

20-VARIANCE-0002 and 20- VARIANCE-0003 Cherokee Springs



Louisville Metro Board of Zoning Adjustment

Public Hearing

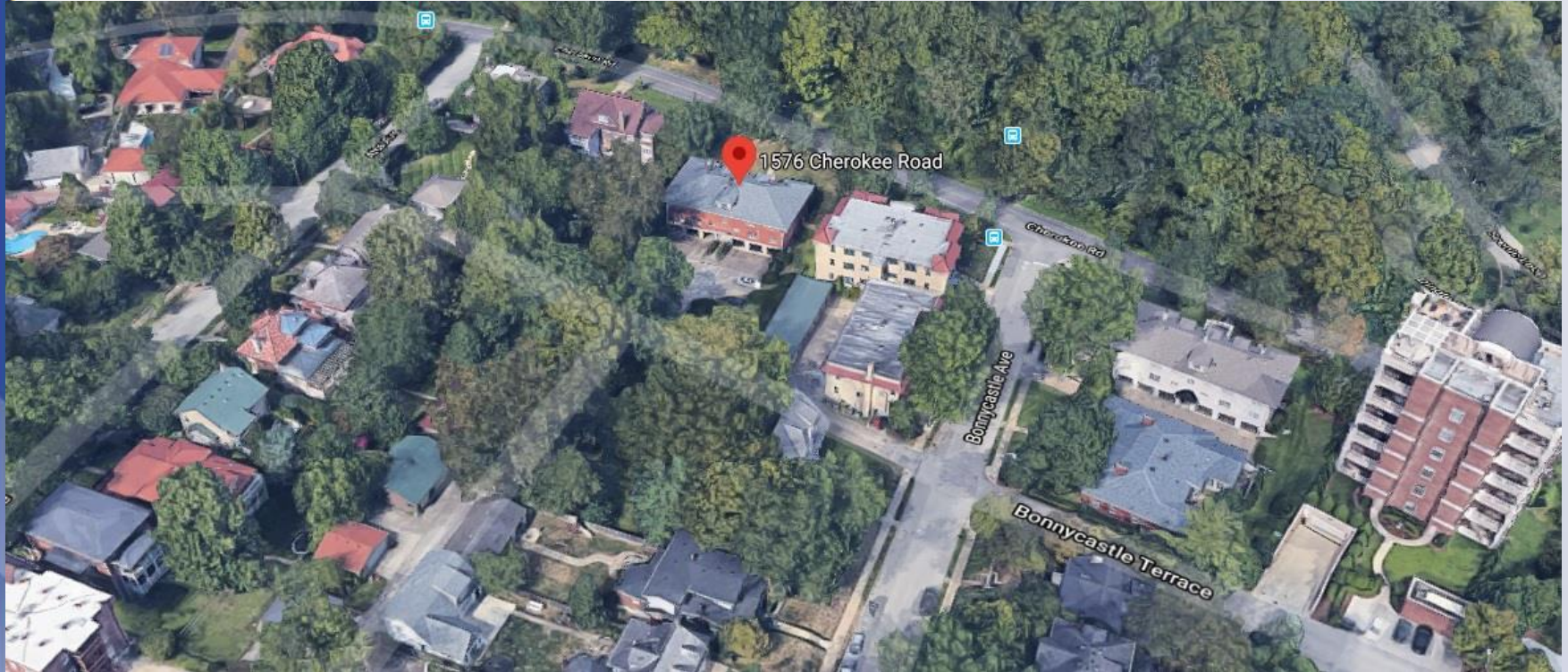
Jay Lockett, Planner I

June 15, 2020

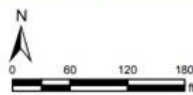
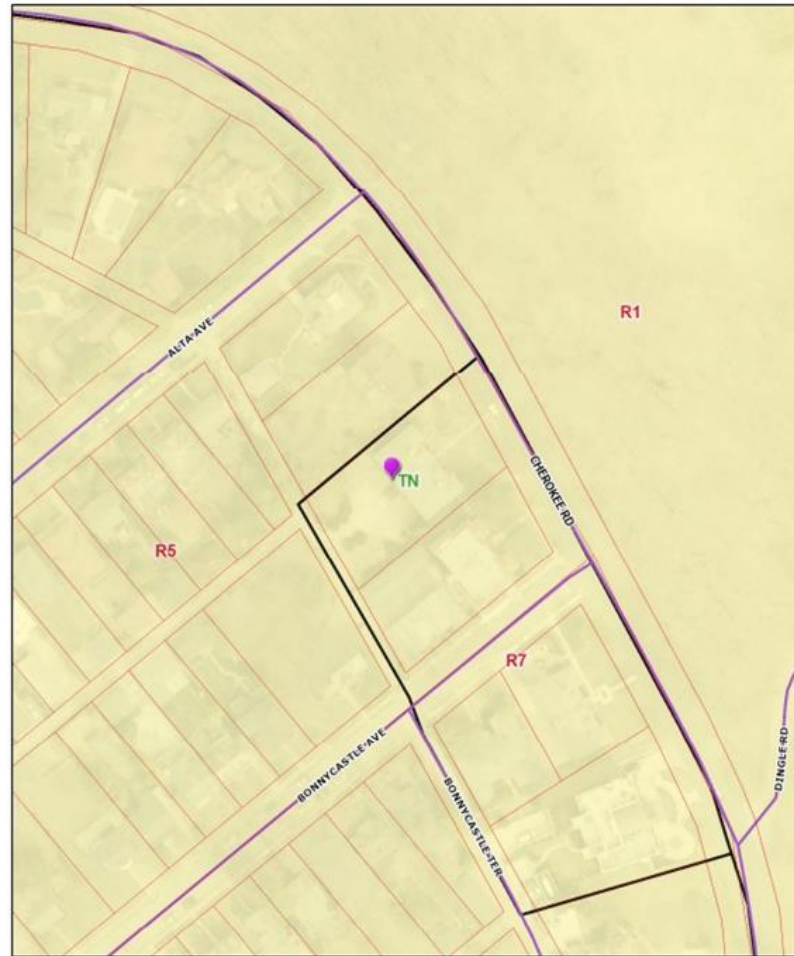
Request

1. Variance (20-VARIANCE-0002) of Land Development Code section 5.4.1.D.2 to reduce the required private yard area from 30% to 0%.
2. Variance (20-VARIANCE-0003) of Land Development Code section 5.1.12.A.2.d to exceed the maximum allowable infill height by 5'9" from 44' to 49'9".

Site Context



Zoning / Form District



20-CAT2-0003

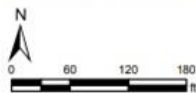
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Aerial Photo



20-CAT2-0003

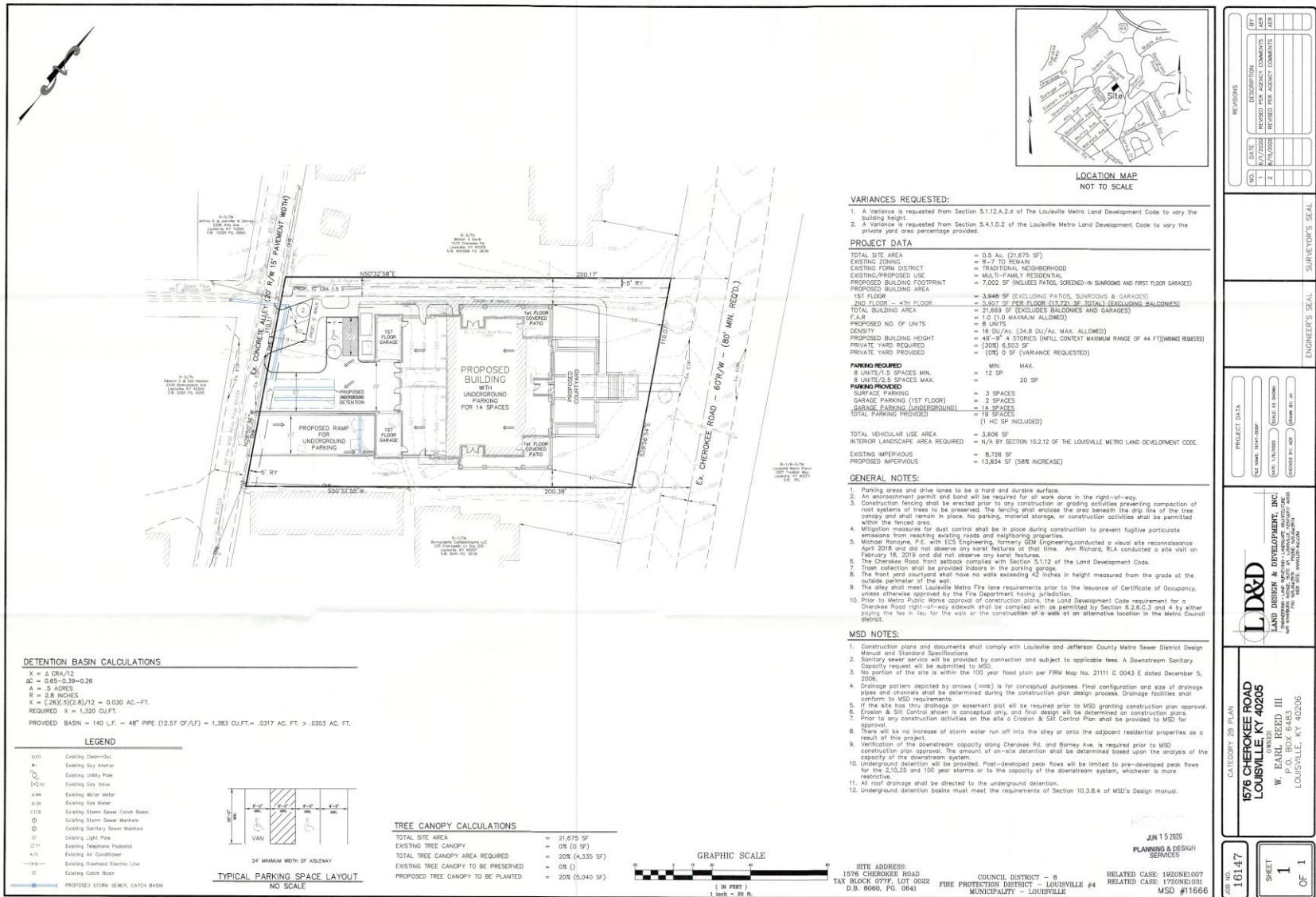
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Proposed Site Plan with area of requests



Subject Site Front



Site from Rear



Existing Alley Access



Adjacent Site at Bonnycastle



Adjacent Site



View South from Alta towards site



Proposed Elevations



Staff Analysis and Conclusions

- The requests are adequately justified and meets the standard of review.
- The proposed development is architecturally compatible with the surrounding historic neighborhoods. The height and bulk of the proposed development fall within the range of the bulk and height of multi-family development in the general vicinity.

Required Actions

- **APPROVE or DENY the Variances**