



# 22-CUP-0099 Milton Street Short Term Rental



Louisville Board of Zoning Adjustment Public Hearing

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# Request

- Conditional Use Permit to allow a short term rental of a dwelling unit that is not the primary residence of the host (Land Development Code (LDC) 4.2.63)
- The applicant proposes to conduct short term rental of a residence on the site. As it is not the primary residence of the host, a Conditional Use Permit is required.



# Case Summary/Background

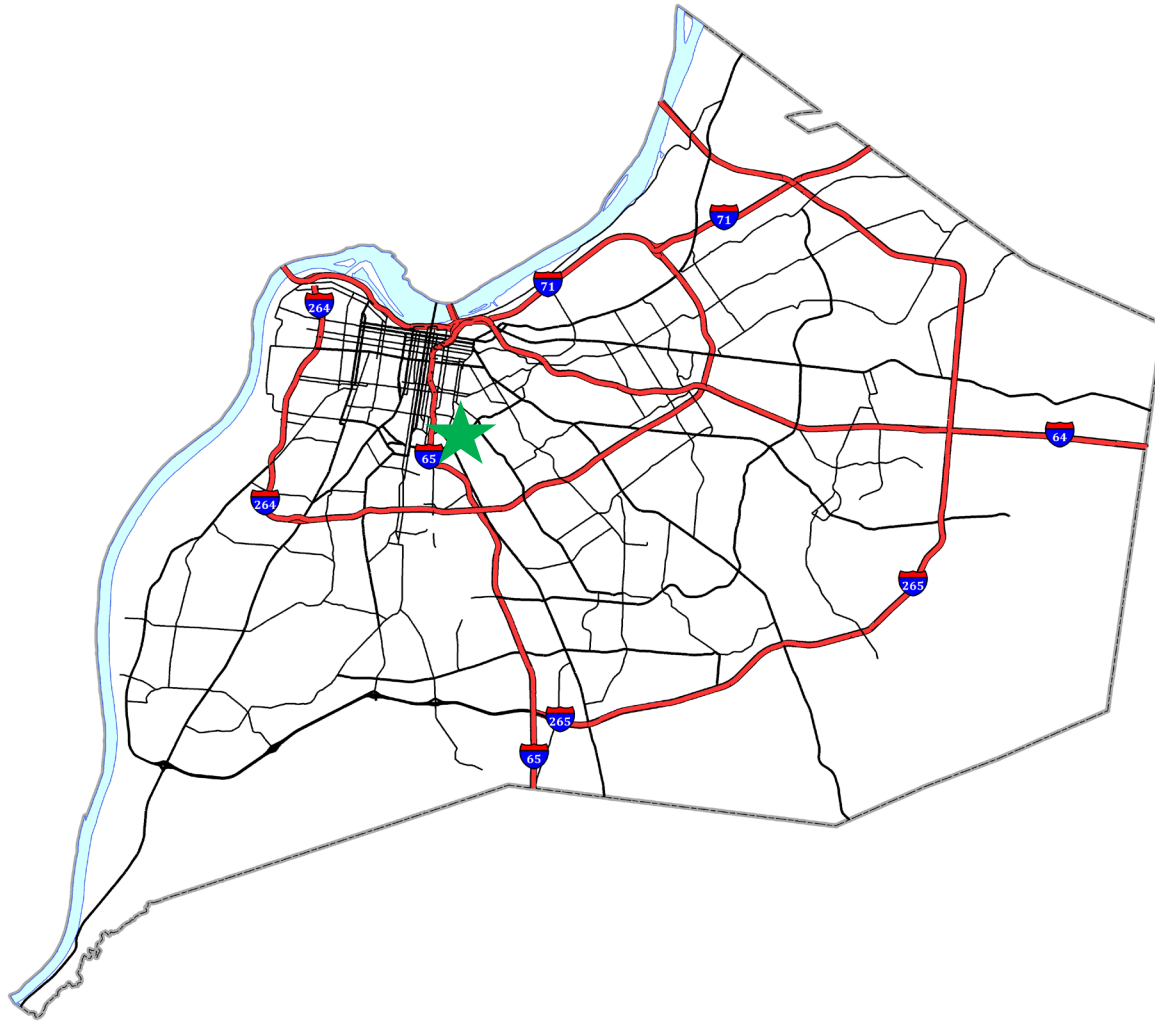
- The site is located on the east side of Milton Street between Texas Avenue and Reasor Avenue.
- It is in the R-5 Residential Single-Family Zoning District and Traditional Neighborhood Form District and is surrounded by R-5 properties.



# Case Summary/Background

- PVA lists the existing structure as a single-family residence.
- The applicant has shown that there are three bedrooms in the residence.
- LDC standards credit the site with one on-street parking space and there is parking for four cars in the driveway and garage. In addition, there appears to be available parking in the area.

# Site Location










# Proximity Map



## Legend

-  Subject Site
-  Buffer
-  Approved

Case #22-CUP-0099  
Map Created: 06/01/2022

feet  
  
180



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





# Site Photos



Front of subject property.

# Site Photos



Property to the left.



# Site Photos



Property to the right.

# Site Photos



Properties across Milton Street.



# Site Photos



Parking area.

# Conclusions

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



# Required Action

## Approve or Deny

- **Conditional Use Permit** to allow a short term rental of a dwelling unit (LDC 4.2.63)



# Required Action

## Condition of Approval

1) The conditional use permit approval for this short term rental shall be allowed up to three bedrooms (with a maximum of 8 guests at any 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.