

# TRIPLE S BOARD OF ADJUSTMENTS & APPEALS AGENDA

January 25, 2024

6:00 p.m.

Stratton Community Center  
215 Washington Street, Shelbyville, Kentucky

## CALL TO ORDER

### GENERAL BUSINESS

1. Approval of the November 30, 2023 Meeting Minutes
2. Approval of the December 7, 2023 Meeting Minutes
3. 2024 Election of Officers

### NEW BUSINESS

1. **Variance Request – Docket #1031-01-24 – Robert L. Moore – 401 Graefenburg Road – Shelby County** – The request is for a 6 feet front yard setback variance for the existing structure to be 19 feet from the front property line instead of the required 25 feet. The request is from Section 652.4 of the Shelby County Zoning Regulations. The property is zoned Unincorporated (U) and Agricultural (A).
2. **Conditional Use Permit – Docket #1032-01-24 – Rut N Strut Farms, LLC –125 Payne Road – Shelby County** – The request is for a Conditional Use Permit for a private landing strip for landowners' use only. The landing strip will be approximately 2,600 feet in length and will be along the top of the existing ridge. The request is from Section 652.2b of the Shelby County Zoning Regulations. The property is zoned Agricultural (A).
3. **Variance Request – Docket #1033-01-24 – Voestalpine Roll Forming Corporation – 1020 Brooks Industrial Road – Shelby County** – The request is for a variance to allow a second sign on both the north and west elevation of the building. On the north side of the building the applicant is requesting a second sign with 140.25 square feet, and on the west side of the building the applicant is requesting a second sign with 61.25 square feet. The request is from Section 1122 of the Shelby County Zoning Regulations. The property is zoned I-2.
4. **Variance Request – Docket #1034-01-24 – DR Horton Inc. – 1529 & 1531 Robin Road – Shelby County** – The request is for a 7.5 feet front yard setback variance for Lots 110 & 111 of the Robin Place Unit #3 subdivision to allow the front yard setback to be 17.5 feet from the front property line instead of the required 25 feet. The request is from Section 652.4 of the Shelby County Zoning Regulations. The property is zoned R-4.
5. **Variance Request – Docket #1035-01-24 – PB&J Development LLC – Brassfield Boulevard and LaGrange Road – Shelbyville** – The request is for a 5 feet front yard setback variance to reduce front yard setback for the single-family lots in the proposed Pheasant Glen Phase II subdivision to be 20 feet instead of the required 25 feet. The request is from Section 667(4) of the Shelbyville Zoning Regulations. The property is zoned R-4.

## ADJOURN

**Reminder: Next Regularly Scheduled Meeting of the Triple S Board of Adjustments and Appeals will be March 28, 2024 at 6:00 p.m. in the Stratton Center**