

TRIPLE S BOARD OF ADJUSTMENTS & APPEALS AGENDA

August 28, 2025

6:00 p.m.

**Stratton Community Center
215 Washington Street, Shelbyville, Kentucky**

CALL TO ORDER

GENERAL BUSINESS

1. Approval of the July 31, 2025 Meeting Minutes

OLD BUSINESS

1. **Variance – Docket #1096-7-25 – CountryMark – 1011 Mount Vernon Drive – Shelbyville –**
The request is for a sign variance to allow one sign on each of the three sides of the fueling canopy for property located at 1011 Mount Vernon Drive, Shelbyville, KY. The request is from Section 1122 of the Shelbyville Zoning Regulations. The property is zoned Light Industrial (I-1).
2. **Conditional Use Permit – Docket #1098-7-25 – E & H Anderson Farms, LLC – 4740 Aiken Road – Shelby County –**
The request is for a Conditional Use Permit for a Recreational Facility (Special Events Venue) to host outdoor live music festivals for property located at 4740 Aiken Road, Simpsonville, KY. The request is from Section 652.2e of the Shelby County Zoning Regulations. The property is zoned Unincorporated (U) & Agricultural (A).

NEW BUSINESS

1. **Conditional Use Permit – Docket #1099-8-25 – Steve & Tricia Neary – 121 Adair Avenue – Shelbyville –**
The request is for a Conditional Use Permit for a Non-Owner-Occupied Short-Term Rental. The request is from Section 663.2i of the Shelbyville Zoning Regulations. The property is zoned Very Low Density Residential (R-1).
2. **Variance – Docket #1100-8-25 – Jacob & Nicole Anderson – 1340 Buckley Lane – Shelby County –**
The request is for a 95 feet front yard setback variance to be 5 feet instead of the required 100 feet setback for property located at 1340 Buckley Lane, Shelbyville, KY. The request is from Section 652.4 of the Shelby County Zoning Regulations. The property is zoned Agricultural (A).
3. **Appeal – Docket #1101-8-25 – Lindsay Corgan on behalf of Brandon Cerrito & Marvin & Dori Lewis – 151 Stonecrest Road – Shelbyville –**
An appeal of the Administrative Official's decision that an Indoor/Outdoor Mini-Golf center is not a permitted or conditional use in the Commercial (C) zoning district per Article VI, Table 6.01 of the Shelbyville Zoning Regulations.

ADJOURN

**Reminder: Next Regularly Scheduled Meeting of the Triple S Board of Adjustments and Appeals will
September 25, 2025 at 6:00 p.m. in the Stratton Center**