



Louisville Metro Government

Old Jail Auditorium
514 W. Liberty Street
Louisville, KY 40202

Agenda Board of Zoning Adjustment

Monday, January 23, 2023

1:00 PM

Old Jail Auditorium

The Board of Zoning Adjustment meeting will be conducted in-person at the Old Jail Building Courtroom, 514 West Liberty Street, Louisville, KY 40202.

Anyone wishing to join the meeting virtually using a computer, laptop or mobile device, as well as anyone wishing to sign up to speak in support, opposition, or as other for any case, should visit the following link:

<https://louisvilleky.gov/government/upcoming-public-meetings>

If you have questions, please contact the case manager, or call Planning & Design Services at 502-574-6230.

Call To Order

Approval Of Minutes

1. [BOZA Minutes 010923](#)

Public Hearing

2. [22-APPEAL-0011](#)

Request:	Appeal of an administrative decision regarding a zoning enforcement action.
Project Name:	East Whitney Avenue Appeal
Location:	114 East Whitney Avenue
Owner:	Glen E. Kerns
Appellant:	Glen E. Kerns
Representative:	Harry B. O'Donnell IV
Jurisdiction:	Louisville Metro
Council District:	21 - Nicole George
Case Manager:	Chris French, Planning Supervisor

3. [22-VARIANCE-0154](#)

Request: Variances to permit attached signs mounted more than 25ft above grade

Project Name: Burdorf Building Sign Variances

Location: 3939 Shelbyville Rd

Owner: Burdorf Properties LLC

Applicant: Signarama Northeast

Jurisdiction: Louisville Metro

Council District: 9 - Andrew Owen

Case Manager: Beth Jones, AICP, Planner II

4. [20-VARIANCE-0169](#)

Request: A variance to allow a fence in the front yard setback to exceed the maximum height.

Project Name: Princess Way Variance

Location: 6000 Princess Way

Owner: Silver Lining Investments, LLC

Applicant: Robert Thomas

Jurisdiction: Louisville Metro

Council District: 23- Jeff Hudson

Case Manager: Amy Brooks, Planner I

5. [22-VARIANCE-0158](#)

Request: A variance to encroach into the front yard setback (22-VARIANCE-0158) and a variance to encroach into the rear yard setback (22-VARIANCE-0160)

Project Name: Speedwash Car Wash

Location: 4124 Shelbyville Road

Owner/Applicant: Speedwash 4124, LLC

Jurisdiction: City of St. Matthews

Council District: 9 - Bill Hollander

Case Manager: Clara Schweiger, Planner I

6. [22-VARIANCE-0150](#)

Request: A modified variance to allow a private yard area to be less than the required 30% of the area of the lot and a variance to allow a primary structure to encroach into the side yard setback.

Project Name: Peterson Avenue Variance
Location: 321 S. Peterson Avenue
Owner: Benjamin Brainard
Applicant: Benjamin Brainard
Jurisdiction: Louisville Metro
Council District: 9- Andrew Owen
Case Manager: Amy Brooks, Planner I

7. [22-VARIANCE-0140](#)

Request: A variance to exceed the maximum fence height and a variance to encroach into the rear yard setback.

Project Name: Bierhaus Variance
Location: 1036 Bardstown Road
Owner: Bierhaus, LLC
Applicant: Rachel Harman
Jurisdiction: Louisville Metro
Council District: 8 - Cassie Chambers Armstrong
Case Manager: Amy Brooks, Planner I

8. [22-VARIANCE-0155](#)

Request: A modified variance to allow a private yard area to be less than the required 30% of the area of the lot and a variance to allow an accessory use area to exceed the maximum depth.

Project Name: Pennsylvania Avenue Variance
Location: 156 Pennsylvania Avenue
Owner: Andrew Meredith
Applicant: Andrew Meredith
Jurisdiction: Louisville Metro
Council District: 9- Andrew Owen
Case Manager: Amy Brooks, Planner I

9. [22-CUP-0349](#)

Request: Conditional Use Permit for short term rental of a dwelling unit that is not the primary residence of the host

Project Name: 6th Street Short Term Rental

Location: 940 S. 6th St.

Owner: Jonathan Pacilio

Applicant: Jonathan Pacilio

Representative: Nick Pregliasco

Jurisdiction: Louisville Metro

Council District: 6-Vacant

Case Manager: Amy Brooks, Planner I

10. [22-CUP-0355](#)

Request: Conditional Use Permit to allow short term rental of dwelling unit that is not the primary residence of the host

Project Name: Sonoma Lane Short Term Rental

Location: 3733 Sonoma Lane

Owner/Applicant: Robert Hefferman - HPJ, LLC.
Sandra Holmes

Jurisdiction: Louisville Metro

Council District: Dan Seum Jr. - District 13

Case Manager: Molly Clark, Planner II

11. [22-CUP-0360](#)

Request: Conditional Use Permit for short term rental of a dwelling unit that is not the primary residence of the host

Project Name: Boyle Street Short Term Rental

Location: 1240 Boyle Street

Owner: Ken Sumner

Applicant: Ken Sumner

Jurisdiction: Louisville Metro

Council District: 6-Vacant

Case Manager: Amy Brooks, Planner I

12. [22-CUP-0361](#)

Request: Conditional Use Permit for short term rental of a dwelling unit that is not the primary residence of the host.

Project Name: S. 1st Street Short Term Rental

Location: 4332 S. 1st Street

Owner/Applicant: Christopher Allen

Jurisdiction: Louisville Metro

Council District: 21 - Betsy Ruhe

Case Manager: Heather Pollock, Planner I

13. [22-CUP-0367](#)

Request: Conditional Use Permit to allow short term rental of dwelling unit that is not the primary residence of the host

Project Name: Cross Hill Road Short Term Rental

Location: 2309 Cross Hill Road

Owner/Applicant: Luke Neubauer

Jurisdiction: Louisville Metro

Council District: District 9 - Andrew Owen

Case Manager: Chris French, AICP, Planning Supervisor

14. [22-CUP-0372](#)

Request: Conditional Use Permit to allow short term rental of dwelling unit that is not the primary residence of the host

Project Name: Heatherbrook Drive Short Term Rental

Location: 4412 Heatherbrook Drive

Owner/Applicant: Jordan Heil

Jurisdiction: Louisville Metro

Council District: District 26 - Brent Ackerson

Case Manager: Molly Clark, Planner II

Adjournment