



Agenda
Owensboro Metropolitan Board of Adjustment
February 3, 2022 5:30 PM
4th Floor City Hall

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1. Election of Officers.
2. Consider the minutes of the December 2, 2021 meeting.

Conditional Use Permits

3. **104, 112 & 120 E. 4th STREET, 109 E. 5th STREET, AND 419, 421, 423 & 429 ALLEN STREET**, zoned B-2 Central Business District, Downtown Transition
Consider request for a **Conditional Use Permit** in order to operate a rehabilitation and housing facility.
References: Zoning Ordinance, Article 21, Section 21.7(C)(1)
Applicant: Owensboro Area Shelter and Information Services, Inc.; Fourth & Allen, LLC
4. **601 E. 14th STREET**, zoned I-1 Light Industrial
Consider request for a **Conditional Use Permit** in order to operate an indoor recreational activity at the subject property.
References: Zoning Ordinance, Article 8, Section 8.2B11/13
Applicant: Bryan Riney; Bryman, LLC

Related Item

- 4a. **601 E. 14th STREET**, zoned I-1 Light Industrial
Consider a request for an **Administrative Appeal** to change from one non-conforming use to another, specifically regarding the parking for an indoor recreational activity at the subject property.
References: Zoning Ordinance, Article 4, Section 4.53
Applicant: Bryan Riney; Bryman, LLC
5. **6323 HIGHWAY 144**, zoned A-R Rural Agricultural
Consider request for a **Conditional Use Permit** in order to operate a dog grooming business as a home occupation from a detached structure.
References: Zoning Ordinance, Article 8, Section 8.2D5a
Applicant: Meghan Watson

Variances

6. **25 CHURCH STREET**, zoned R-1A Single Family Residential
Consider request for a **Variance** in order allow the combined square footage of accessory structures on the property to exceed the square footage of the existing home.
References: Zoning Ordinance, Article 3, Section 3.6(c)
Applicant: Stephen A. Smith
7. **2290 WILSON LANE**, zoned R-1A Single Family Residential
Consider request for a **Variance** in order to reduce the front yard building setback from 35-feet to 30-feet from the front property line.
References: Zoning Ordinance, Article 8, Section 8.5.5(c)
Applicant: Ewind Torres; Ludy Alvarado Flores