

18CUP1208
912 Vine Street



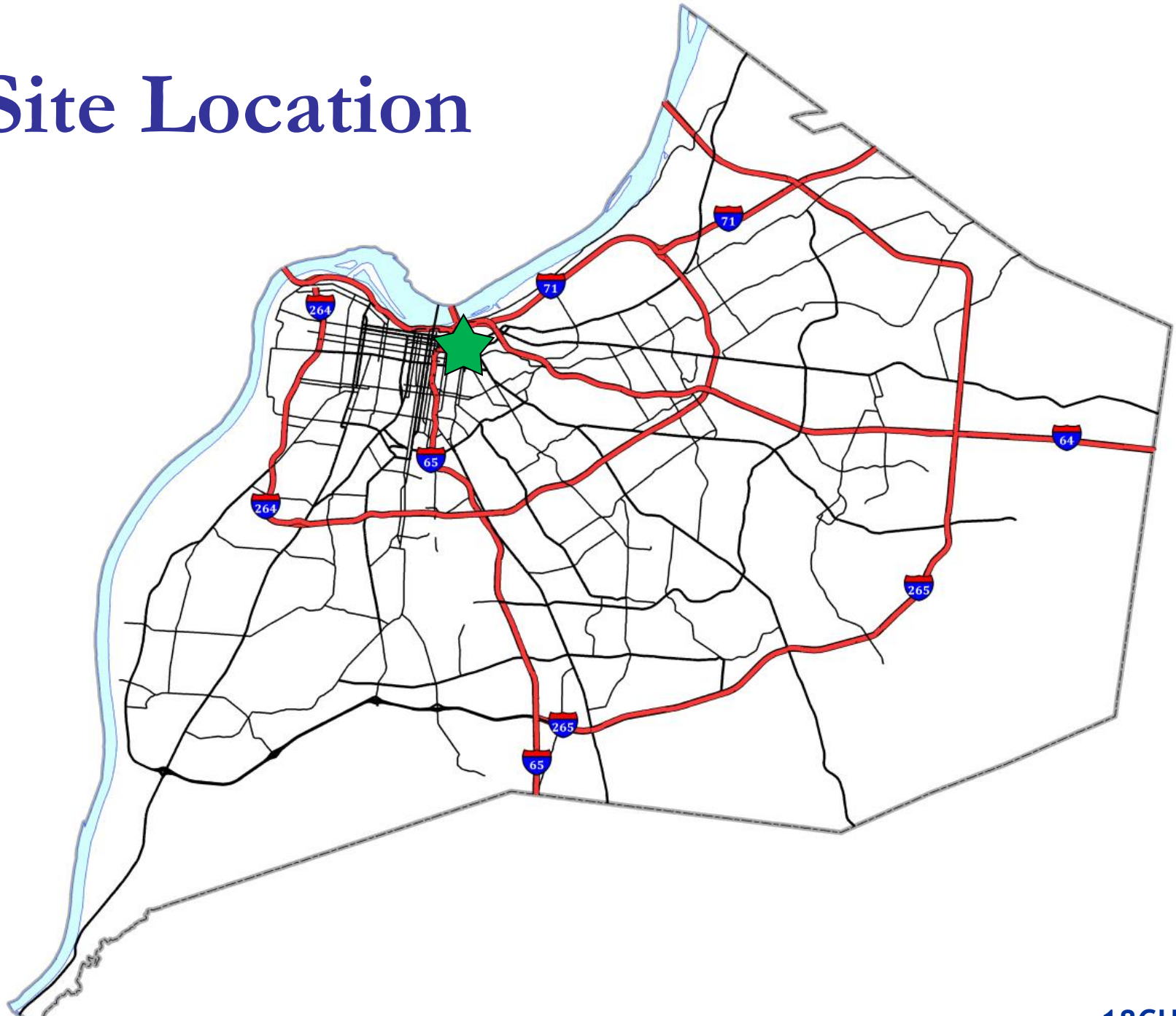
Louisville Metro Board of Zoning Adjustment
Public Hearing

Steve Hendrix, Planning Coordinator
May 6, 2019

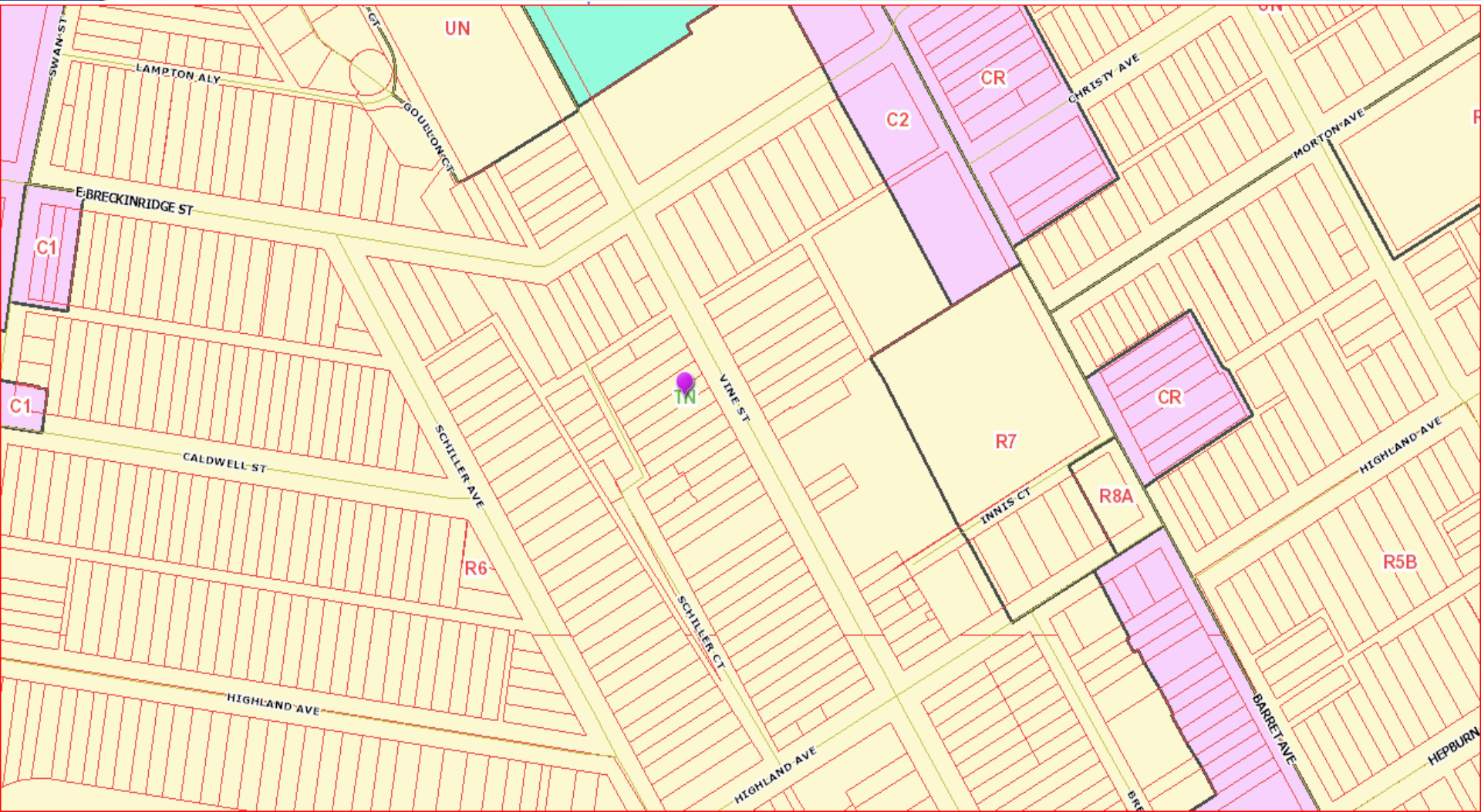
Request

Conditional Use Permit to allow a short term rental of a duplex that is not the primary residence of the host. (LDC 4.2.63)

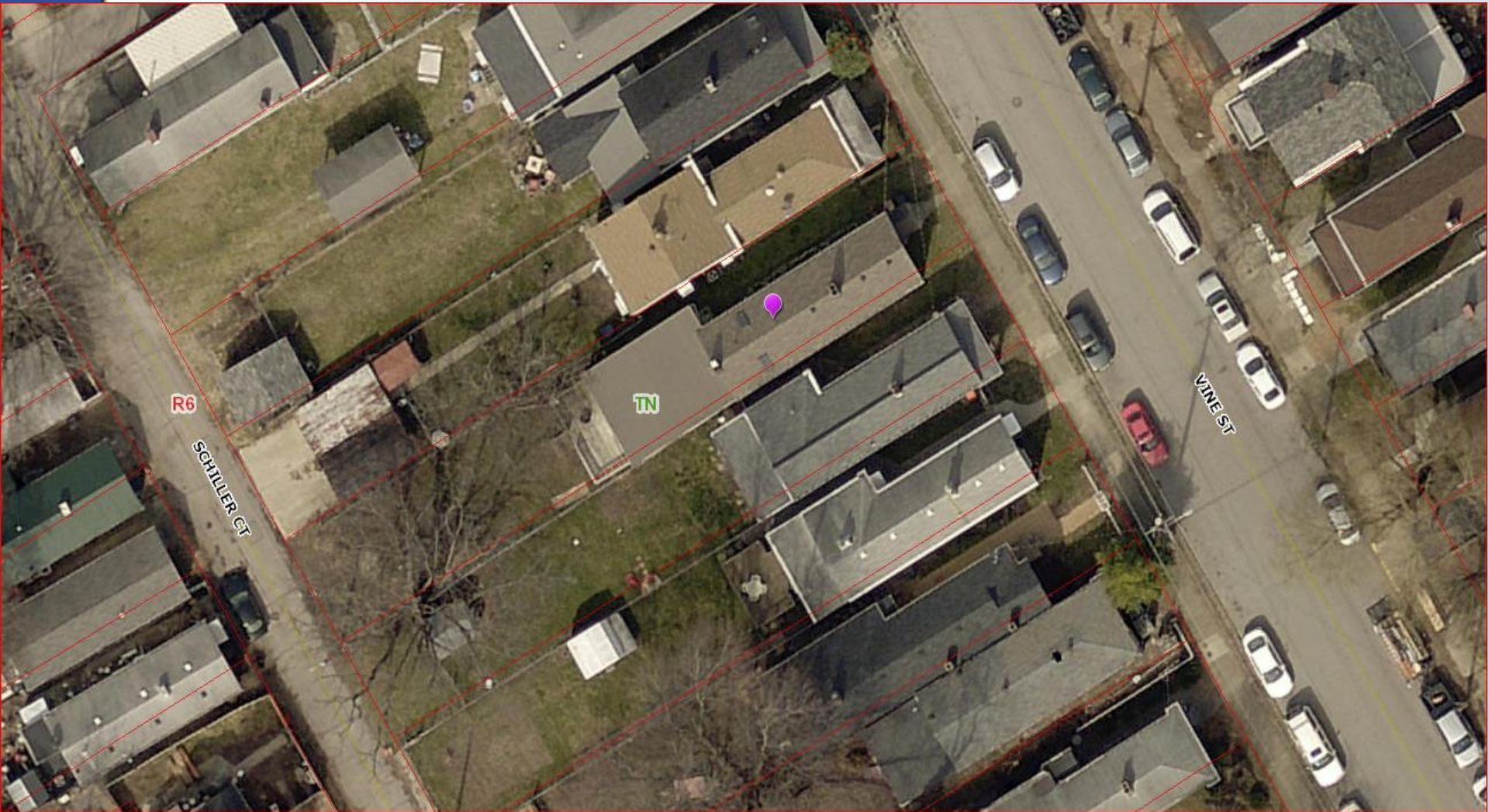
Site Location



Zoning Map



Aerial Map



Case Summary / Background

Zoned R-6

Traditional Neighborhood Form District

Germantown neighborhood

House contains 2 bedrooms which would allow 8 guests

One parking credit along Vine Street

At least two parking spaces at the rear of the property.

Parties will not be allowed.

Residential uses are adjacent.

Neighborhood Meeting on February 21, 2019 and no one attended.

Email from 914 Vine Street neighbor in opposition.

Subject Site



04/25/2019 09:24

Houses to the north



04/25/2019 09:24

Houses across the street



04/25/2019 09:25

Rear yard



04/25/2019 09:25

View from Schiller Court



04/25/2019 09:26

Conclusions

- The proposal appears to meet the standard of review for the requested Conditional Use Permit.
- 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 by the Land Development Code for the requested Conditional Use Permit.
- The Board may add additional Conditions of Approval.

Required Action

Approve or Deny

- Conditional Use Permit to allow short term rental of a single family dwelling unit that is not the primary residence of the host (LDC 4.2.63)

Conditions of Approval

1. Prior to commencement of any short term rental on the subject property, the host shall register the short term rental with Develop Louisville and with the Louisville Metro Revenue Commission. If the short term rental is not registered with Develop Louisville and with the Revenue Commission within 60 days of the approval of the minutes of this case, then the Conditional Use Permit shall be deemed null and void.
2. The short term rental and host shall meet all additional provisions set forth in the Louisville Metro Code of Ordinances.