

Variance Justification:

In order to justify approval of any variance, the Board of Zoning Adjustment considers the following criteria. Please answer all of the following items. Use additional sheets if needed. A response of yes, no, or N/A is not acceptable.

1. Explain how the variance will not adversely affect the public health, safety or welfare.

Fence moving one foot further away from street. Street is dead end. In between fence and roadway is deep ditch in apron enlarged by MSD which, in turn, keeps vehicle and foot traffic near road. Drive way has been in place for more than 10 years (like neighbors 2nd drive) wi

2. Explain how the variance will not alter the essential character of the general vicinity.

Same type of fence on opposite side of road. My fence is maintained and will be stained like rest of my fence once the pressure treated wood is dry.

3. Explain how the variance will not cause a hazard or a nuisance to the public.

Not blocking any views up and down street. Less of an obstruction than original wall of trees and shrubs. Wooden fence and extra drive has been in place on opposite side of street for more than 20 years with no issue.

4. Explain how the variance will not allow an unreasonable circumvention of the requirements of the zoning regulations.

Fence is well away from dead end street and is not an obstruction for any traffic. Wire fence was closer to road and had been in place for more than 42 years. Old fence line was grown up with many many trees and shrubs which was closer to road than new fence and gate.

Additional consideration:

1. Explain how the variance arises from special circumstances, which do not generally apply to land in the general vicinity (please specify/identify).

Privacy and driveway needed for Airbnb. Must close Airbnb if not approved. Cobblestone cottage (Airbnb) built from old river city wharf cobblestone and is unique to Louisville.

2. Explain how the strict application of the provisions of the regulation would deprive the applicant of the reasonable use of the land or would create unnecessary hardship.

Privacy of yard and pool and allows access to rear of my yard. Cobblestone cottage would need to close.

3. Are the circumstances the result of actions of the applicant taken subsequent to the adoption of the regulation from which relief is sought?

Belief that this complaint arose from objection to 1928 being divided into 3 lots.