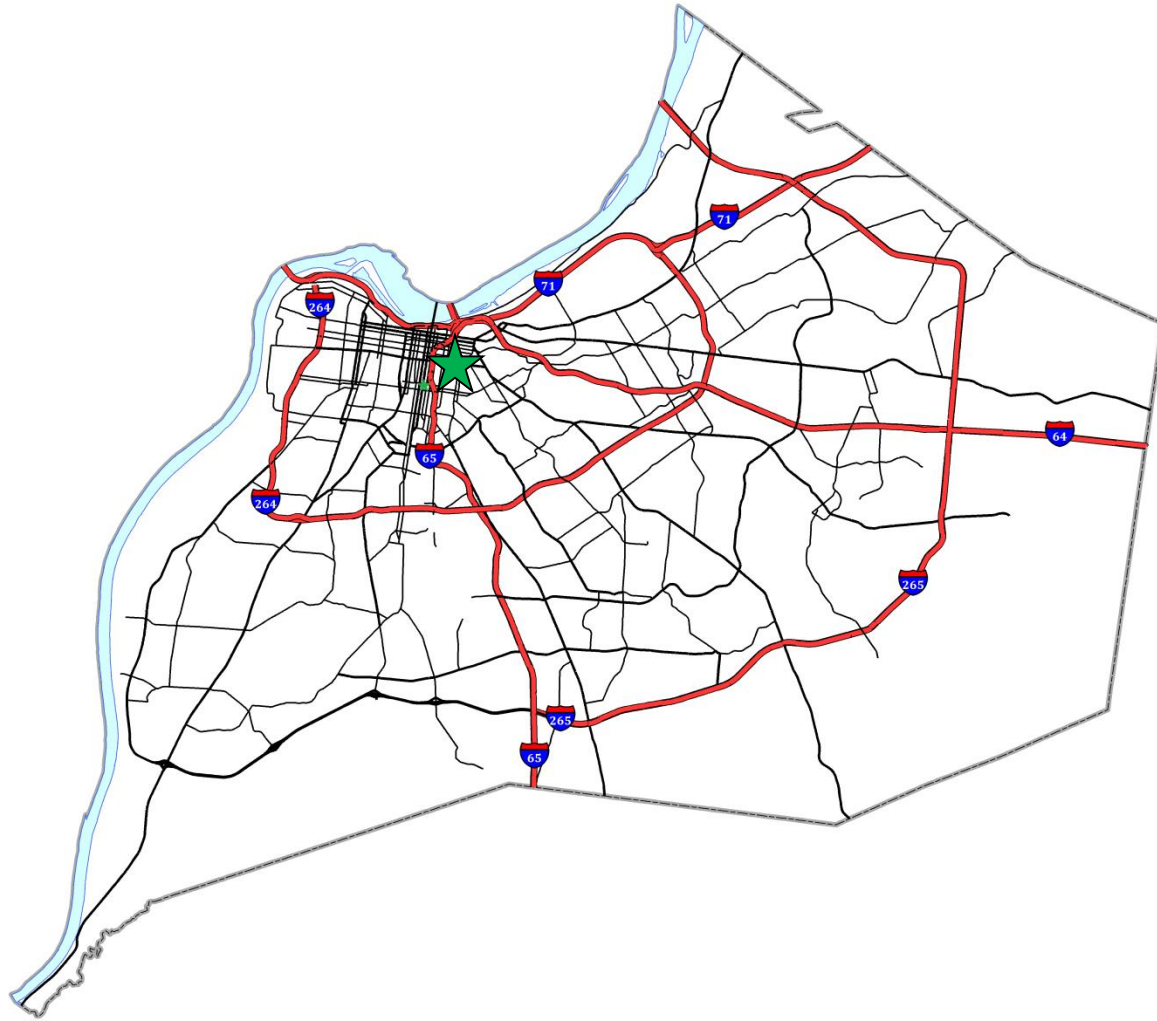
Request

- Conditional Use Permit for a commercial kennel in a C-2 Commercial zoning district (LDC4.2.17.)

Case Summary/Background

- Applicant proposes to renovate existing vacant 4,104 sq ft structure
- First/Second Floors: Kennel and staff area
Third Floor: Storage
First Floor Rear: Exterior 1,358 sq ft exercise area
- Site and adjoining properties zoned C-2 Commercial within a Traditional Marketplace Corridor
- MSD has provided preliminary approval for plans for pet waste disposal in the exercise area
- Dogs will be indoors during nighttime hours
- Exercise area meets requirements regarding screening and noise mitigation
- Required neighborhood meeting held on February 8, 2018

Location Map



Zoning / Form District

Subject Site

Existing: C-2/Traditional Marketplace Corridor

Proposed: C-2/Traditional Marketplace Corridor with CUP

Adjoining Sites

C-2/Traditional Marketplace Corridor



Land Use

Subject Site

Existing: Vacant Commercial

Proposed: Commercial Kennel

Adjoining Sites

Commercial Uses



Site Photos



Site Photos



Adjacent to East

Site Photos



Adjacent to West

Site Photos



Site Photos



Rear Yard to Alley Wall

Site Photos



Rear Yard West to East

Site Photos



Rear of Structure

Conclusions

- The proposal meets the standard of review for the requested CUP
- Based upon the information in the staff report, the testimony and evidence provided at the public meeting, the Board of Zoning Adjustment must determine if the proposal meets the standards established in the LDC for the requested Conditional Use Permit

Required Action

Approve or Deny

- Conditional Use Permit for a commercial kennel in a C-2 Commercial zoning district (LDC4.2.17.)