

19-CUP-0289

1894 Douglas Boulevard



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

**Jon E. Crumbie, Planning & Design Coordinator
March 2, 2020**

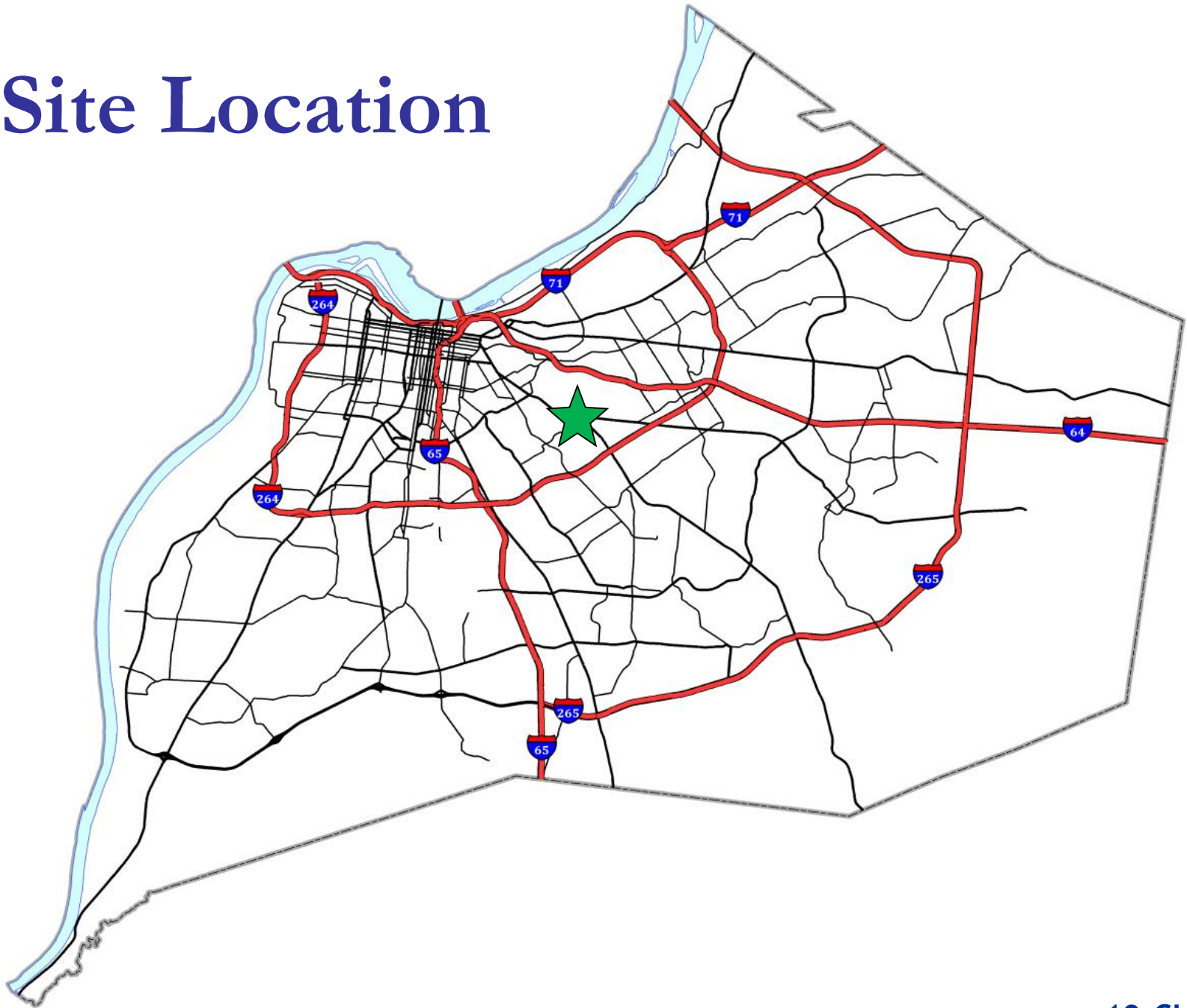
Request(s)

- 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.

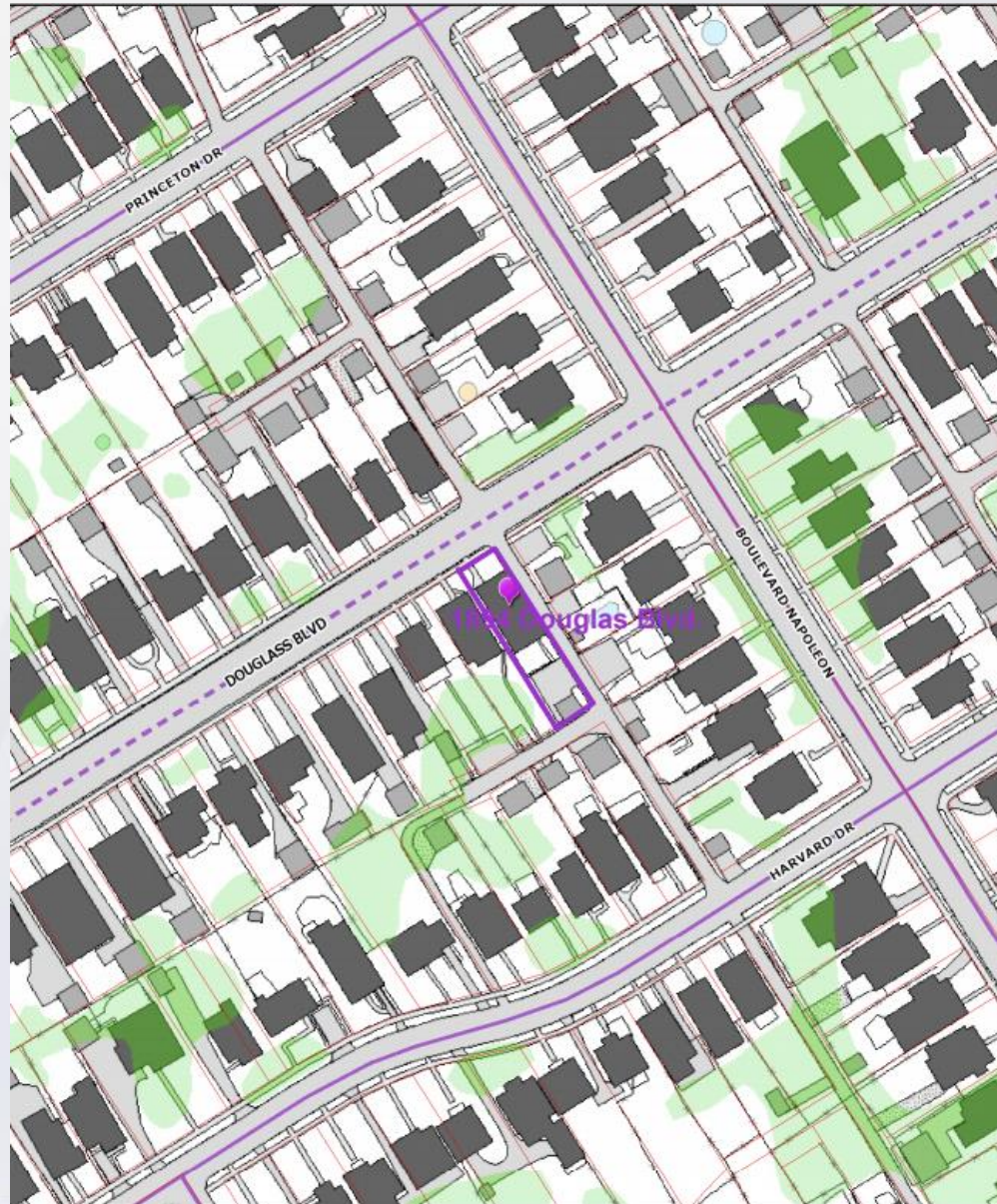
Case Summary/Background

- The subject property is developed with a one structure that is a duplex (19-NONCONFORM-0020).
- Only unit 2 will be operated as a short-term rental. The applicant states that unit 2 has two bedrooms that will allow a maximum number of six guests.
- The site has credit for on-street parking and there appears to be ample parking spaces along the street. The applicant states that there are four spaces at the rear.

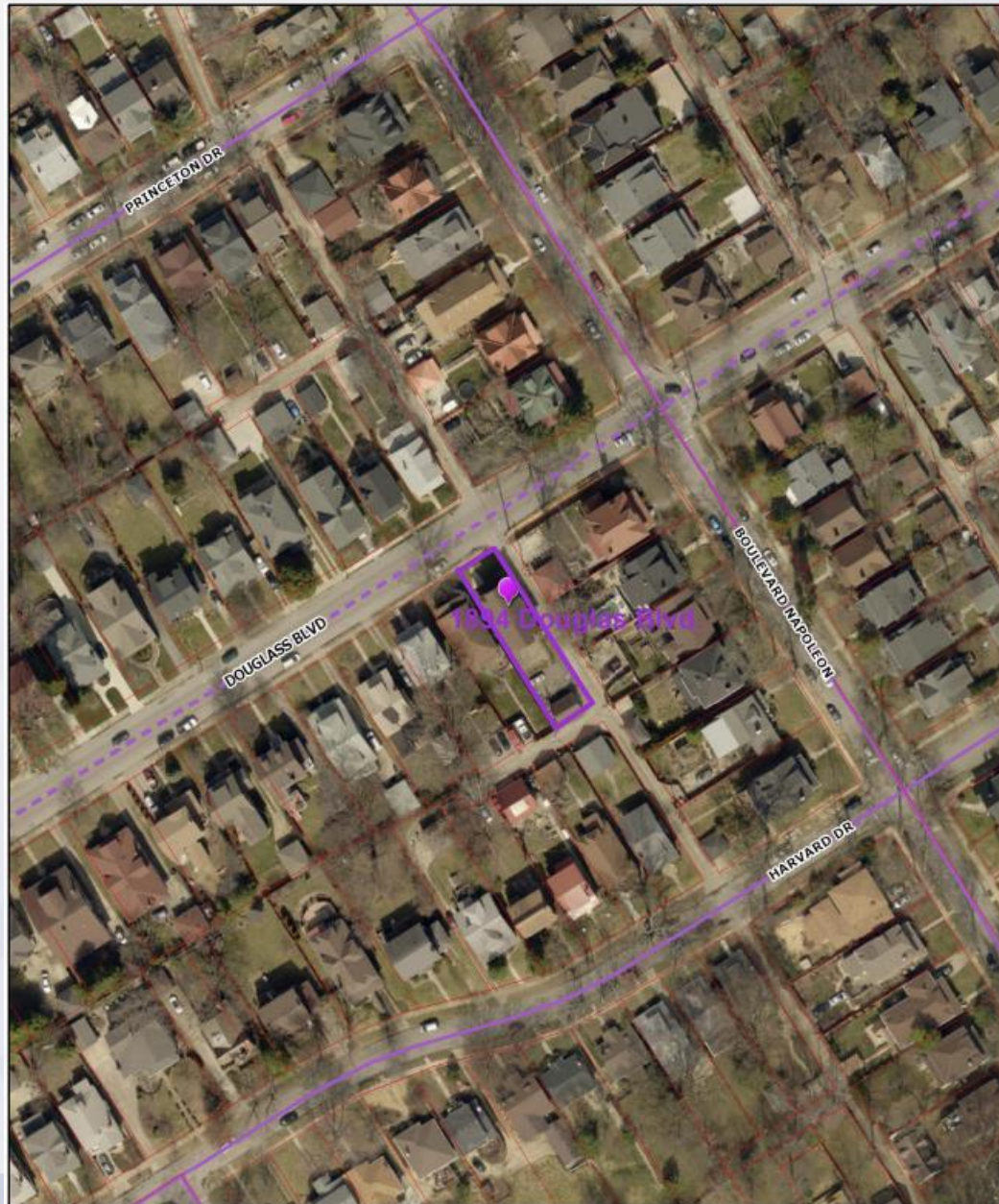
Site Location

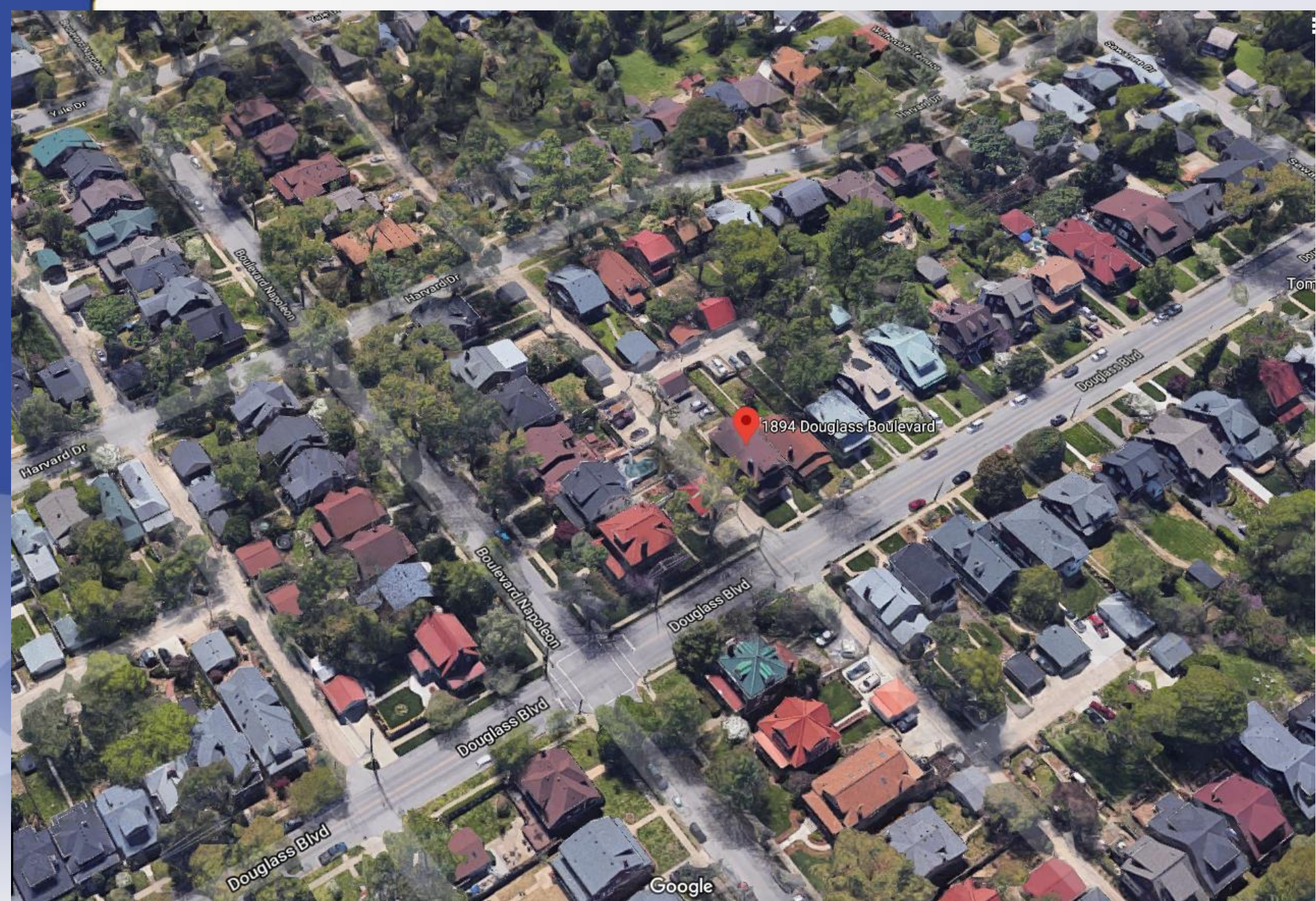


Zoning/Form Districts



Aerial Photo/Land Use





Louisville

19-CUP-0289

Short Term Rentals Within 600'

Zero approved Short Term
Rentals Within 600'



Legend

- Buffer
- Subject Site

Proximity Map Case # 19-CUP-0289

feet
180



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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



Adjacent Property/Alley



Douglas Boulevard



Garage



Parking Area



Rear Yard



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-7 zoning district and Traditional Neighborhood Form District.

Conditional of Approval

- The subject Conditional Use Permit for short term rentals shall apply only to the dwelling unit located on the second floor at 1894 Douglas Boulevard. A modification of the Conditional Use Permit shall be required before short term rentals can be operated on the first-floor unit, whether instead of or in addition to the second-floor unit.