Louisville Metro Government

Old Jail Auditorium
514 W Liberty Street
Louisville, KY 40202

Agenda

Board of Zoning Adjustment

Monday, August 20, 2018 | **1:00 PM** | **Old Jail Courtroom**

Call To Order

Approval Of Minutes

1. BOZA_Minutes_08.06.18

Approval of the Minutes from the August 6, 2018 Board of Zoning Adjustment meeting.

Attachments: BOZA_Minutes_08.06.18.pdf

Public Hearing

2. 18CUP1076

Request:	Conditional Use Permit to allow a short- term rental that is not the primary residence of the host.
Project Name:	Morton Avenue Short Term Rental
Location:	1419 Morton Avenue
Owner:	Daniel Gilmer Roberge
Applicant:	Key Source Properties, LLC
Jurisdiction:	Louisville Metro
Council District:	8- Brandon Coan
Case Manager:	Steve Hendrix, Planning and Design Coordinator

This case has been postponed to a date uncertain

3. 18APPEAL1001

Request:	Review of Land Use Determination
Project Name:	Conley Appeal
Location:	4301 Mud Lane
Owner:	Rickey and Janice Conley
Representative:	Bart L. Greenwald
Jurisdiction:	Louisville Metro
Council District:	13 - Vicki Aubrey Welch
Case Manager:	Chris French, AICP, Planning & Design Supervisor

Attachments:

StaffReport18Appeal1001_5-16-18.pdf

18APPEAL1001_APPLICATION_4-13-18.PDF

Doyle-Comments.pdf

18APPEAL1001.pptx

18APPEAL1001_4301 Mud Lane BOZA Presentation_Aug20.ppt

Applicant is requesting postponement until October 1, 2018

4. 18VARIANCE1067

Request:	Variance to exceed maximum sign area for an attached sign
Project Name:	Family Dollar Sign Area Variance
Location:	6621 Southside Drive
Owner:	Family Dollar Stores of Kentucky
Applicant:	Lenny Lipari - Family Dollar Stores of Kentucky
Representative:	Stacey Martin - Commonwealth Sign Company
Jurisdiction:	Louisville Metro
Council District:	21 - Vitalis Lanshima
Case Manager:	Ross Allen, Planner I

Attachments:

18VARIANCE1067_BOZA Pres_08202018_UE.ppt

18VARIANCE1067_PLAN_7-11-18.PDF

BOZA 18VARIANCE1067_Staff Report_BOZA 062018.pdf

18VARIANCE1067_APPLICATION_7-11-18.PDF

5. 18VARIANCE1068

Request:	Variances to allow fences in the street side yard setback to exceed four feet in height, and variances to allow a private swimming pool and deck to encroach into the street side yard setback
Project Name:	Bay Pine Drive Fences, Deck & Pool
Location:	5900 Bay Pine Drive
Owner/Applicant:	Teresa Ramey
Jurisdiction:	Louisville Metro
Council District:	23 - James Peden
Case Manager:	Dante St. Germain, Planner I

Attachments:
- 18VARIANCE1068_site_plan_072318.pdf
- 18VARIANCE1068_Staff Report_BOZA 082018.pdf
- 18VARIANCE1068_applicant_justification.pdf
- 18VARIANCE1068_Staff Pres.ppt

6. 18CUP1003

Request:	Conditional Use Permit, variance, and waivers to allow a private institutional use in an R-4 zoning district
Project Name:	Chua Phuoc Hau Temple
Location:	8510 3rd Street Road
Owner/Applicant:	Nghiem Van Nguyen
Representative:	Mohammad Nouri
Jurisdiction:	Louisville Metro
Council District:	25 - David Yates
Case Manager:	Jon E. Crumbie, Planning & Design Coordinator

Attachments:
- 18CUP1003_2 Floor Plan.pdf
- 18CUP1003_Color Rendering.pdf
- 18CUP1003_Elevation.pdf
- 18CUP1003_Floor Plan.pdf
- 18CUP1003_Staff Report_082018_.pdf
- 18CUP1003_Neighborhood Meeting.pdf
- 18CUP1003_Powerpoint_082018.ppt
- 18CUP1003_Site Plan.pdf
- 18CUP1003_Justification.pdf
- 18CUP1003_Email Comments.pdf

7. 18CUP1009

Request:	Conditional Use Permit and variance to allow a private institutional use in an R-4 zoning district
Project Name:	Valiant Christian Academy Activity Center
Location:	5627 New Cut Road
Owner/Applicant:	On Fire Christian Center, Inc.
Representative:	Jason Hall
Jurisdiction:	Louisville Metro
Council District:	13 - Vicki Audrey Welch
Case Manager:	Jon E. Crumbie, Planning & Design Coordinator

Attachments:
- 18CUP1009_Powerpoint_082018.ppt
- 18CUP1009_Site Plan.pdf
- 18CUP1009_Variance Justification.pdf
- 18CUP1009_ Staff Report_082018_.pdf
- 18CUP1009_ElevationsFloor Plan.pdf
- 18CUP1009_Neighborhood Meeting.pdf
- 18CUP1009 -Applicant Presentation.pdf

8. 17CUP1075

Request:	Conditional Use Permit to allow short term rental of a dwelling unit located in the TNZD
Project Name:	S. 2nd Street Short Term Rental
Location:	1239 S. 2nd Street
Owner/Applicant:	Daniel Kasteen
Jurisdiction:	Louisville Metro
Council District:	6 - David James
Case Manager:	Beth Jones, AICP, Planner II

Attachments:
- 17CUP1075_1239 S 2nd_BOZA PP.ppt
- 17CUP1075_1239 S 2nd_BOZA Staff Rpt.pdf
- 17CUP1075_1239 S 2nd_APO Mtg.pdf

9. 18CUP1075

Request:	Conditional Use Permit to allow short term rental of a dwelling unit located in the TNZD
Project Name:	W. Lee Short Term Rental
Location:	314 W. Lee Street
Owner/Applicant:	Craig Henderson
Representative:	KeySource Properties LLC
Jurisdiction:	Louisville Metro
Council District:	6 - David James
Case Manager:	Beth Jones, AICP, Planner II

Attachments: 18CUP1075_314 W Lee_BOZA Staff Rpt.pdf
18CUP1075_314 W. Lee_APO Mtg.pdf
18CUP1075_314 W Lee_BOZA PP.ppt

10. 18CUP1067

Request:	Conditional Use Permit to allow short term rental of a dwelling unit located in the TNZD
Project Name:	S. 1st Street Short Term Rental
Location:	1021 & 1023 S. 1st Street
Owner/Applicant:	We Are MC Management LLC
Jurisdiction:	Louisville Metro
Council District:	6 - David James
Case Manager:	Beth Jones, AICP, Planner II

Attachments: 18CUP1067_1021 S 1st_BOZA PP.ppt
18CUP1067_1021 S 1st_BOZA Staff Rpt.pdf
18CUP1067_1021 S. 1st_APO Mtg.pdf

11. 18CUP1078

Request:	Conditional Use Permit to allow short term rental of a dwelling unit not the primary residence of the host
Project Name:	Alfresco Place Short Term Rental
Location:	1933 Alfresco Place
Owner/Applicant:	Bay Breeze Capital LLC
Representative:	KeySource Properties LLC
Jurisdiction:	Louisville Metro
Council District:	8 - Brando Coan
Case Manager:	Beth Jones, AICP, Planner II

Attachments:

- Key Source Properties Rental Agreement.pdf
- Neighbor Comments.pdf
- St. Francis Comments.pdf
- 18CUP1078_1933 Alfresco_APO Mtg.pdf
- 18CUP1078_1933 Alfresco_BOZA PP.ppt
- 18CUP1078_1933 Alfresco_BOZA Staff Rpt.pdf
- Hummel Presentation.pdf
- Hummel PP.pptx

PLANNING DIRECTOR'S REPORT

Resignation of Mike Allendorf

Adjournment