

21-CUP-0067

508 Malcolm Avenue



Louisville Board of Zoning Adjustment Public Hearing

Zach Schwager, Planner I

June 21, 2021

Request

- Conditional Use Permit to allow short term rental of a dwelling unit not the primary residence of the host (LDC 4.2.63)

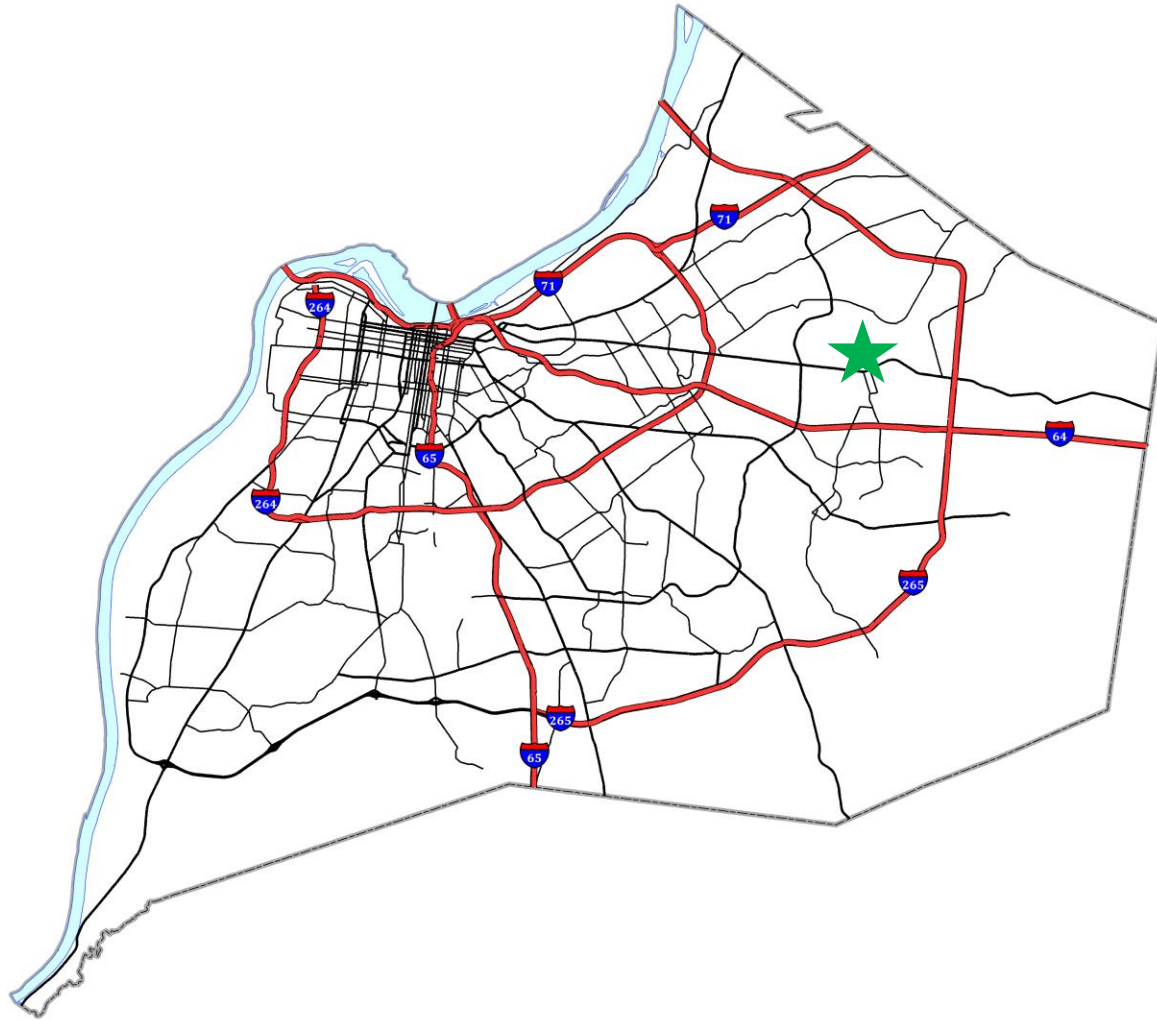
Case Summary/Background

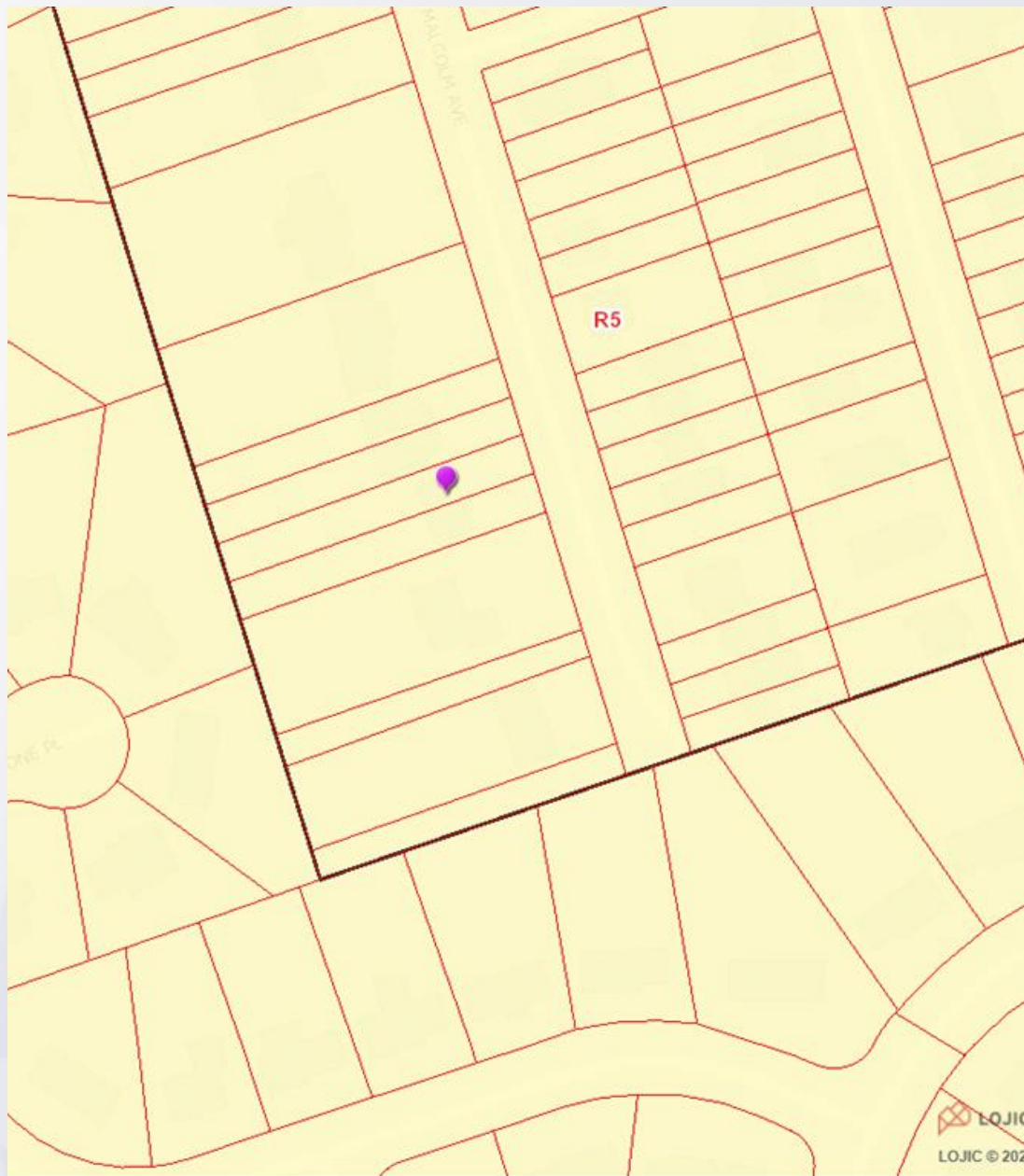
- The site is located on the western side of Malcolm Avenue south of Lincoln Way.
- It is in the R-5 Single Family Zoning District and the Neighborhood Form District and is surrounded by other properties in the R-5 Zoning District.
- It is surrounded by single-family uses.

Case Summary/Background

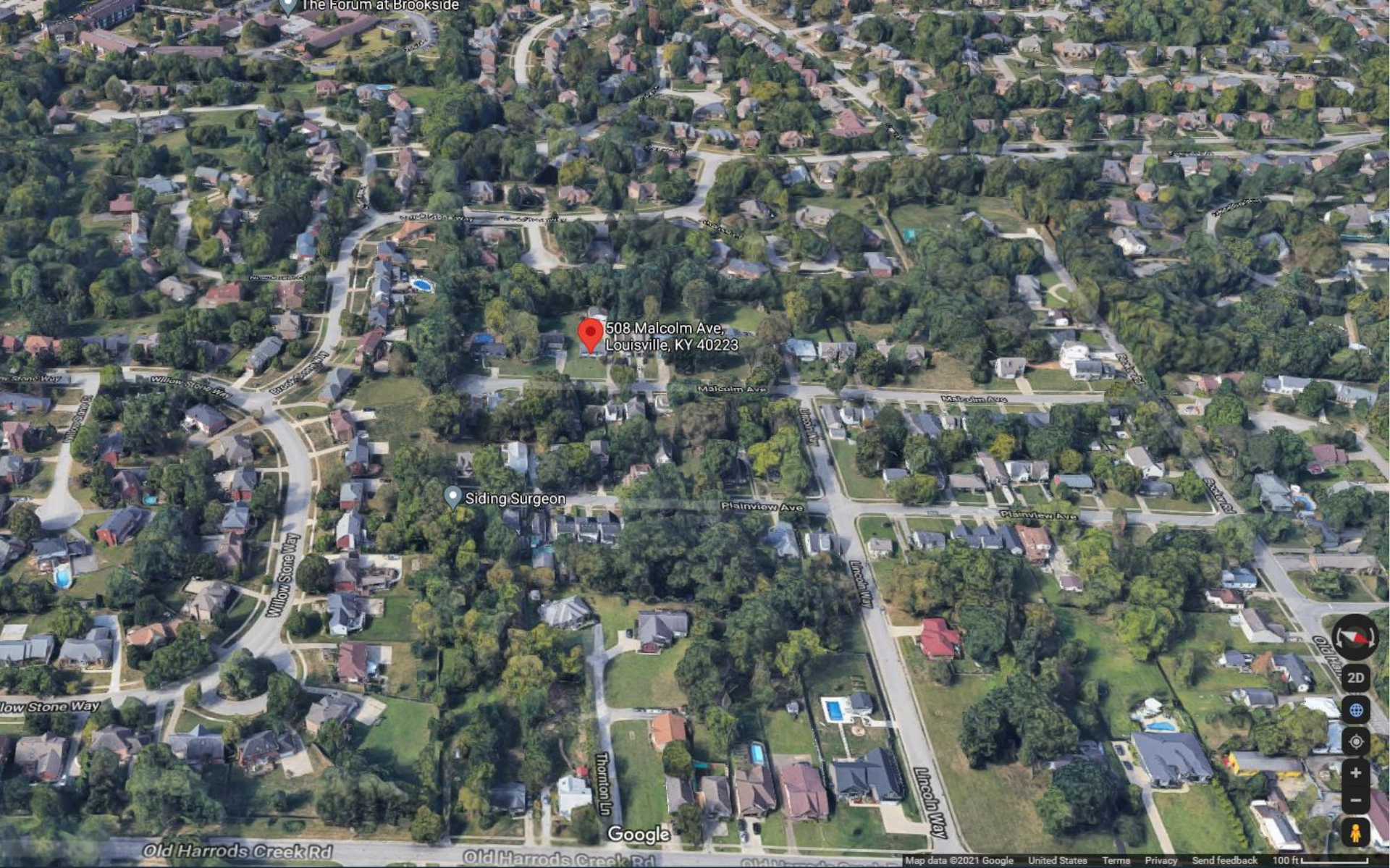
- PVA lists the existing structure as a single-family residence.
- The applicant has shown that there are three bedrooms in the residence.
- LDC standards credit the site with two on-street parking spaces and there is a garage that can accommodate two cars.
- In addition, there appears to be available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

Site Location









Proximity Map

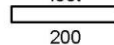
Map Created: 06/10/2021



Legend

- Subject Site
- Buffer

Proximity Map
Case #21-CUP-0067
feet



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JEFFERSON COUNTY PROPERTY VALUATION
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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.



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Site Photo



Front of subject property.

Site Photo



Property to the left.

Site Photo



Property to the right.

Site Photo



Property across Malcolm Avenue.

Site Photo



Garage.

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 short term rental of a dwelling unit not the primary residence of the host (LDC 4.2.63)

Condition of Approval

1). The conditional use permit approval for this short term rental shall be allowed up to three bedrooms. A modification of the conditional use permit shall be required to allow additional bedrooms.