



Louisville Metro Government

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

Agenda

Board of Zoning Adjustment

Monday, November 21, 2016

8:30 AM

Old Jail Courtroom

Call To Order

Approval Of Minutes

1. [BOZA Minutes 11.17.16](#)

Business Session

2. [16VARIANCE1080](#)

Request:	Variance from the Land Development Code section to allow a rear addition to encroach into the side yard setback and a reduction in the private yard area.
Project Name:	602 Baxter Ave.
Location:	602 Baxter Ave
Owner:	Libor Zacaek
Applicant:	Bruce Rogers - CBR Architects PLLC
Representative:	Bruce Rogers - CBR Architects PLLC
Jurisdiction:	Louisville Metro
Council District:	4 - David Tandy
Case Manager:	Ross Allen, Planner I

Public Hearing

3. [16VARIANCE1088](#)

Request:	Variance for side yard setback reduction
Project Name:	1057 E. Washington Street
Location:	1057 E. Washington Street
Owner:	JABB, LLC.
Applicant:	JABB, LLC.
Representative:	Schroll land Surveying - Bill Schroll
Jurisdiction:	Louisville Metro
Council District:	4 - David Tandy
Case Manager:	Joel Dock, Planner I

4. [14CUP1003](#)

Request: Time Extensions concerning certain Conditions of Approval for the potentially hazardous or nuisance use (staging lot for trucks and trailers) Conditional Use Permit, approved on January 11, 2016.

Project Name: Conditions of Approval
Location: 151 & 201 Cabel Street
Owner: Swift Pork Company
Applicant: JBS USA, LLC & Swift Pork Company
Representative: Glenn Price
Jurisdiction: Louisville Metro
Council District: 4 - David Tandy
Case Manager: Steve Hendrix, Planning and Design Supervisor

5. [16CUP1001](#)

Request: Presentation of the feasibility study concerning the additional structure in front of the unloading area as per Condition of Approval #5, 16CUP1001 and the status of the AquaCode equipment.

Project Name: Swift Update
Location: 1200 Story Avenue
Owner: Swift Inc. (JBS USA, LLC)
Applicant: John W. Cliff
Representative: Glenn Price
Jurisdiction: Louisville Metro
Council District: 4-David Tandy
Case Manager: Steve Hendrix, Planning and Design Supervisor

6. [16VARIANCE1074](#)

Request: Variance from the Land Development Code section 5.3.1, table 5.3.1 to allow an expansion onto an existing deck to encroach into the minimum side yard setback on a parcel zoned R-4 within the Neighborhood Form District.

Project Name: 7206 Hollow Creek Road
Location: 7206 Hollow Creek Road
Owner: Michael Secor
Applicant: Michael Secor
Representative: Michael Secor
Jurisdiction: Hollow Creek
Council District: 23 - James Peden
Case Manager: Ross Allen, Planner I

7. [16VARIANCE1081](#)

Request: Variance from the Development Code (St. Matthews) Article 4 section 4.6.C.2.c to allow a proposed attached addition to the principal structure to encroach into the Street Side Yard setback by approximately 9 feet.

Project Name: 300 Norbourne Blvd. Variance
Location: 300 Norbourne Blvd.
Owner: Natalie Borsch
Applicant: Glen Coke - Coke General Contracting Inc.
Representative: Glen Coke - Coke General Contracting Inc.
Jurisdiction: City of St. Matthews
Council District: 26 - Brent T. Ackerson
Case Manager: Ross Allen, Planner I

8. [16VARIANCE1070](#)

Request: Variance from the Land Development Code section 5.4.1.D.2 for an R-6 zoned property to allow the proposed garage to decrease the Private Yard Area by less than 30% of the total lot area.

Project Name: 2327 Sycamore Avenue
Location: 2327 Sycamore Avenue
Owner: Josh Lindley
Applicant: Anne Del Prince - Del Prince Designs LLC.
Representative: Anne Del Prince - Del Prince Designs LLC.
Jurisdiction: Louisville Metro
Council District: 9 - Bill Hollander
Case Manager: Ross Allen, Planner I

9. [16VARIANCE1084](#)

Request: Variance from the Land Development Code section 5.4.1.D.2 to allow a proposed detached garage to reduce the private yard are to less than the 30% of the total lot area.

Project Name: 1866 Alfresco Place Variance
Location: 1866 Alfresco Place
Owner: James and Jane Convery
Applicant: Charlie Williams - Charlie Williams Design Inc.
Representative: Charlie Williams - Charlie Williams Design Inc.
Jurisdiction: Louisville Metro
Council District: 8 - Tom Owen
Case Manager: Ross Allen, Planner I

10. [15CUP1007](#)

Request: Conditional Use Permit to allow a boarding and lodging home in an R-6 zoning district

Project Name: None

Location: 2733 West Market Street

Owner: Willie Jordan

Applicant: Willie Jordan

Representative: Willie Jordan

Jurisdiction: Louisville Metro

Council District: 5- Cheri Bryant Hamilton

Case Manager: Jon E. Crumbie, Planning and Design Coordinator

11. [16CUP1031](#)

Request: Conditional Use Permit to allow an accessory apartment in an R-4 zoning district

Project Name: None

Location: 1319 Gilmore Lane

Owner: Carroll Spencer

Applicant: Carroll Spencer

Representative: Carroll Spencer

Jurisdiction: Louisville Metro

Council District: 21 - Dan Johnson

Case Manager: Jon E. Crumbie, Planning and Design Coordinator

12. [16CUP1037](#)

Request: Conditional Use Permit to allow a short term rental that is not the primary residence of the host in an R-6 zoning district

Project Name: Short Term Rental

Location: 2407 Emil Avenue

Owner: Luke Skeen

Applicant: Luke Skeen

Representative: Luke Skeen

Jurisdiction: Louisville Metro

Council District: 15 - Marianne Butler

Case Manager: Joseph Haberman, Planning & Design Manager

13. [16CUP1053](#)

Request: Conditional Use Permit to allow a proposed short term rental that is not the primary residence of the host in an R-5 zoning district

Project Name: Short Term Rental

Location: 2205 Wibben Ave.

Owner: Kimberly Meehan

Applicant: Kimberly Meehan

Representative: Kimberly Meehan

Jurisdiction: Louisville Metro

Council District: 8 - Tom Owen

Case Manager: Brian Mabry, AICP, Planning & Design Supervisor

14. [16APPEAL1013](#)

Request: Appeal of a decision by Planning & Design Services concerning nonconforming rights

Project Name: Nonconforming Rights

Location: 1636 West Oak Street

Owner: Khairunissa Mohiuddin

Applicant: Khairunissa Mohiuddin

Representative: Khairunissa Mohiuddin

Jurisdiction: Louisville Metro

Council District: 6 - David James

Case Manager: Steve Hendrix, Planning and Design Supervisor

Adjournment