

18CUP1064
414 W. Ormsby Avenue



Louisville Board of Zoning Adjustment Public Hearing

Beth Jones, AICP, Planner II

September 4, 2018

Request

- Conditional Use Permit to allow short term rental of dwelling units located within the Old Louisville/Limerick TNZD (LDC 4.2.63)

Case Summary/Background

- As the dwelling units are located within the Old Louisville/Limerick TNZD, a CUP is required
- Located on the south side of W. Ormsby Avenue between S. 4th Street and Garvin Place
- Adjoined by multi-family, commercial, public/semi-public and vacant uses
- Duplex residence
 - First/second floor unit: four bedrooms; up to 12 guests
 - Third floor unit: three bedrooms; up to 10 guests
- Three on-street and five off-street parking spaces
- Neighborhood meeting held June 28, 2018

Zoning / Form District

Subject Site

Existing: TNZD/Traditional
Neighborhood

Proposed: TNZD/Traditional
Neighborhood w/short-term rental
CUP

All Surrounding Sites

TNZD/Traditional Neighborhood



Land Use

Subject Property

Existing: Duplex Residence

Proposed: Duplex Residence w/ CUP
for short-term rental

Surrounding Properties

North: Public/Semi-Public, Commercial

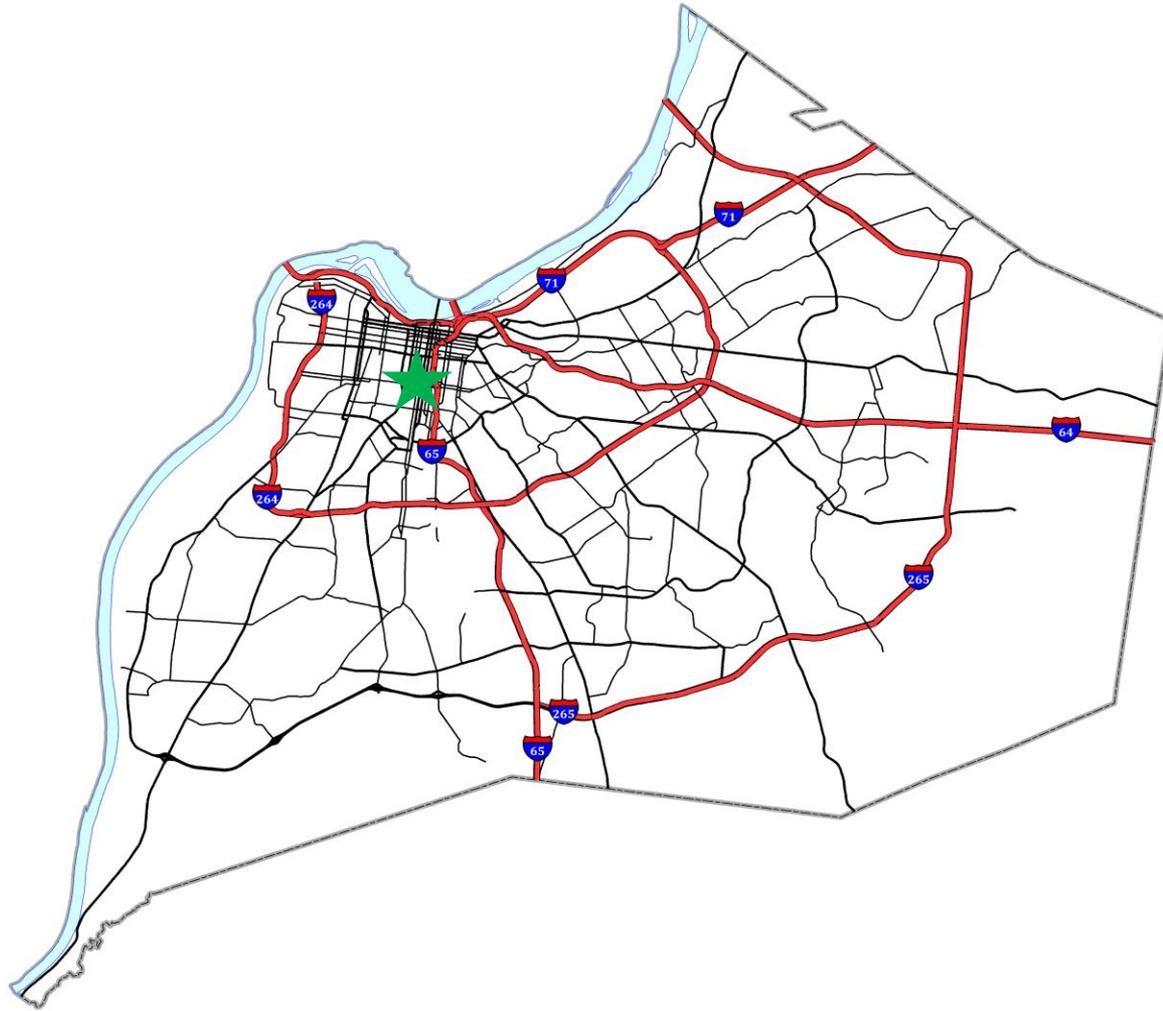
South: Commercial, Vacant

East: Multi-Family

West: Multi-family



Site Location



Site Photo



Site Photo



Site Photo



Site Photo



Site Photo



Rear Parking

Conclusions

- 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 LDC for the requested Conditional Use Permit

Required Action

Approve or Deny

- Conditional Use Permit to allow short term rental of dwelling units located within the Old Louisville/Limerick TNZD (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.