

# **21-VARIANCE-0066**

## **S. Park Place Variance**



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

**Zach Schwager, Planner I**  
**July 26, 2021**

# Request

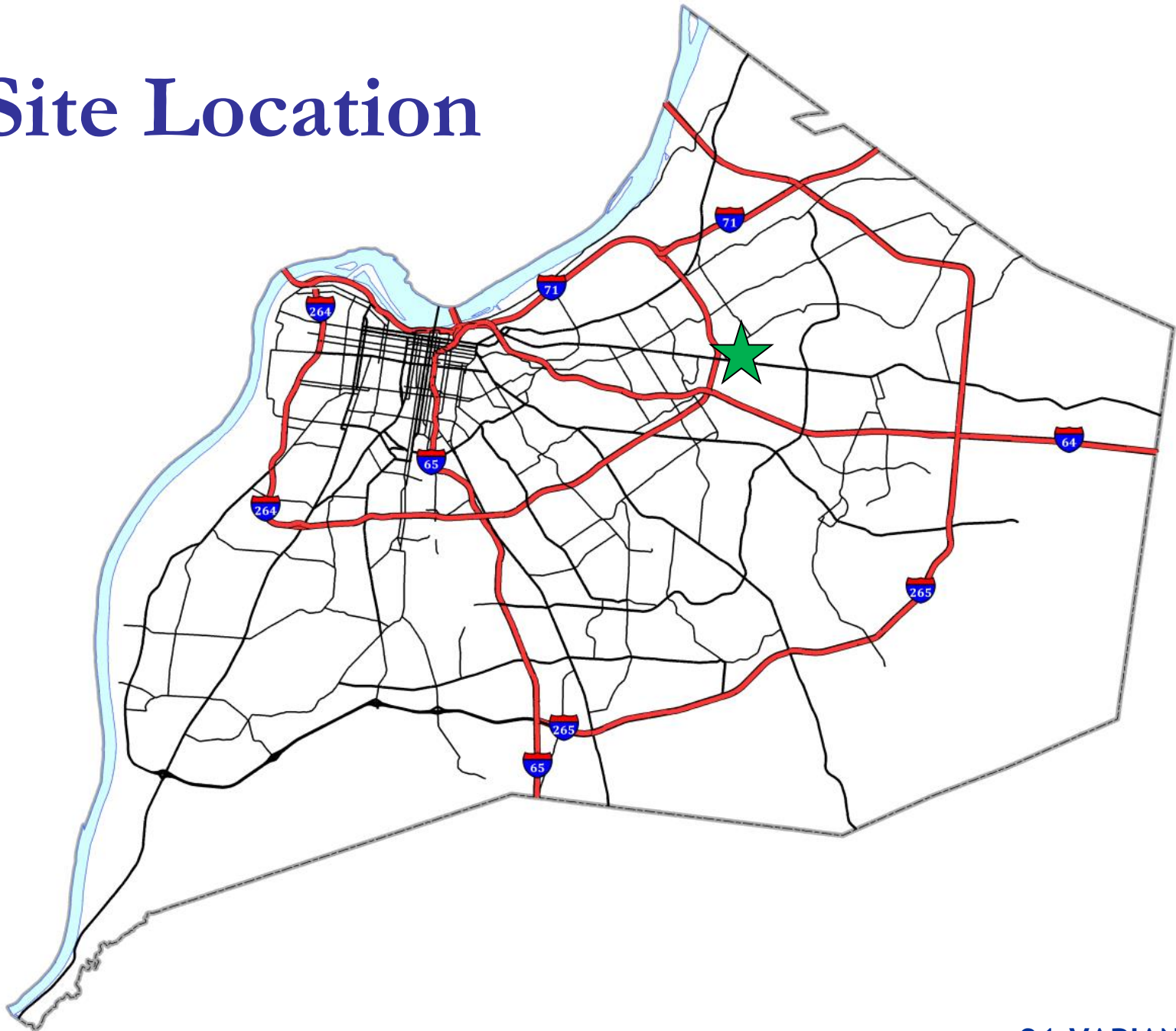
- **Variance:** from Land Development Code table 5.3.1 to allow an addition to a principal structure to encroach into the required side yard setback.

Location	Requirement	Request	Variance
Side Yard	5 ft.	3 ft.	2 ft.

# Case Summary / Background

- The subject property is zoned R-5 Residential Single Family in the Neighborhood Form District.
- It is located in the City of Norwood on the south side of S. Park Place in between Norwood Drive and Whippoorwill Drive.
- The applicant is proposing to construct an attached garage in the same location where a shed has been removed.

# Site Location







# Site Plan



RECEIVED

MAY 24 2021

PLANNING &  
ZONING SERVICES

21 - VARIANCE 0066

# Site Photos-Subject Property



# Site Photos-Subject Property



# Site Photos-Subject Property



# 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 table 5.3.1 to allow an addition to a principal structure to encroach into the required side yard setback.  
Approve/Deny

Location	Requirement	Request	Variance
Side Yard	5 ft.	3 ft.	2 ft.