

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: CUP 25-18

PD CL 4693

Application No. _____ Fee Amount: \$ 250.00 Date Fee Received: 10/2/2025

1. APPLICANT _____ Owner (if different) _____

MAILING ADDRESS _____ Lake Rd Cynthia, Ky 41031

PHONE NO. _____ (HOME) _____ (WORK) _____

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

Location Ruddles Mill _____ Lake Rd, Cynthia, Ky

3. SUBDIVISION N/A

4. EXISTING USE Agricultural ZONING DISTRICT A1

5. DESCRIPTION OF REQUEST to have a tiny home 14x52 850 sq ft for farm laborer

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 *Dead*
- 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.

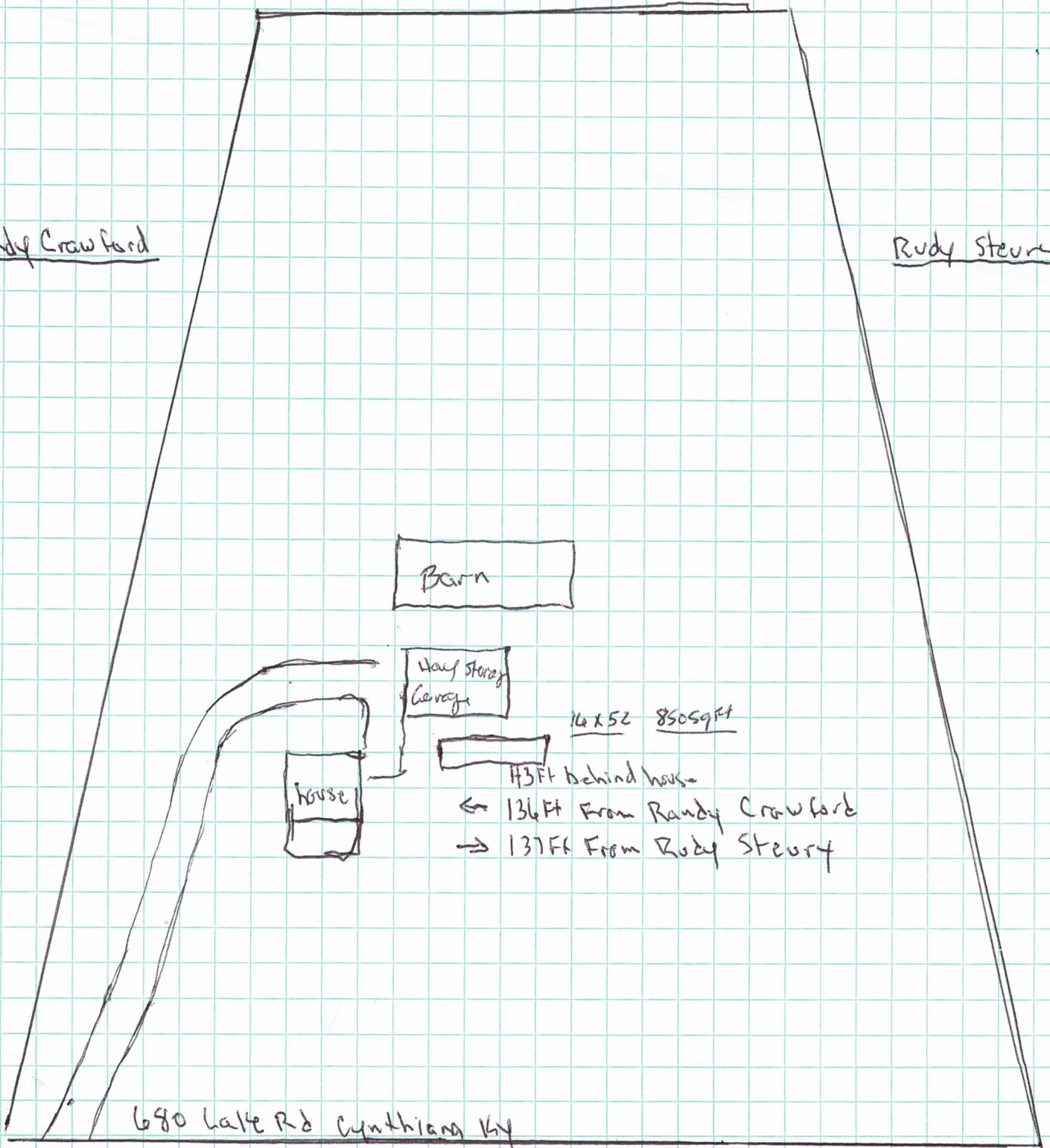
APPLICANT SIGNATURE

10/2/25
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. You are not required to employ an attorney but you are encouraged to do so.

Randy Crawford

Rudy Steury



680 Lake Rd Cynthia Ky

← LAKE Rd →

We are requesting a permit to place a small accessory dwelling (tiny house) on our property for my father in law. Our property consists of approximately 12 acres of farmland that requires daily upkeep and maintenance.

My wife and I both work full-time off the farm, and I also have an autoimmune disease that limits my physical ability to handle the necessary farming tasks. Because of this, my father in law plays an essential role in maintaining the property and caring for the animals.

Our farm responsibilities include:

Daily care of chickens, mini donkeys, horses and llamas

Maintenance of barn, fencing, and outbuildings

Tractor repair, bush hogging, and mowing of pastures and fields

General property upkeep and land management

The presence of my father in law on the property allows us to keep the farm operational, ensures proper care of the animals, and provides oversight and support that we cannot manage alone due to work obligations and health limitations.

The tiny house will not serve as a rental or separate property but will provide necessary housing for a family member who contributes significantly to the farm operation.