

January 27, 2020

Letter of Intent: 633 Ervay Avenue, Louisville, KY 40217

Dear Neighbor,

Key Source Properties is submitting this Letter of Intent on behalf of Sandra Sneden.

We are seeking a Conditional Use Permit (CUP) from the City of Louisville to partially use this property for short-term and vacation rentals. We will be holding a neighborhood meeting to allow for questions about the use or management of the property. The meeting will be held at the property, 633 Ervay Ave, Louisville, KY 40217 on Thursday, February 13, 2020 at 6:30 PM.

If you cannot make the meeting and have questions about short-term rentals or property use, Please email: [Hello@KeySourceProperties.com](mailto:Hello@KeySourceProperties.com)

Sincerely,

Jonathan Klunk  
CEO, Key Source Properties

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HENSON PAULA & CHRISTOPHER  
2214 FEDERAL HILL DR  
LOUISVILLE KY 40299

STEVE FRICK LLC  
4106 PLYMOUTH RD  
LOUISVILLE KY 40207

BRADEN CATHY Y & BRADEN AMY S  
637 MERWIN AVE  
LOUISVILLE KY 40217

HGM PROPERTIES LLC  
10602 BLACK IRON RD  
LOUISVILLE KY 40291

KING KENNETH W  
629 ERVAY AVE  
LOUISVILLE KY 40217

POTTER DAVID M & MONTGOMERY  
LISA G  
631 ERVAY AVE  
LOUISVILLE KY 40217

LAMBRECHTS DIANE MARIE  
635 ERVAY AVE  
LOUISVILLE KY 40217

PUTMAN RONALD L & JENNIFER L  
637 ERVAY AVE  
LOUISVILLE KY 40217

WESTFALL BRITTANY NICOLE  
636 ERVAY AVE  
LOUISVILLE KY 40217

MUNCY BENEDICT D  
835 CLARKS LN  
LOUISVILLE KY 40217

MMS INVESTMENTS LLC  
2930 CURRAN RD  
LOUISVILLE KY 40205

PIFER PROPERTY MANAGEMENT  
LLC  
4101 GRAF DR  
LOUISVILLE KY 40220

THORNTON STEVE R & NANCY R  
628 ERVAY AVE  
LOUISVILLE KY 40217

PERKINS KATHARINE  
626 ERVAY AVE  
LOUISVILLE KY 40217

BRUKER ASSET TRUST  
630 HARRISON AVE  
LOUISVILLE KY 40217

PARSONS RUDY EVAN  
628 HARRISON AVE  
LOUISVILLE KY 40217

WARD NICOLE Y  
626 HARRISON AVE  
LOUISVILLE KY 40217

STEARMAN STEPHEN GREGORY &  
MARLENE D  
3423 WESTWOOD FARMS DR  
LOUISVILLE KY 40220

STEGMAN JUDE KENNETH  
5000 CREEK CIR  
PROSPECT KY 40059

HOUSE ROSE  
629 HARRISON AVE  
LOUISVILLE KY 40217

ROTH ROBERT A  
632 HARRISON AVE  
LOUISVILLE KY 40217

EICHENBERGER DENNIS C & MARY  
633 HARRISON AVE  
LOUISVILLE KY 40217

Metro Council District 15  
601 W. Jefferson St.  
Louisville, KY 40202  
Attn: Kevin Triplett

Planning+Design Services  
444 S. Fifth St. Suite 300  
Louisville, KY 40202  
Attn: Zach Schwager

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## Guest Sign In Sheet

**CUP Case # 20-CUPPA-0011 / 633 Ervay Ave**

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February 14, 2020

RE: Neighborhood meeting for 20-CUPPA-0011 for 633 Ervay Avenue

To Whom It May Concern:

In accordance with state law, a neighborhood meeting was held for 20-CUPPA-0011 to establish a short-term rental at 633 Ervay Avenue. Ten neighbors and guests were in attendance: Mr. & Mrs. David Potter of 631 Ervay Ave, Mr. Murad Swaidan (owner of 632 Ervay), Ms. Brittany Metcalf and guest of 636 Ervay Ave, Mr. & Mrs. Brent Evans (rental tenants of 638 Ervay Ave), Mr. & Mrs. Ron Putman of 637 Ervay Ave, Ms. Kate Perkins & Guest of 626 Ervay Ave. The homeowner, Sandra Sneden and I welcomed the neighbors and explained her intention of operating this home as a short term rental while she and her husband are not residing in their home. We informed them that the Sneden's primary residence is in Charlotte, NC and their son is a student at U of L. We let them know that they bought the home to have a place to stay that is close to campus, on their frequent trips to visit their son, especially during his sports season. Mrs. Lisa Potter expressed her concern over having guests in the neighborhood. She voiced that this property was improperly used in the past and because of the past issues, she expressed opposition out of fear. Mr. and Mrs. Allen Evans expressed concern over what to do if they were to ever encounter an issue with the property or any guests. I explained that this property would be professionally managed, if granted a CUP to operate as a short term rental. They, along with the remaining neighbors listed in attendance, did not object to this becoming a short term rental.

I provided my contact information to all of the attendees so they could get in touch with me. I also reviewed the next steps in the process and explained the 600- foot rule. Everyone seemed to understand and the meeting concluded.

Warm Regards,

Debbie Heleringer  
Key Source Properties

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