

22-CUP-0090
725 Shelby Parkway



Louisville Metro Board of Zoning Adjustment
Public Hearing

Chris French, AICP, Planning & Design Supervisor
June 13, 2022

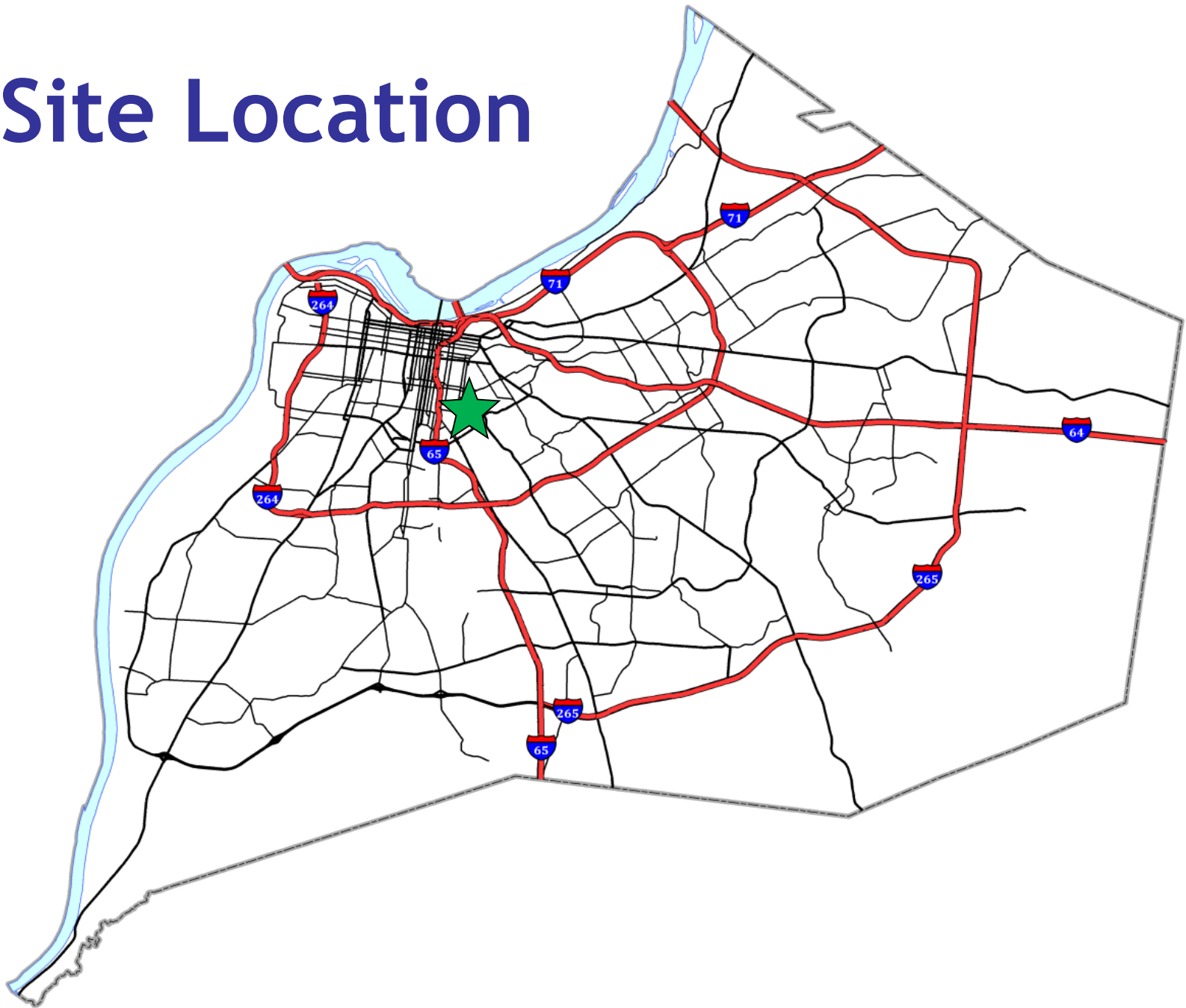
Request(s)

- Conditional Use Permit to allow short term rental of a dwelling unit that is not the primary residence of the host in an R-6 zoning district and Traditional Neighborhood Form District.

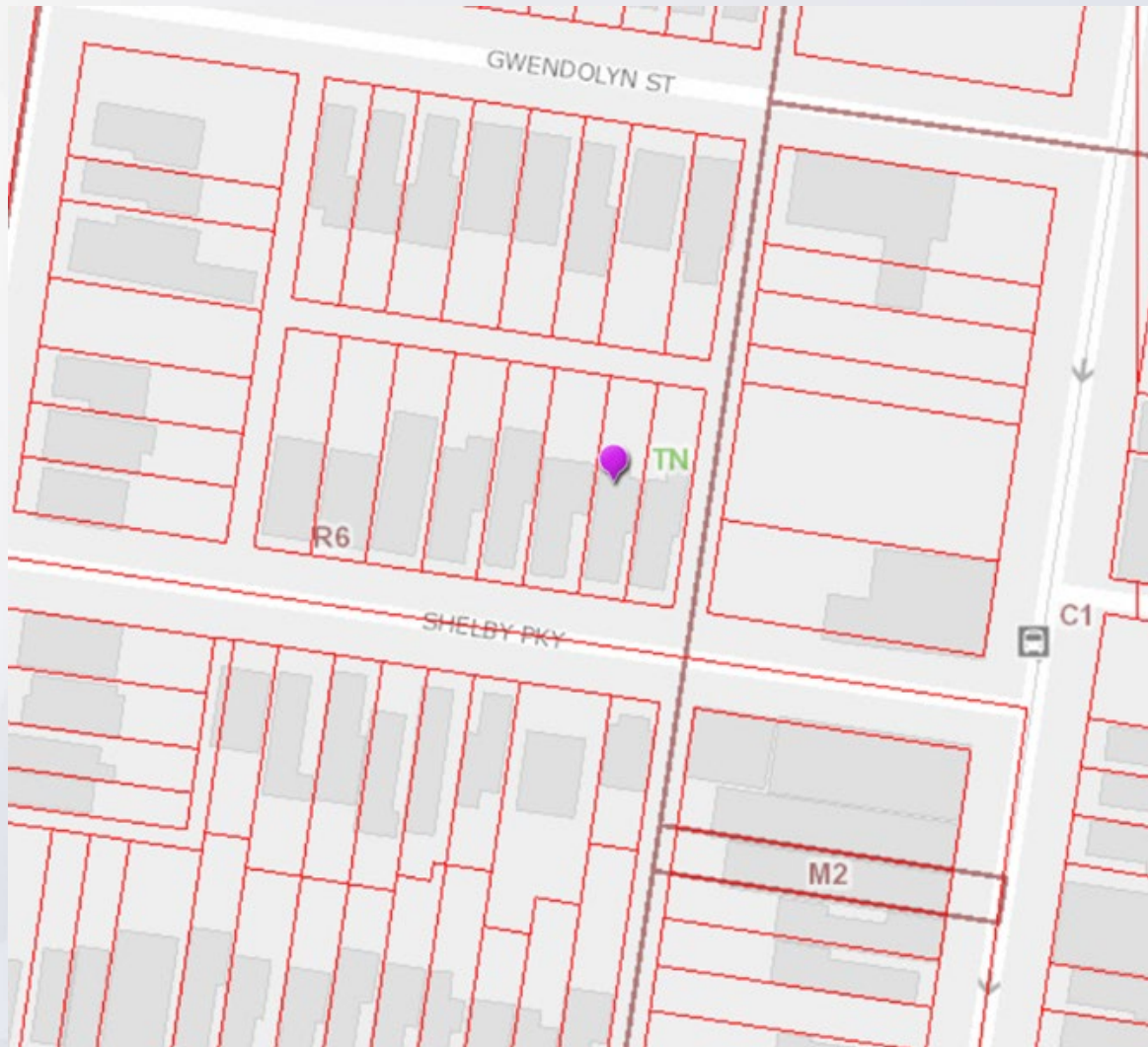
Case Summary/Background

- The subject property is developed with one structure that is a single family dwelling.
- The applicant states that the dwelling unit has two bedrooms that will allow a maximum number of six guests.
- A parking pad at the rear of the site can accommodate two vehicles. The LDC credits the site with one on-street parking space and there does appear to be available on-street parking in the area.

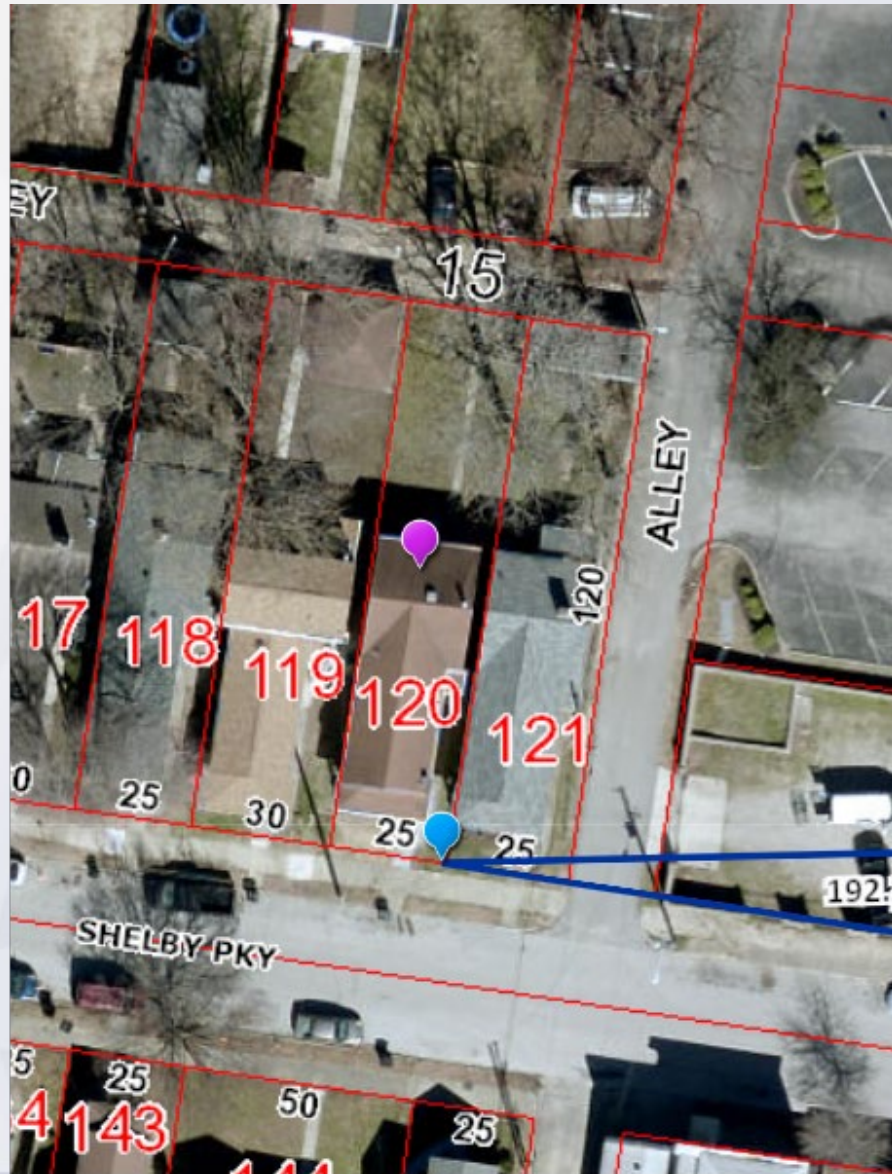
Site Location



Zoning/Form Districts



Aerial Photo/Land Use



Short Term Rentals Within 600'



Legend

- Subject Site
- Buffer
- Approved

Case #22-CUP-0090
Map Created: 06/01/2022

feet
190



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COUNTY METROPOLITAN SEWER DISTRICT (MSD),
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LOUISVILLE METRO GOVERNMENT AND
JEFFERSON COUNTY PROPERTY VALUATION
ADMINISTRATOR (PVA). All Rights Reserved.

This map is subject to change upon the Board of Zoning Adjustment granting approvals to other
Short Term Rental Conditional Use Permits.



Front



Property to the Left of Proposal



Property to the Right of Proposal



Across the Street



Rear



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 a dwelling unit that is not the primary residence of the host in an R-6 zoning district and Traditional Neighborhood Form District.

Condition of Approval

- The conditional use permit for this short term rental approval shall allow up to 2 bedrooms. A modification of the conditional use permit shall be required to allow additional bedrooms.