

18CUP1200
2073 Douglass Boulevard



Louisville Metro Board of Zoning Adjustment
Public Hearing

Jon E. Crumbie, Planning & Design Coordinator
April 15, 2019

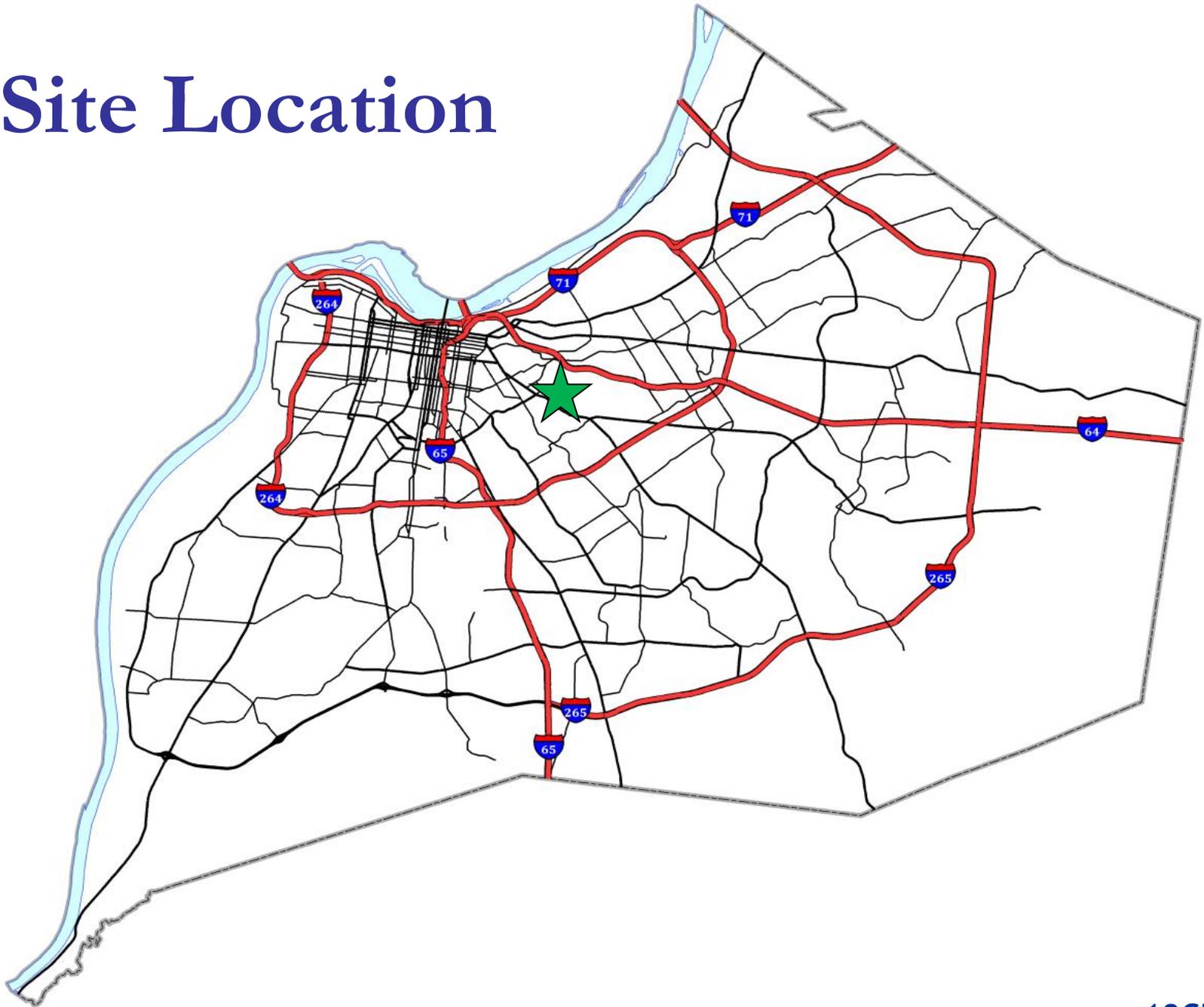
Request(s)

- Conditional Use Permit to allow short term rental of a dwelling unit that is not the primary residence of the owner in R-7 zoning district and Traditional Neighborhood Form District.

Case Summary/Background

- The applicant requests approval to conduct short term rentals at the subject property. The subject property is developed with one structure that is a single- family residence. The applicant states that the residence has six bedrooms that will allow a maximum number of sixteen guests. Parking is located along the existing driveway that will accommodate six cars. Also there are parking stalls at the rear of the property that will accommodate three cars. The site has credit for one on-street parking space.

Site Location



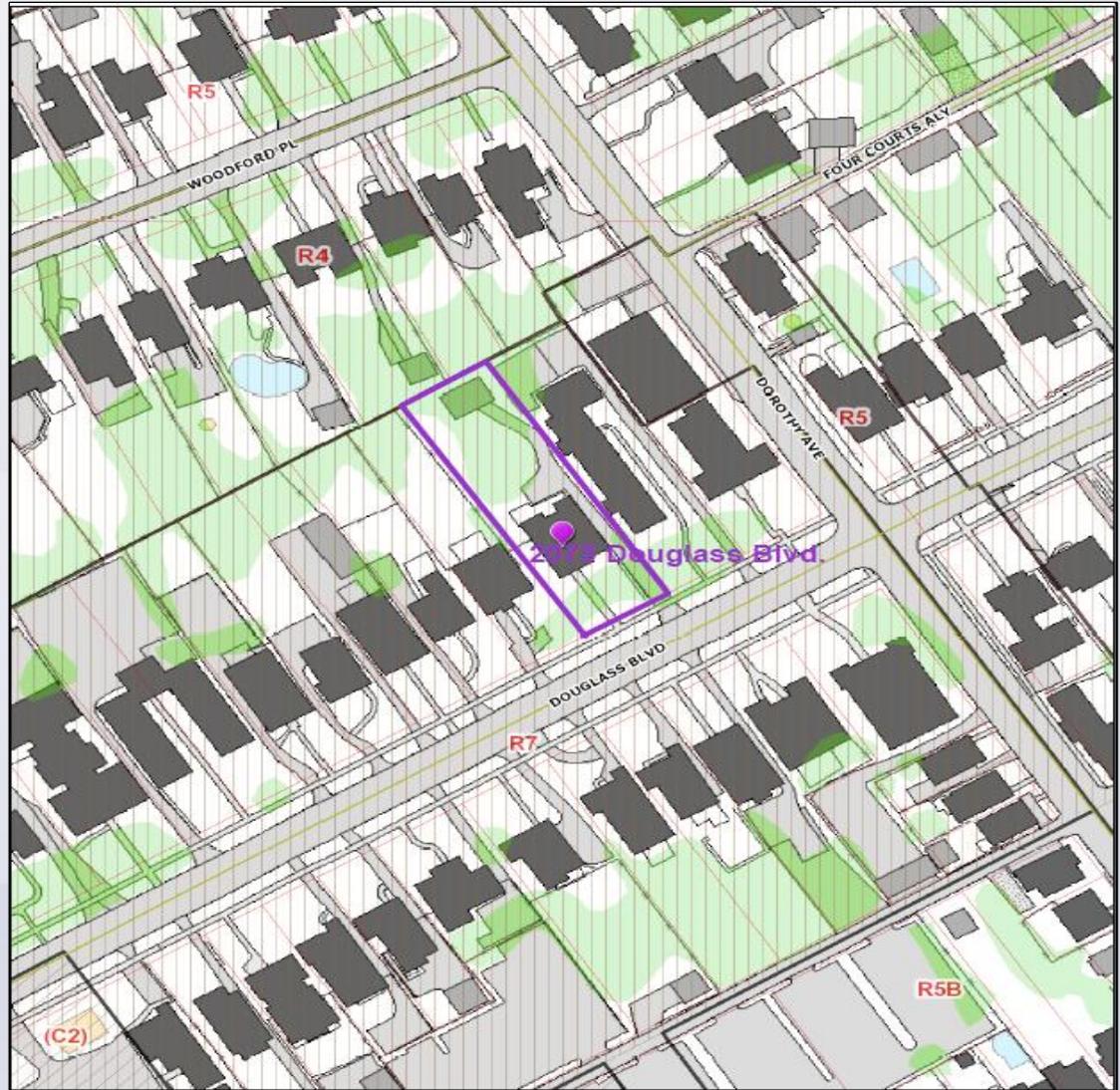
Zoning/Form Districts

Subject:

- Existing: R-7/TN
- Proposed: R-7/TN

Surrounding:

- North: R-4/TN
- South: R-7/TN
- East: R-7/TN
- West: R-7/TN



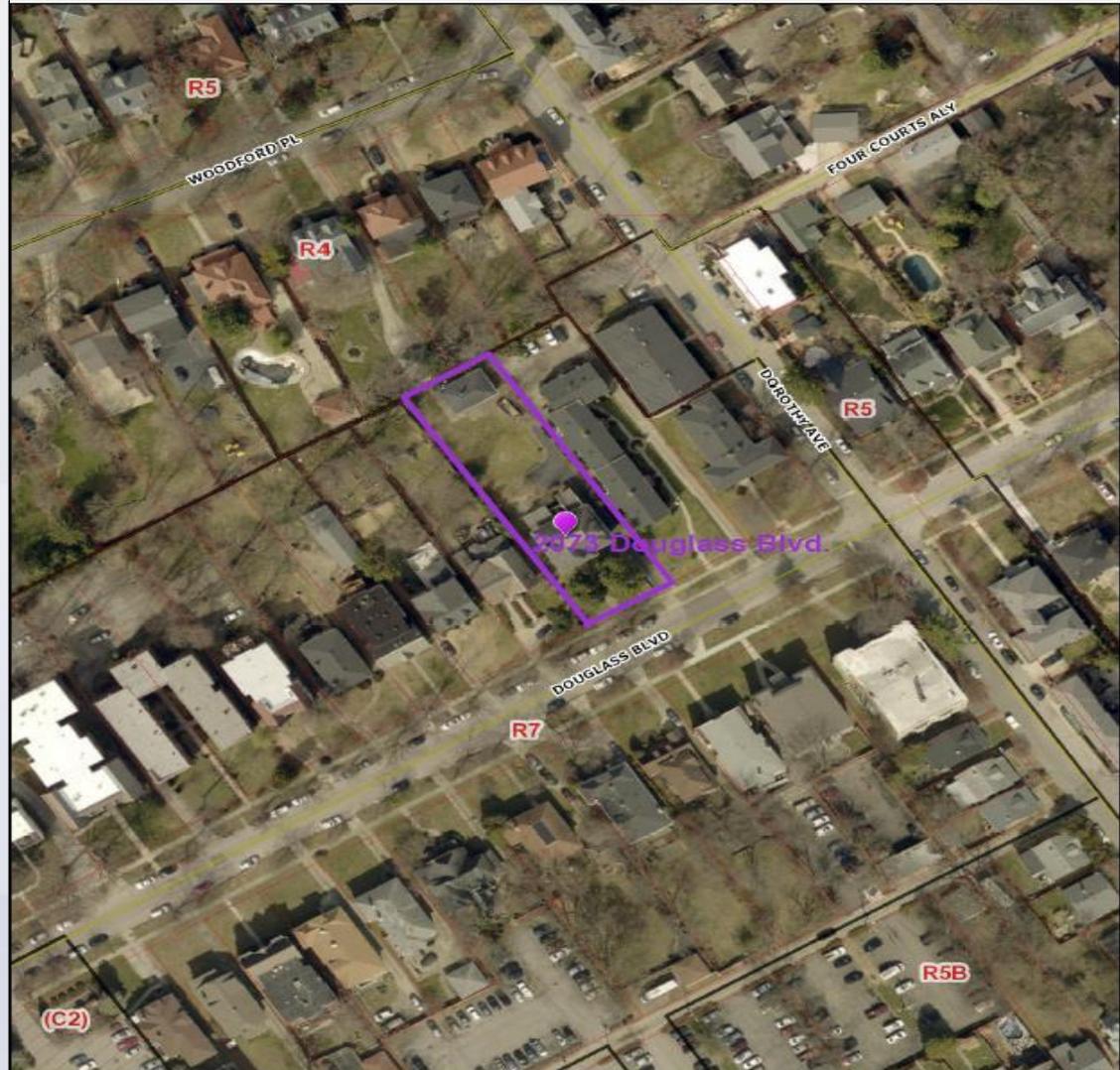
Aerial Photo/Land Use

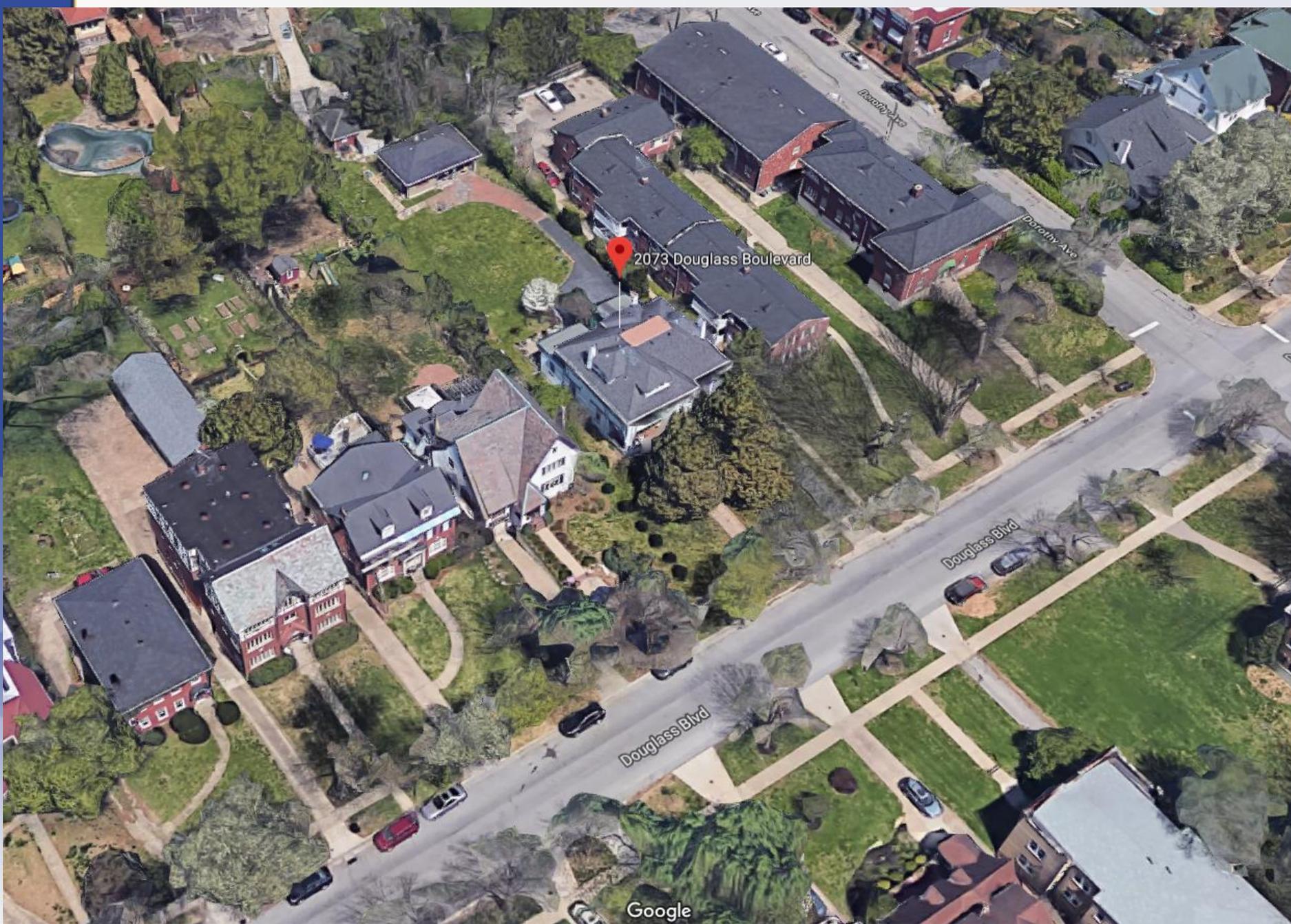
Subject:

- Existing: Residential
- Proposed: Residential

Surrounding:

- North: Residential
- South: Residential
- East: Residential
- West: Residential





Google

Front of Residence



04/04/2019 11:23

Adjacent Property to the Left



04/04/2019 11:23

Across the Street



04/04/2019 11:25

Driveway



04/04/2019 11:25

Garage at Rear



04/04/2019 11:30

Looking Toward Residence



04/04/2019 11:30

Staff Findings

- Based upon the information in the staff report and the testimony and evidence provided at the public hearing, the Board of Zoning Adjustment must determine if the proposal meets the standards established in the LDC for a Conditional Use Permit.

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.

Required Actions

Approve or Deny:

- Conditional Use Permit to allow short term rental of dwelling units that is not the primary residence of the owner in an R-7 zoning district and Traditional Neighborhood Form District.