



Louisville Metro Government

Online Via Webex

Agenda Board of Zoning Adjustment

Monday, December 6, 2021

1:00 PM

Online Via Webex

THIS MEETING IS BEING HELD VIA VIDEO TELECONFERENCE

On the recommendation of the Louisville Metro Department of Public Health & Wellness regarding congregate events and social distancing, the BOZA meeting set for 1:00 p.m. on December 6, 2021 is being held online. You will need to join the meeting using a computer, laptop or mobile device with the link below:

[Meeting Info: https://louisvilleky.gov/government/upcoming-public-meetings](https://louisvilleky.gov/government/upcoming-public-meetings)

Meeting Link:

<https://louisvilleky.webex.com/louisvilleky/j.php?MTID=e56f6168a96d02349cc6e77bd734b8f6c>

Event Number: 2315 613 8494

Event password: BOZA120621

Join by phone Call in from a mobile device (attendees only) +1-415-655-0001 US Toll

Access Code: 2315 613 8494

Anyone wishing to speak in support, opposition, or as other for any case are encouraged to pre-register by completing the Public Hearing Speakers Request form available at the following link:

<https://louisvilleky.gov/planning-design/forms/louisville-metro-planning-design-services-public-hearing-speakers-request>

Pre-registered speakers will be allowed to speak prior to any unregistered speakers during the hearing. If you wish to submit comments for any of the agenda items please submit them in writing to the listed case manager by 12:00 P.M. Friday, December 3, 2021.

Participants and residents are strongly encouraged to join the meeting virtually. However, to accommodate those with limited technology access, people can also view and participate at the Old Jail Auditorium, 514 W. Liberty Street, Louisville, KY 40202. If social distancing cannot be adequately maintained because of the number of people who want to speak on a specific case, that case may be continued.

We are making every effort to contact members of the community and applicants to inform them of this decision. However, if you know of persons planning to attend to address a particular agenda item, please help us spread the word. If you have questions, please contact the case manager, or call Develop Louisville at 502-574-6230.

Call To Order

Approval Of Minutes

1. [BOZA Minutes 11.15.21](#)

Approval of the Minutes from the November 15, 2021 Board of Zoning Adjustment meeting

Business Session

2. [21-EXTENSION-0019](#)

Request:	Extension of Expiration Date - this case has been removed
Project Name:	Oxmoor Center East Out Parcel
Location:	7900 Shelbyville Road
Owner:	WMB 2 LLC
Applicant:	WMB 2 LLC
Representative:	Frost Brown Todd
Jurisdiction:	Louisville Metro
Council District:	7 - Paula McCraney
Case Manager:	Dante St. Germain, AICP, Planner II

3. [21-VARIANCE-0162](#)

Request:	Variance to allow an accessory structure to encroach into the side yard and rear yard setbacks.
Project Name:	Elmwood Avenue Variance
Location:	4069 Elmwood Avenue
Owner/Applicant:	David Gambol
Jurisdiction:	Louisville Metro
Council District:	7 - Paula McCraney
Case Manager:	Heather Pollock, Planner I

4. [21-MCUP-0009](#)

Request:	Modified Conditional Use Permit to allow a hot water silo to be replaced by a pump house
Project Name:	JBS Swift Hot Water Silo Replacement
Location:	1200 Story Ave
Owner/Applicant:	Swift Eckrich, Inc.
Jurisdiction:	Louisville Metro
Council District:	4 - Jecorey Arthur
Case Manager:	Jon E. Crumby, Planning & Design Coordinator

Public Hearing

5. [21-VARIANCE-0148](#)

Request: **THIS CASE IS BEING CONTINUED**
Variance to allow the private yard area to be less than the required 30% of the area of the lot.

Project Name: Gheens Avenue Variance
Location: 524 Gheens Avenue
Owner/Applicant: Isabel Mauriz
Jurisdiction: Louisville Metro
Council District: 21 - Nicole George
Case Manager: Heather Pollock, Planner I

6. [21-VARIANCE-0130](#)

Request: Variance to allow the private yard area to be less than the required 30% of the area of the lot

Project Name: Iroquois Avenue Variance
Location: 630 Iroquois Avenue
Owner/Applicant: Toni Wolz
Jurisdiction: Louisville Metro
Council District: 21 - Nicole George
Case Manager: Heather Pollock, Planner I

7. [21-VARIANCE-0134](#)

Request: Variance to allow a porch to encroach into the front yard setback

Project Name: Hoertz Avenue Variance
Location: 1314 Hoertz Avenue
Owner/Applicant: Katrina Miller
Representative: Cliff Ashburner
Jurisdiction: Louisville Metro
Council District: 15 - Kevin Triplett
Case Manager: Heather Pollock, Planner I

8. [21-VARIANCE-0143](#)

Request: Variance to allow an addition to encroach into the required side yard setback

Project Name: Mulberry Street Variance
Location: 942 Mulberry Street
Owner/Applicant: Alfred Pizzonia Jr.
Jurisdiction: Louisville Metro
Council District: 15 - Kevin Triplett
Case Manager: Heather Pollock, Planner I

13. [21-WAIVER-0146](#)

Request: Waiver to eliminate the required property perimeter landscape buffer area

Project Name: Divine Steps

Location: 3240 Herman Street

Owner/Applicant: Carlos and Lucretia Garrett

Jurisdiction: Louisville Metro

Council District: 5 - Donna Purvis

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

14. [21-CUP-0179](#)

Request: Conditional Use Permit to allow a short term rental of a dwelling unit that is not the primary residence of the host

Project Name: Clarks Lane Short Term Rental

Location: 829 Clarks Lane

Owner: PASSAFIUME DEV CO

Applicant: Paul Passafiume

Jurisdiction: Louisville Metro

Council District: 15 - Kevin Triplett

Case Manager: Zach Schwager, Planner I

15. [21-CUP-0180](#)

Request: Conditional Use Permit to allow a short term rental of a dwelling unit that is not the primary residence of the host

Project Name: Ashland Avenue Short Term Rental

Location: 901 Ashland Avenue

Owner/Applicant: Vyacheslav Furs

Jurisdiction: Louisville Metro

Council District: 21 - Nicole George

Case Manager: Zach Schwager, Planner I

Adjournment