

APPLICATION TO PLANNING COMMISSION

Conditional Use Permit/ Home Occupation

Bourbon County Joint Planning Commission

525 High Street, Paris, KY 40361 • (859) 987-2150 • Fax (859) 987-2136

Office Use only:

Application No. CUP 18-05 Fee Amount: \$ 250⁰⁰ Date Fee Received: 11/14/18

1. APPLICANT DIANA GWEN DEVER
Philip MARK Gallman Owner (if different) _____

MAILING ADDRESS 262 MOUNT AIRY AVENUE PARIS KY 40361

PHONE NO. 859-707-9013 (HOME) _____ (WORK) _____

2. PLEASE CIRCLE: Paris Bourbon County / Millersburg/ North Middletown

Location 141 MOUNT CARMEL DRIVE, Cynthiana KY 4031

3. SUBDIVISION N/A

4. EXISTING USE FARM, VACATION RENTAL ZONING DISTRICT A-1

5. DESCRIPTION OF REQUEST Bed and Breakfast (VACATION RENTAL) SERVICES IN RESIDENCE, NOT TO EXCEED 4 separate accommodations

7. SUPPORTING INFORMATION:

CONDITIONAL USE PERMIT—Attach a plan for the proposed use showing the location of buildings, parking and loading areas, traffic access and circulation drives, open space, landscaping, utilities, signs, yards and refuse and service areas. Also attach a narrative statement relative to the above requirements and also explain any economic, noise, glare or odor effects on adjoining property and the general compatibility with other properties in the district.

CHECKLIST:

Attach a Legal Description of the Property

Attach a plan of the proposed use (as described above)

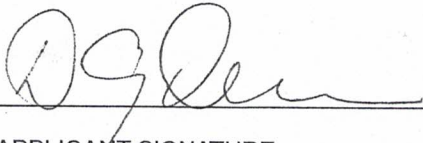
Attach a narrative of the proposed use (as described above)

Attach a narrative describing any prior actions taken by the Board of Adjustment on this property

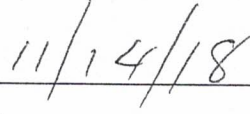
Attach a list of adjoining property owners (name and address)

I hereby certify that the information contained in this application and supporting attachments is true and correct. I acknowledge that

the paid fee will not be returned after legal notices have been submitted. The filing fee covers the cost of public notice and the recording of a Land Use Restriction at the County Clerk's Office.



APPLICANT SIGNATURE



DATE

Applications under zoning regulations involve legal procedures and the satisfaction of legal requirements, often complex, based up the written information in your application and the facts presented at your hearing. If you fail to comply with the procedures, or to satisfy the requirements your application will be subject to denial. Even if your application is approved it could be subject to a neighboring landowners appeal to the Circuit Court. An individual applicant may choose to have an attorney represent them. All entities must be represented by an attorney.

**Diana Gwen Dever
Philip Mark Gallman
262 Mount Airy Avenue
Paris, KY 40361**

December 4, 2018

Bourbon County Board of Adjustment
525 High Street
Paris, KY 40361

Dear Board of Adjustment:

We have received a notice from the Planning and Zoning Commission that our building located at 141 Mount Carmel Road, Cynthiana, KY 41031 (Bourbon County) is in violation and our intent is to come into compliance.

With that in mind, we currently use this building for a vacation rental (The Barn at Deva's Farm www.vrbo.com/673321), a garage for storage and a farm kitchen for preserving our vegetable produce.

To our knowledge, there have been no prior actions taken by the Board of Adjustment on this property.

Thank you for the opportunity to address this situation. Please do contact us if you have any questions.

With best regards,

Gwen Dever

859-707-9013
gdever@gmail.com

141 Mount Carmel Road, Cynthiana, KY 41031, Bourbon County

Conditional Use Permit Application, November 14, 2018

ADJOINING PROPERTY OWNERS

Rhonda Brown, Mount Carmel Road

Stephen Sells, Michael & Sheri Russ, Mount Carmel Road

Michael Jones, Mount Carmel Road

Robert & Martha Biddle, Mount Carmel Road

Neal & Roy Marshall, Cynthiana Road

Wendell & Vickie Drakeford, Cynthiana Road

Tracy Jones, Mount Carmel Road

Vicky & Farrell Andrews, Mount Carmel Road

Caroline and Randy Kern, Mount Carmel Road

SITE PLAN

93

BARN/
RESIDENCE

Mt Ca







1.

Physical Address 111 MT CARMEL RD
CYNTHIANA KY 41031

Mailing Address MARTIN JAN S LIVING TRUST
111 MT CARMEL RD
CYNTHIANA KY 41031

2. Physical Address 121 MT CARMEL RD
CYNTHIANA KY 41031

Mailing Address SMALL TRACY L
121 MT CARMEL RD
CYNTHIANA KY 41031

3.

Physical Address 1936 CYNTHIANA RD
PARIS KY 40361

Mailing Address KUSTER THEODORE R JR
1165 NORTH MIDDLETOWN RD
PARIS KY 40361

4.

Physical Address 161 MT CARMEL RD
CYNTHIANA KY 41031

Mailing Address ANDREWS VICKY G
161 MT CARMEL RD
CYNTHIANA KY 41031

5.

Physical Address MT CARMEL RD
CYNTHIANA KY 41031

Mailing Address KERN RANDALL E & CAROLINE M
175 MT CARMEL RD
CYNTHIANA KY 41031

6. Physical Address 255 MT CARMEL RD
CYNTHIANA KY 41031

Mailing Address RUSS MICHAEL, FARRELL JOHN &
255 MT CARMEL RD
CYNTHIANA KY 41031

7. Physical Address 205 MT CARMEL RD
CYNTHIANA KY 41031

Mailing Address JONES MICHAEL R & NIDA
205 MT CARMEL RD
CYNTHIANA KY 41031

