

Variance Justification:

In order to justify approval of any variance, the Board of Zoning Adjustment considers the following criteria. Please answer all of the following items. Use additional sheets if needed. A response of yes, no, or N/A is not acceptable.

1. Explain how the variance will not adversely affect the public health, safety or welfare.

By placing a home in this lot it will make the neighborhood safer by not allowing unwelcome visitors to an empty lot used for illegal activities and as a garbage dumpster. Improve the hygiene of the neighborhood by having a cleaner and well maintain property.

2. Explain how the variance will not alter the essential character of the general vicinity.

This lot has been empty due to its odd shape which is the result of an unconventional distribution of the land. It has a narrow and longer entrance, which widen at the end, different than any of the other houses in the vicinity. It will improve, not alter, the esthetic of the neighborhood in general.

3. Explain how the variance will not cause a hazard or a nuisance to the public.

As explain in question # 1, an empty and unattended lot is an attraction for illegal activities, as well as dumping of unwanted trash. By placing a home, it will eliminate the hazzard, or any nuisance resulting from having an empty or an unattended lot.

4. Explain how the variance will not allow an unreasonable circumvention of the requirements of the zoning regulations.

The unreasonable and odd shape of the lot, does not permit any type of dwelling similar to the ones near by.

Additional consideration:

1. Explain how the variance arises from special circumstances, which do not generally apply to land in the general vicinity (please specify/identify).

The need of housing for the general public in the city of Louisville, is our main motivation for this project. As well as contributing to the well being of the neighborhood.

2. Explain how the strict application of the provisions of the regulation would deprive the applicant of the reasonable use of the land or would create unnecessary hardship.

If this application is denied or not approved, it will contribute to the deterioration of this neighborhood, as well as increased of illegal activities and gathering. I will have to neglet and eventually loose this lot because of lack of use.

3. Are the circumstances the result of actions of the applicant taken subsequent to the adoption of the regulation from which relief is sought?

No. It is a result of a non-conventional distribution of the lot.

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