

**22-CUP-0075**  
**3007 Ashview Terrace**



**Louisville Metro Board of Zoning Adjustment**  
**Public Hearing**

**Chris French, AICP, Planning & Design Supervisor**  
**May 16, 2022**

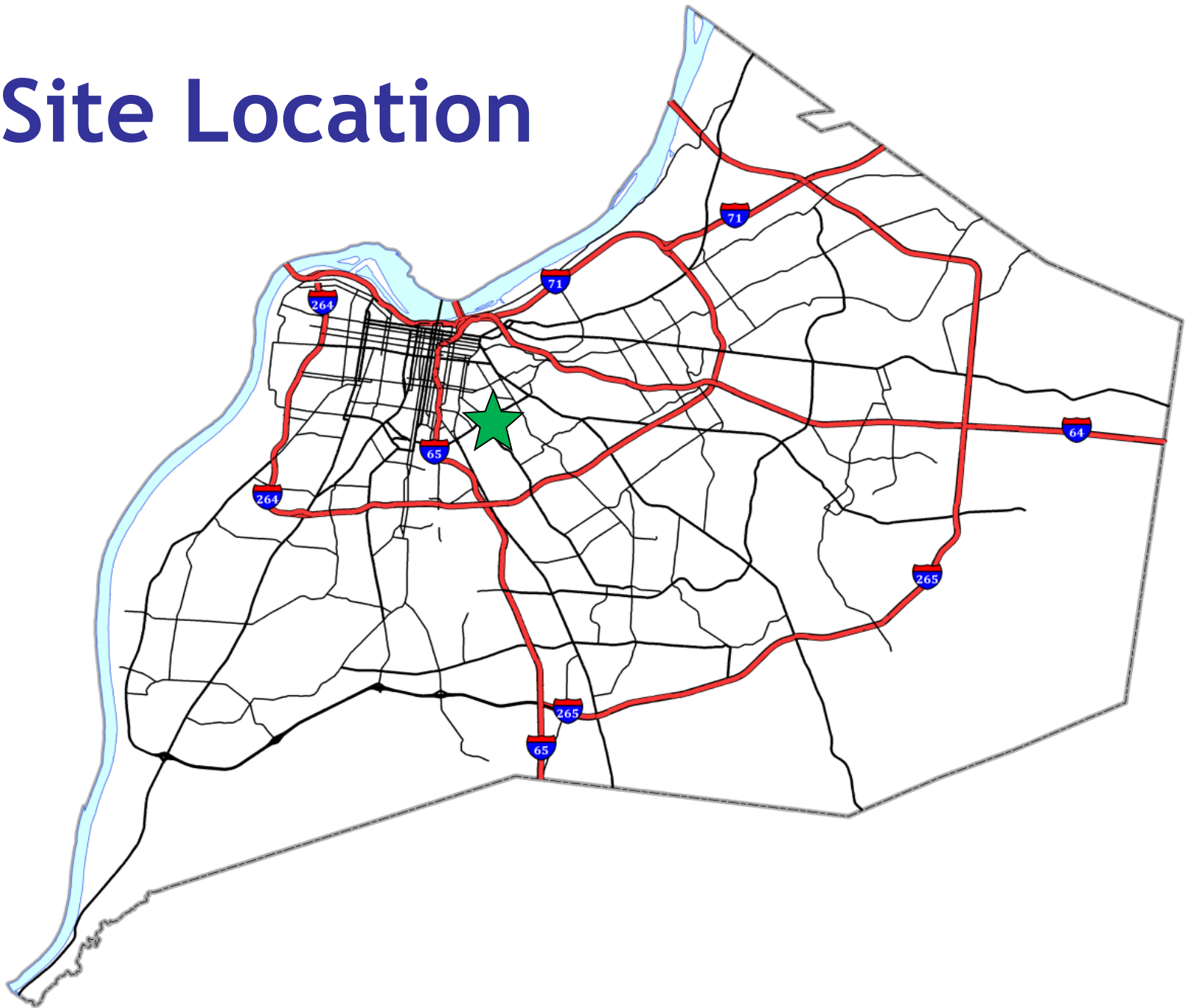
# Request(s)

- Conditional Use Permit to allow short term rental of a dwelling unit that is not the primary residence of the host in an R-5 zoning district and Neighborhood Form District.

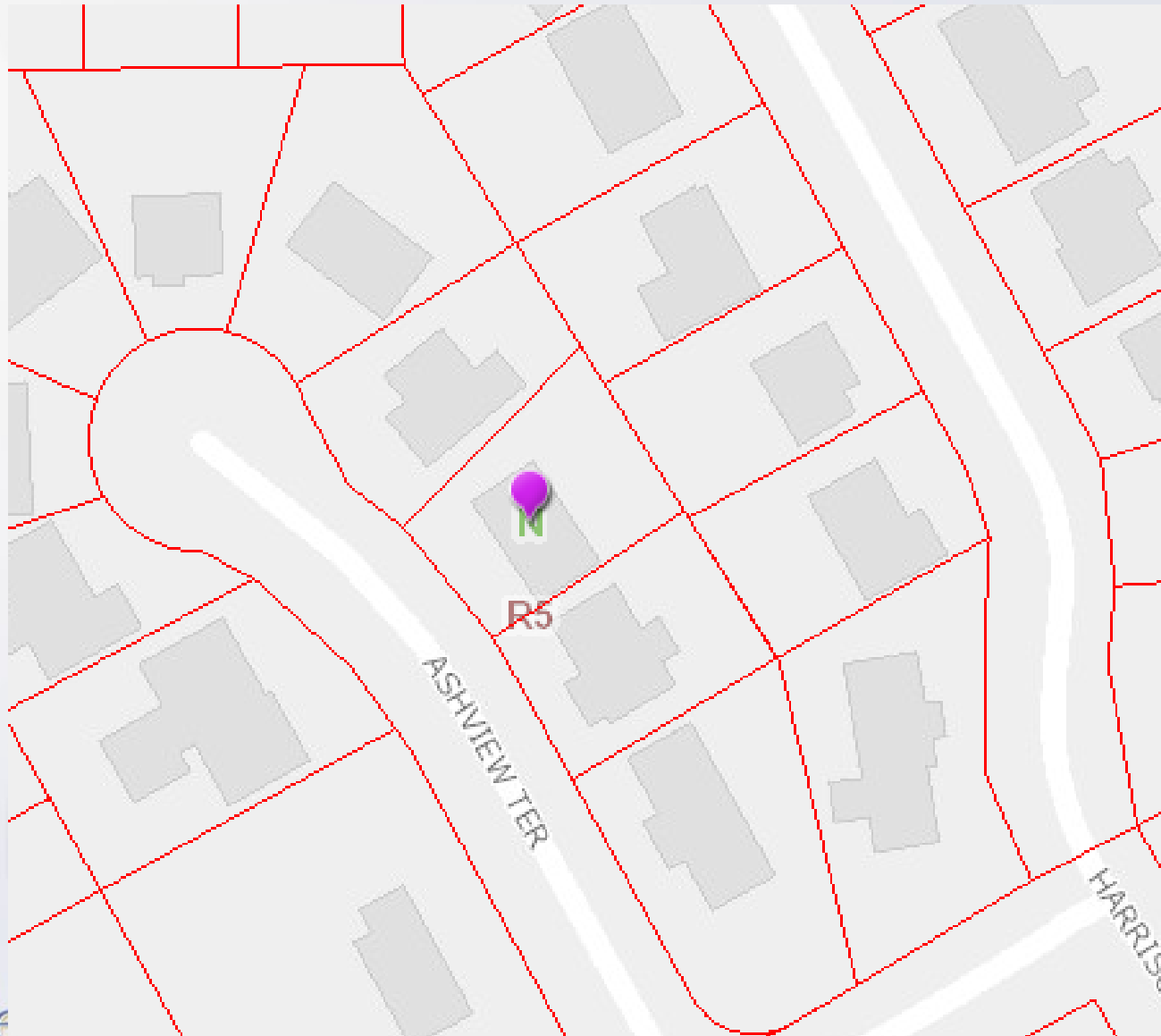
# Case Summary/Background

- The subject property is developed with one structure that is a single-family dwelling.
- The applicant states that the dwelling unit has 4 bedrooms, which would allow up to 10 guests.
- The applicant states that the driveway can accommodate up to 4 vehicles.

# Site Location

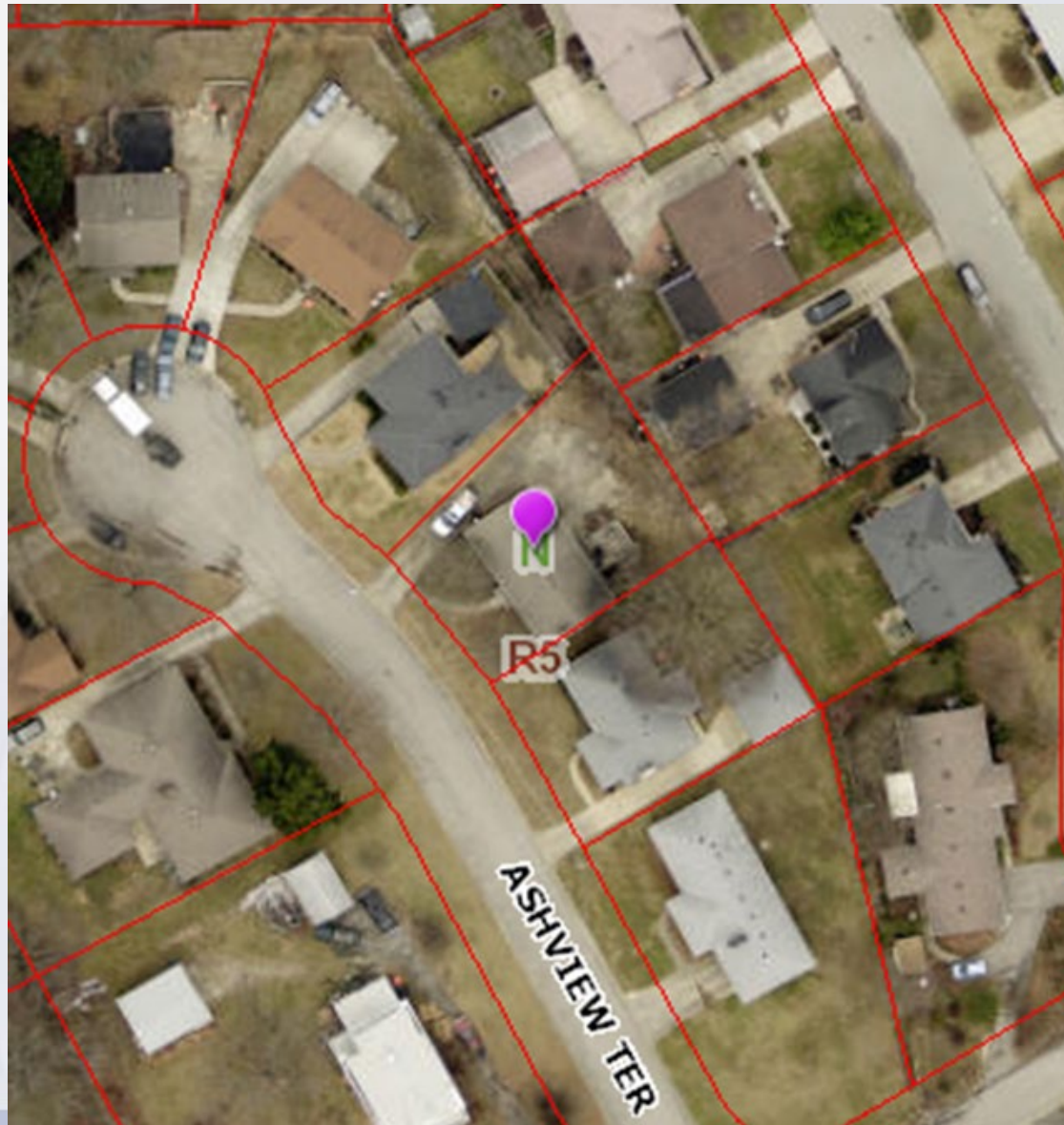


# Zoning/Form Districts





# Aerial Photo/Land Use



# Short Term Rentals Within 600'





# Front



May 2, 2022 at 10:29:26 AM  
3007 Ashview Terr  
Louisville KY 40217  
United States



## Driveway and Side of Residence





## Rear Yard of Subject Property





# Ashview Terrace - Subject Site to the Right



# Staff Findings

- Based upon the information in the staff report and the testimony and evidence provided at the public hearing, the Board of Zoning Adjustment must determine if the proposal meets the standards established in the LDC for a Conditional Use Permit.



# Required Actions

## Approve or Deny:

- Conditional Use Permit to allow short term rental of dwelling units in the Traditional Neighborhood Zoning District.

## Condition of Approval

- The conditional use permit for this short term rental approval shall allow up to 4 bedrooms (with a maximum of 10 guests at any one time). Prior to use, bedrooms must meet all occupancy requirements set forth in Louisville Metro Code of Ordinances. A modification of the conditional use permit shall be required to allow additional bedrooms.
- The applicant shall install curbing, anchored wheel stops, or other barrier acceptable to the Office of Planning and Design Services at the end of the existing driveway prior to commencement of the short term rental use.