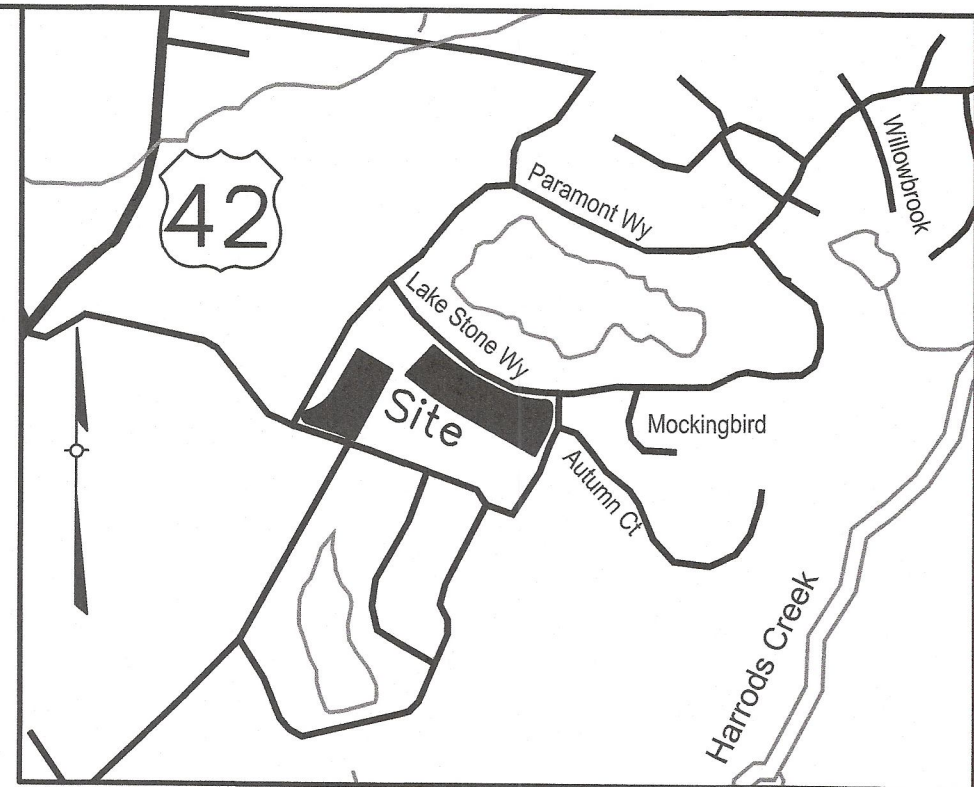
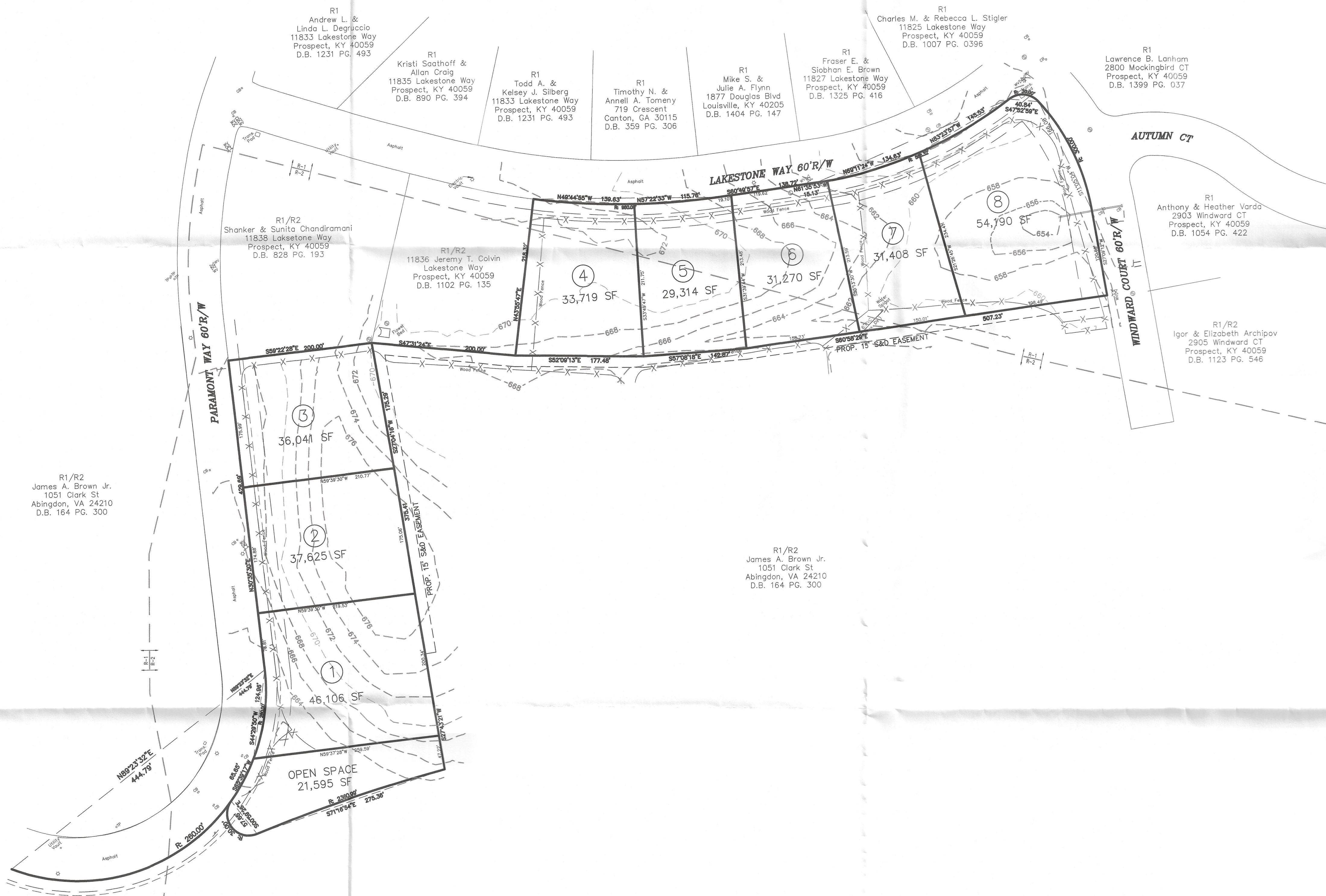
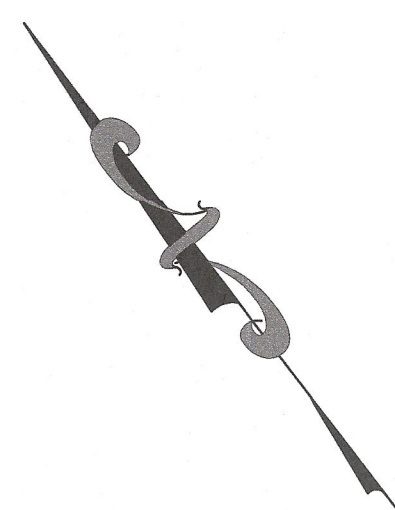


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LOCATION MAP  
NOT TO SCALE

#### SITE DATA

TOTAL SITE AREA	= 7.4± Ac. (321,258 SF)
EXISTING ZONING	= R-1/R2-2
EXISTING USE	= UNDEVELOPED
PROPOSED USE	= SINGLE FAMILY RESIDENTIAL
TOTAL # OF LOTS	= 8
OPEN SPACE PROVIDED	= 0.49± Ac. (21,309 SF)
DENSITY	= 1.11 DU/Ac.

#### R-1 REQUIREMENTS

MIN. LOT AREA	= 20,000 SF
MIN. LOT WIDTH	= 100'
MIN. FRONT & STREET SIDE YARD	= 35'
MIN. SIDE YARD	= 15'
	= 30' (TOTAL)
MIN. REAR YARD	= 30'
MAX. BLDG. HEIGHT	= 35'
F.A.R.	= 0.25
MAX. LOT COVERAGE	= 30%

#### R-2 REQUIREMENTS

MIN. LOT AREA	= 12,000 SF
MIN. LOT WIDTH	= 60'
MIN. FRONT & STREET SIDE YARD	= 35'
MIN. SIDE YARD	= 7'
	= 25' (TOTAL)
MIN. REAR YARD	= 35'
MAX. BLDG. HEIGHT	= 35'
F.A.R.	= 0.35
MAX. LOT COVERAGE	= 30%

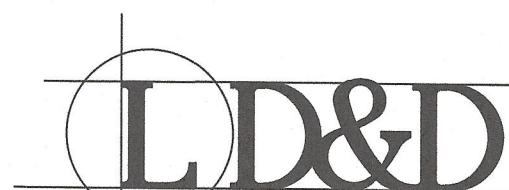
#### GENERAL NOTES

- Development to be served by sanitary sewers.
- No lots shown hereon may be subdivided or resubdivided resulting in the creation of a greater number of lots than originally approved by the Planning Commission.
- A soil erosion and sedimentation control plan shall be developed and implemented in accordance with the Oldham County Subdivision Regulations and shall be submitted to the County Engineer.
- Runoff from this development will be conveyed to an adequate public outlet.
- Place all sediment control devices prior to beginning construction.
- Drainage pattern depicted by arrows (→) is for conceptual purposes. Final configuration and size of drainage pipes and channels shall be determined during the construction plan design process. Drainage facilities shall conform to Oldham County Subdivision Regulations and County Engineer Recommendation.
- Utilities will be constructed & easements provided as required and depicted on the Record Plat.

#### EROSION CONTROL NOTES

- All erosion control devices shall be constructed prior to clearing. Only clearing required to install devices may be done prior to installation.
- Silt checks to be placed in all roadside ditches @ 300' intervals.
- Ditch linings will be determined by storm water system analysis.
- Rock silt checks will be placed at all culverts inlets.
- Rip Rap and/or energy dissipaters will be selected based on storm water system analysis.
- Silt fence will be placed at the low side of all road construction.
- Topsoil stockpile locations to be determined by engineer and must be protected by silt fence.
- Maintenance of all sediment control devices is the general contractor's responsibility. Additional measures may be required and shall be installed as directed by the engineer and/or the Oldham County Inspector.

## PRELIMINARY SUBDIVISION PLAN PARAMONT ESTATES ADDITION

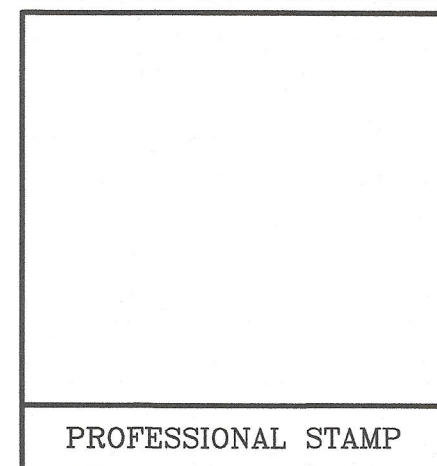


ENGINEERING • LAND SURVEYING • LANDSCAPE ARCHITECTURE  
509 WESTBURN AVENUE, SUITE 101  
LOUISVILLE, KENTUCKY 40222  
PHONE: (502) 416-3514

OWNER:  
JAMES A BROWN JR.  
1051 CLARK ST  
ABINGDON, VA 24210

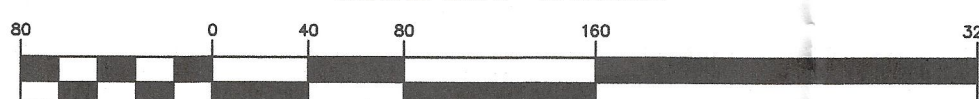
SITE ADDRESS:  
HWY 42 (PARAMONT FARMS)  
PROSPECT, KY 40059  
PARCEL NO. 05-00-00-14A  
D.B. 164, PG. 300

PRELIMINARY  
NOT FOR CONSTRUCTION



PROFESSIONAL STAMP

#### GRAPHIC SCALE



( IN FEET )  
1 inch = 80 ft.

#### LEGEND

- PROPOSED STORM SEWER, CATCH BASIN AND CREEKSTONE HEADWALL
- PROPOSED SANITARY SEWERS
- PROPOSED DRAINAGE SWALE

REVISIONS			
NO.	DATE	DESCRIPTION	BY