

18CUP1114
1843 Stevens Avenue



Louisville Board of Zoning Adjustment Public Hearing

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December 17, 2018

Request

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

Case Summary/Background

- As the dwelling unit is not the primary residence of the host, a CUP is required
- Located on the north side of Stevens Avenue between Fernwood Avenue and Norris Place
- Adjoined by single- and multi-family residential uses
- The residence contains three bedrooms. LDC regulations permit up to 10 guests
- Both on-street and off-street parking is available
 - One vehicle on-street
 - Two vehicles off-street on parking pad off rear alley
- Neighborhood meeting held October 22, 2018

Zoning / Form District

Subject Site

Existing: R-5/Traditional Neighborhood

Proposed: R-5/Traditional Neighborhood
w/short-term rental CUP

All Surrounding Sites

R-5/Traditional Neighborhood



Land Use

Subject Property

Existing: Single-Family Residence

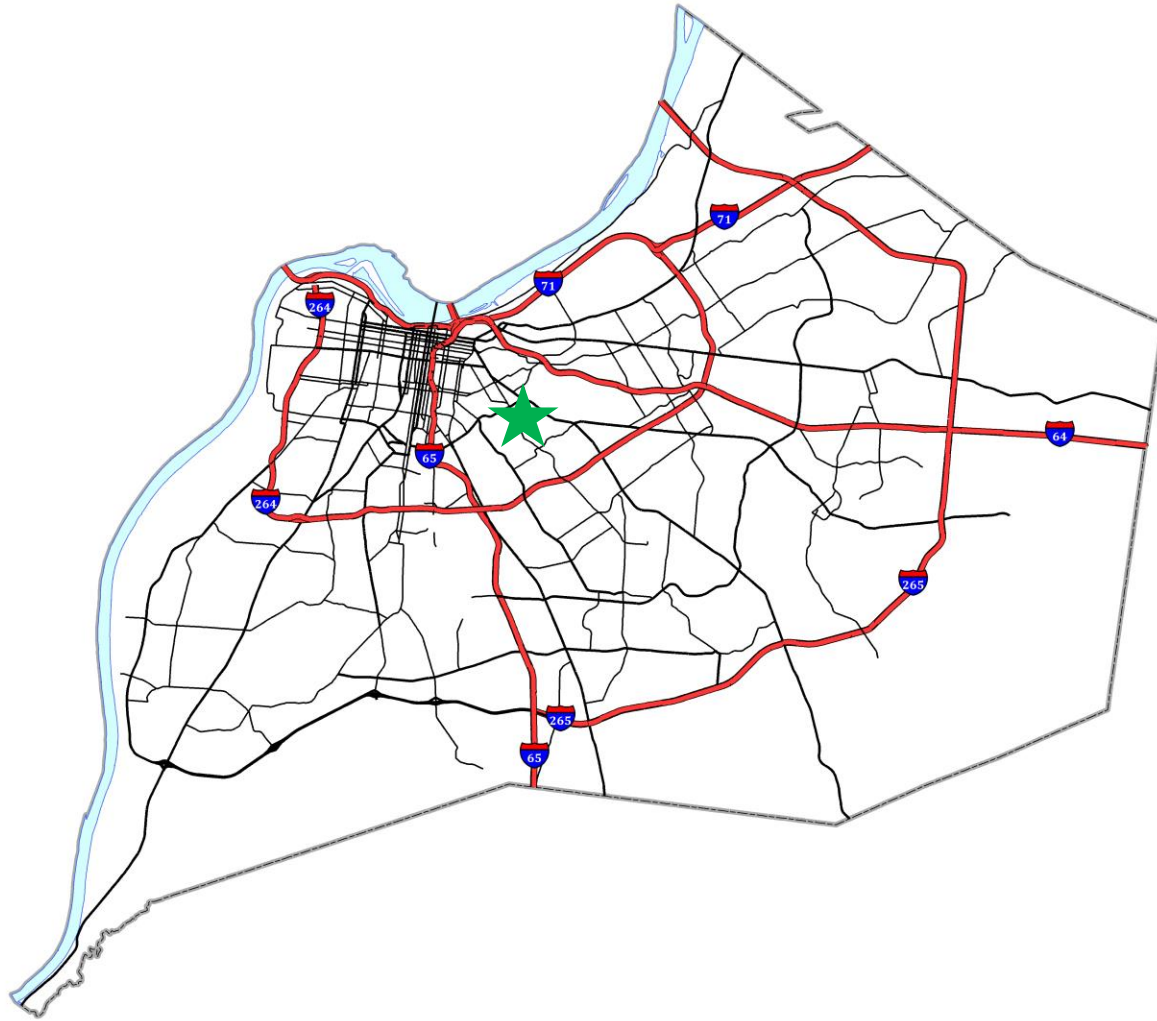
Proposed: Single-Family Residence
w/ CUP for short-term rental

All Surrounding Properties

Single-Family Residential



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 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.