



505 Commonwealth Avenue Erlanger, KY 859-727-2525

March 14, 2025

HEARING NOTICE BOARD OF ADJUSTMENT

The Erlanger Board of Adjustment will hold a hearing on Monday, March 24, 2025 in the Erlanger City Building at 505 Commonwealth Avenue, Erlanger, Kentucky. The hearing will begin at 7:00 p.m.

AGENDA

CALL TO ORDER

ROLL CALL

APPROVAL OF MINUTES

1. January 27, 2025

POSTPONEMENT OF ANY SCHEDULED BUSINESS ITEM

PUBLIC HEARING

1. BOA-24-0047: 3511 Dixie Highway, applicant Tate Building Supply LLC per Bill Owens on behalf of Gradel LLC
 - A. REQUEST: A variance request to reduce the required side yard setback within the NC (Neighborhood Commercial) Zone of the Erlanger Zoning Ordinance.
 - B. SUMMARY: The applicant is proposing a 1,168 square foot raised addition to an existing building with a side yard setback of two feet where a ten foot minimum is required. In the NC Zone, a zero foot setback is allowed. However, if any setback is provided, it must meet a minimum setback of ten feet.

PRELIMINARY HEARINGS

REHEARING APPEALS

BOARD ITEMS

STAFF ITEMS

AUDIENCE ITEMS

NEXT MEETING DATE

1. April 28, 2025 (if required)

ADJOURNMENT

Those who need assistance or accommodations to attend the meeting, please contact the City Clerk at 859-727-2525.

Best regards,

Sherry Hoffman, City Clerk

CITY MISSION STATEMENT: *Performing collectively to provide exemplary services for our community with integrity and pride.*

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