

20-VARIANCE-0097

Hull Street Variance



Louisville Metro Board of Zoning Adjustment
Public Hearing

Zach Schwager, Planner I
October 19, 2020

Request

- **Variance:** from Land Development Code section 5.1.10.F to allow a second story addition to an existing structure to encroach into the required side yard setback.

Location	Requirement	Request	Variance
Side Yard	2.5 ft.	0.14 ft.	2.36 ft.

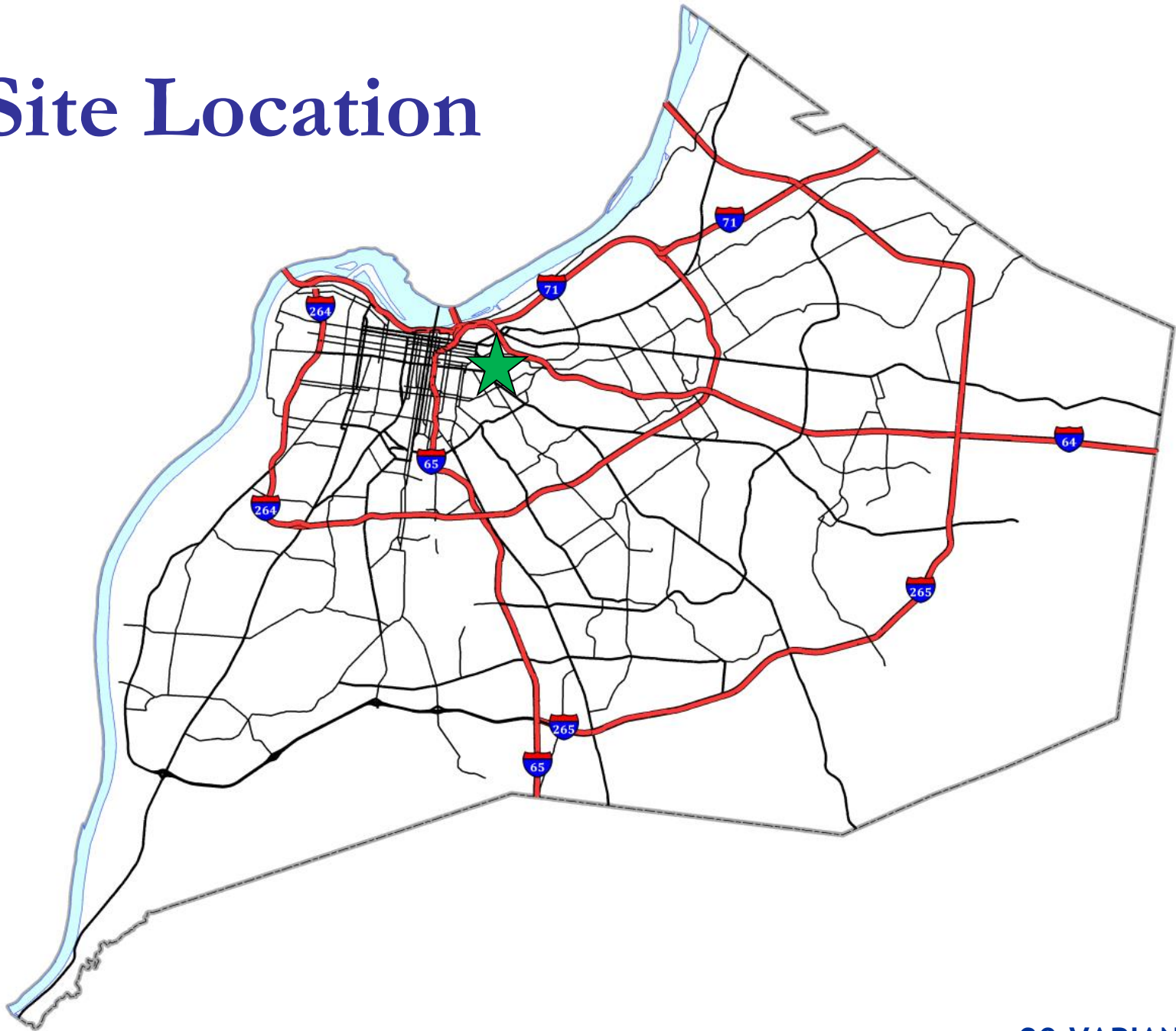
Case Summary / Background

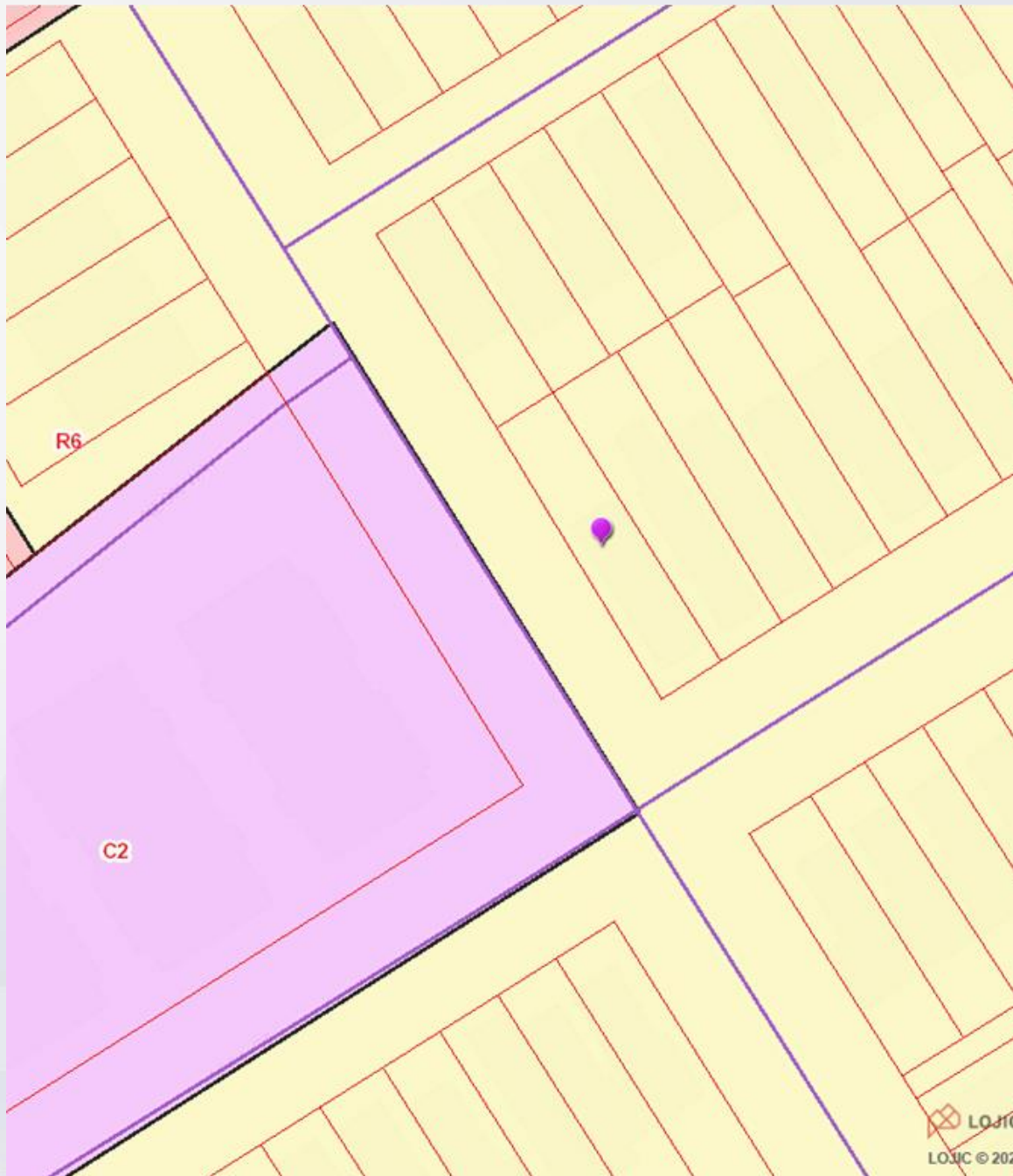
- The subject property is zoned R-6 Residential Mukti-Family in the Traditional Neighborhood Form District.
- It is a single-family structure located in the Irish Hill neighborhood.

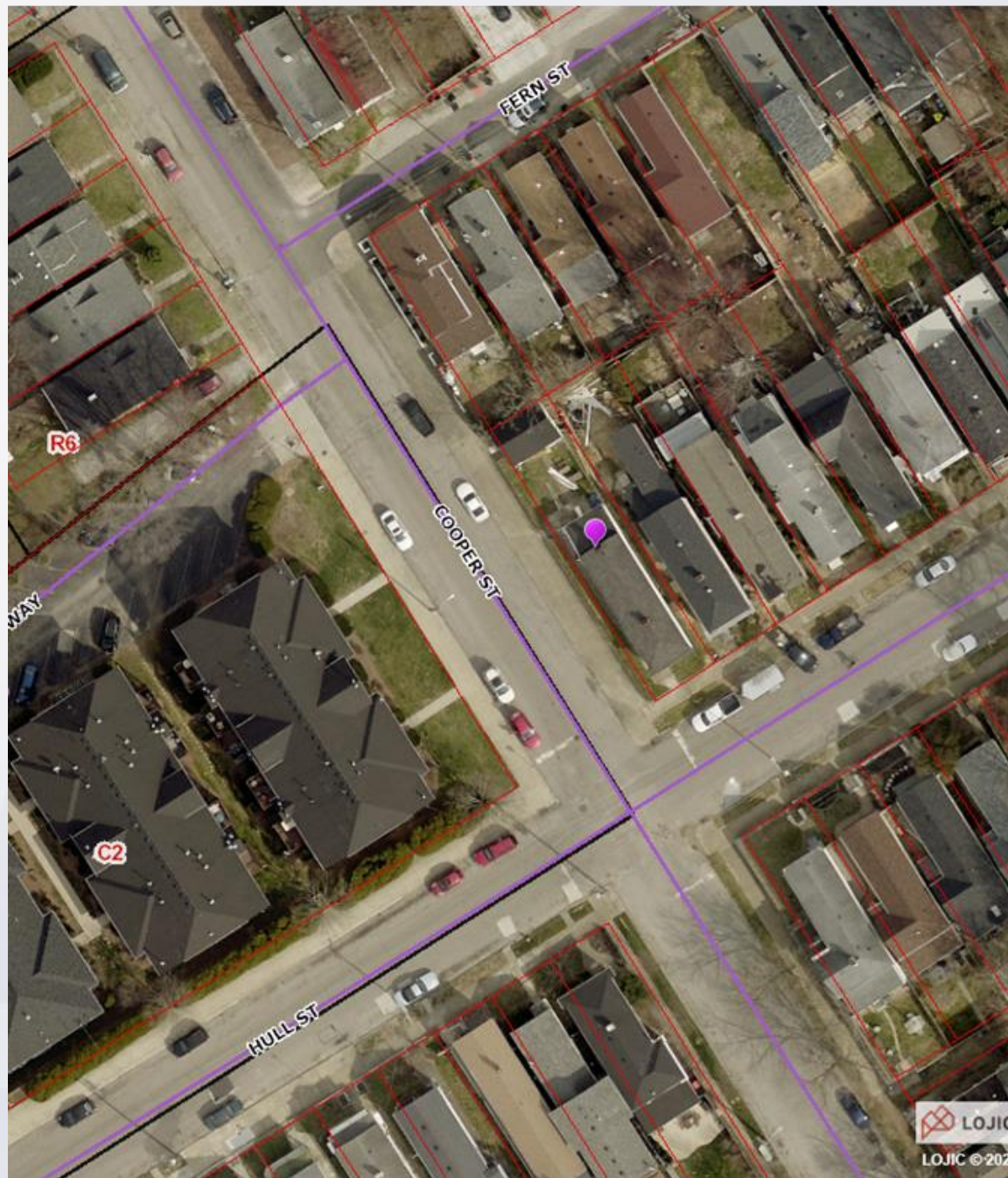
Case Summary / Background

- The applicant is proposing to add a second story addition that will encroach into the side yard setback the same distance as the existing structure.
- The applicant has provided staff with a letter from the affected property owner allowing access for construction and maintenance of the proposed addition.

Site Location

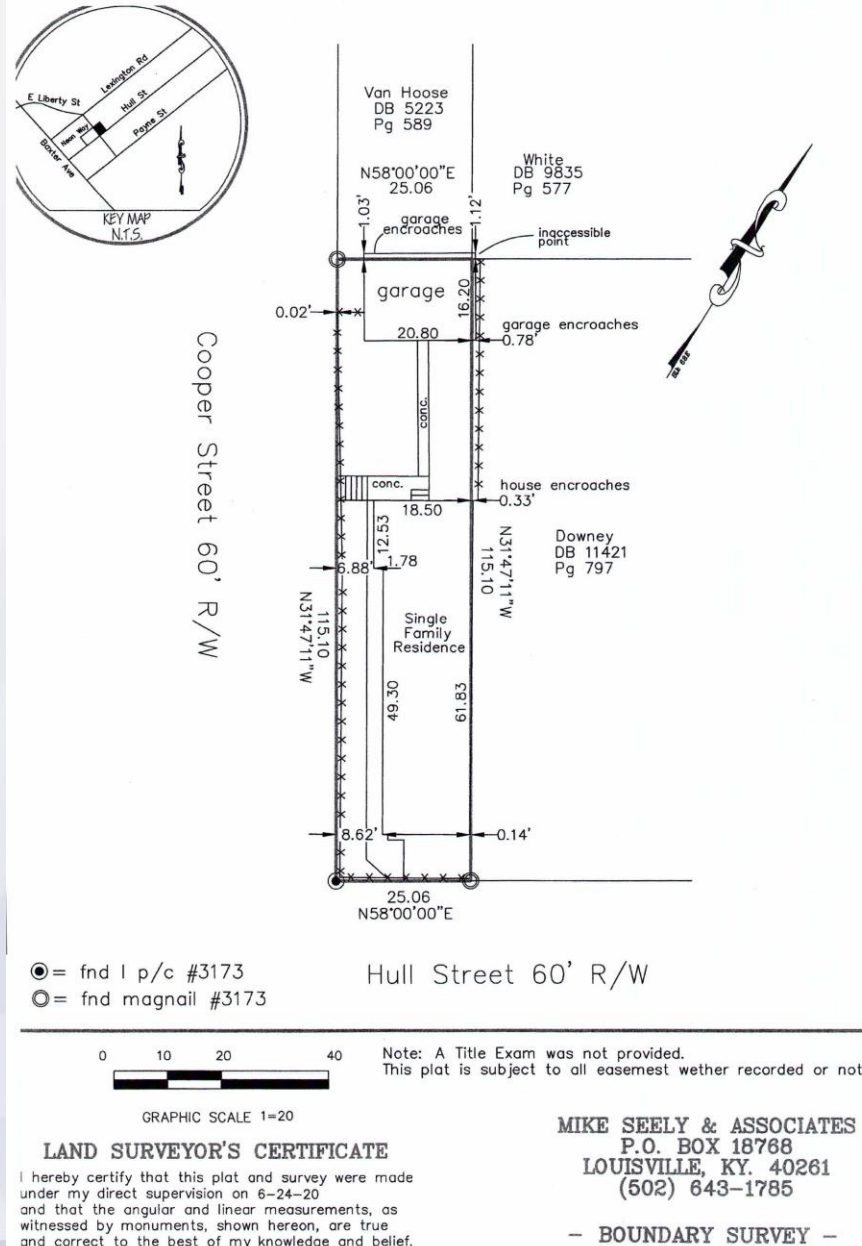








Site Plan



20-VARIANCE-0097

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Site Photos-Subject Property



10/05/2020 14:48

Site Photos-Subject Property



Site Photos-Subject Property



Site Photos-Subject Property



Conclusion

- Staff finds that the requested variance is adequately justified and meets the standard of review.

Required Action

- **Variance:** from Land Development Code section 5.1.10.F to allow a second story addition to an existing structure to encroach into the required side yard setback. Approve/Deny

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