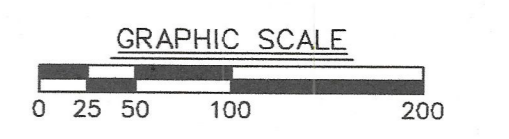


SITE STATISTICS

LAND USE:	MIXED USE	PND
PROPOSED ZONING:	NO CHANGE IN ZONING	
GROSS SITE AREA:	500 AC	
SECTION 3 SITE AREA:	37.23 AC	
ACREAGE IN STREET ROW:	6.10 AC	
RESIDENTIAL		
SF DETACHED	0 DU	
SF ATTACHED	34 DU	
SMALL MULTI-FAMILY	128 DU	
MIXED-USE	93 DU	
TOTAL	255 DU	
NON-RESIDENTIAL		
MIXED-USE	60,000 SF	
RETAIL	0 SF	
OFFICE	0 SF	
HOTEL	0 SF	
GROCERY STORE	0 SF	
SPECIAL DISTRICT BUILDINGS	0 SF	
TOTAL	0 SF	
PUBLIC REALM		
ROADS - LINEAR FT	4,373 LF	
OPEN	2.01 AC	
STORMWATER	0.60 AC	
TRANSECTS		
T4	16.40 AC	
T5	20.83 AC	
TOTAL LAND	37.23 AC	

BLOCK INFORMATION

BLOCK NUMBER:	PERIMETER
1	2,585 FT.
2	1,972 FT.
3	1,589 FT.
4	2,084 FT.
5	1,191 FT.
6	1,704 FT.
7	1,756 FT.
8	2,356 FT.



PROPERTY ADDRESS:
 7001 HWY. 329 AND
 6530 DOVEFIELD TR.,
 CRESTWOOD, 40014

PRIMARY OWNER
 PERRIN LAND COMPANY
 PO BOX 21
 CRESTWOOD, KY 40014

PARCEL NUMBERS:
 23-00-00-15A & 23-00-00-15K

WM # _____

DOCKET # PZ-23-024
 PZ-23-014

MAP LEGEND

- Transect Zone T5
- Transect Zone T4
- SCHEMATIC STORM SEWER
- SCHEMATIC STORM DITCH
- SEWER DIRECTIONAL FLOW ARROWS
- EXISTING SANITARY SEWER
- SCHEMATIC SANITARY SEWER
- SANITARY DIRECTIONAL FLOW ARROWS
- DRAINAGE FLOW
- EXISTING TREE CANOPY
- PROPOSED TREE CANOPY TO REMAIN
- BLOCK BOUNDARY
- OS
- OPEN SPACE
- PARKING COUNT
- SWEETBAY DRIVE - NS-60-27 (BASE SECTION NS-60-34)
- NS : ROAD CLASS
- 60 : RIGHT-OF-WAY
- 27 : DIST. FROM CURB (FACE TO FACE)

LAND USE LEGEND

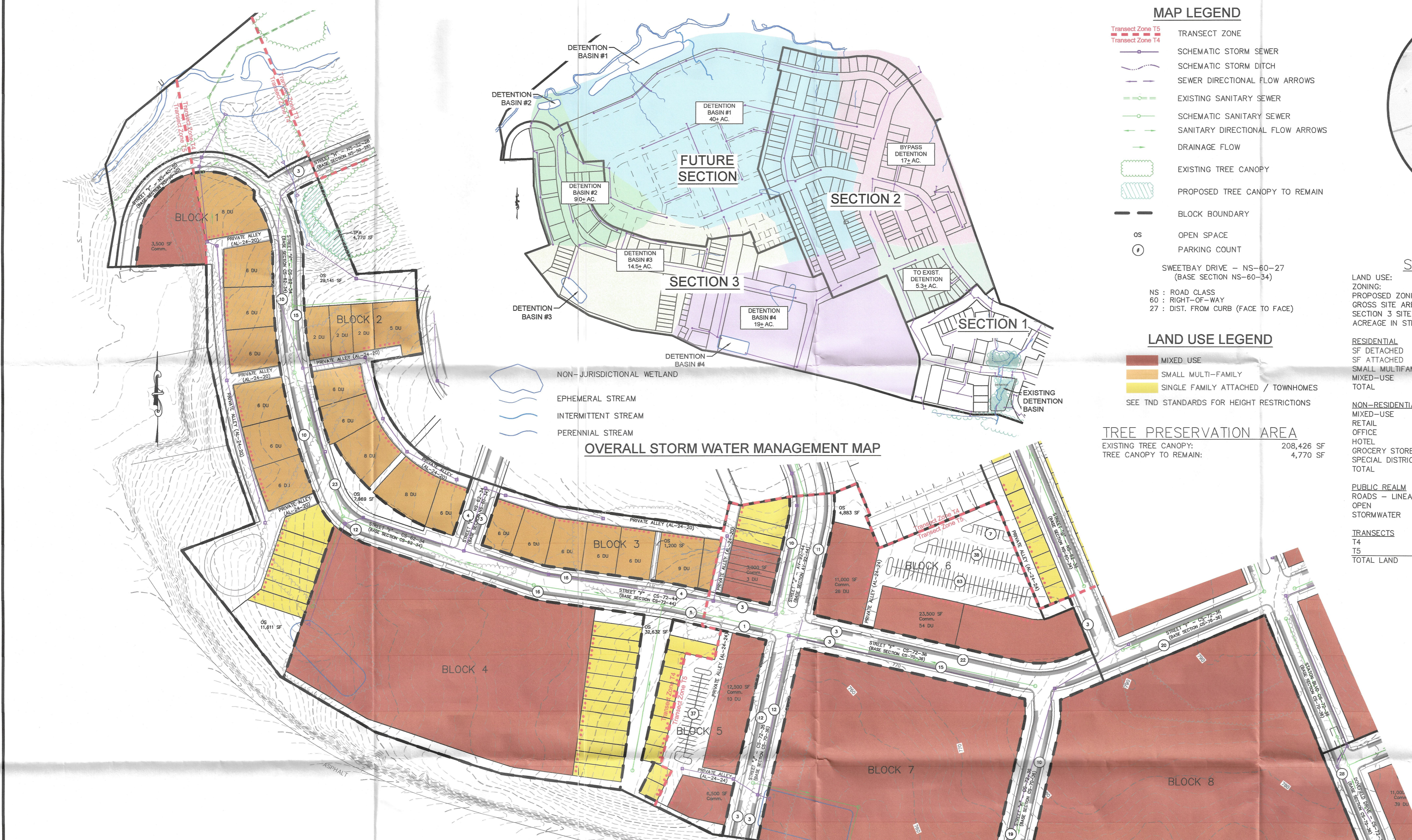
- MIXED USE
 - SMALL MULTI-FAMILY
 - SINGLE FAMILY ATTACHED / TOWNHOMES
- SEE TND STANDARDS FOR HEIGHT RESTRICTIONS

TREE PRESERVATION AREA

EXISTING TREE CANOPY: 208,426 SF
 TREE CANOPY TO REMAIN: 4,770 SF

OVERALL STORM WATER MANAGEMENT MAP

- NON-JURISDICTIONAL WETLAND
- EPHEMERAL STREAM
- INTERMITTENT STREAM
- PERENNIAL STREAM



AUTOMOBILE PARKING CALCULATIONS

BLOCK	USE	TRANSECT	SQ. FT. OR UNITS	REQUIRED RATIO	REQUIRED COUNT	PROVIDED ON SITE	PROVIDED MID-BLOCK	PROVIDED ON-STREET	REMAINDER
BLOCK 01	Residential (1-2 du)	T4	7 du	1.5 / du	10.5 sp.	14. sp.	-	-	3.5 sp.
	Residential (>2 du)	T4	44 du	1.5 / du	66. sp.	56. sp.	-	21. sp.	11. sp.
BLOCK 02	Residential (>2 du)	T4	3,500 sq. ft.	3 / 1,000 sq. ft.	10.5 sp.	18. sp.	-	-	7.5 sp.
	Residential (>2 du)	T4	45 du	1.5 / du	67.5 sp.	45. sp.	-	42. sp.	19.5 sp.
BLOCK 03	Residential (>2 du)	T4	39 du	1.5 / du	58.5 sp.	39. sp.	-	20. sp.	.5 sp.
	Residential (1-2 du)	T5	6 du	1. / du	6. sp.	12. sp.	-	-	6. sp.
BLOCK 04	Commercial	T5	3,000 sq. ft.	3 / 1,000 sq. ft.	9. sp.	-	-	13. sp.	4. sp.
	Residential (1-2 du)	T4	12 du	1.5 / du	18. sp.	24. sp.	-	16. sp.	22. sp.
BLOCK 05	Future Mixed-Use	T4	TBD	TBD	TBD	TBD	TBD	12. sp.	-
	Residential (1-2 du)	T4	10 du	1.5 / du	15. sp.	20. sp.	-	5. sp.	10. sp.
BLOCK 06	Residential (>2 du)	T5	10 du	1. / du	10. sp.	10. sp.	-	-	-
	Commercial	T5	19,000 sq. ft.	3 / 1,000 sq. ft.	57. sp.	14. sp.	37. sp.	16. sp.	10. sp.
BLOCK 07	Residential (>2 du)	T5	80 du	1. / du	80. sp.	42. sp.	38. sp.	-	-
	Commercial	T5	34,500 sq. ft.	3 / 1,000 sq. ft.	103.5 sp.	-	70. sp.	39. sp.	5.5 sp.
BLOCK 08	Future Mixed-Use	T5	TBD	TBD	TBD	TBD	TBD	52. sp.	72. sp.
BLOCK 08	Future Mixed-Use	T5	TBD	TBD	TBD	TBD	TBD	46. sp.	71. sp.
TOTAL	-	-	-	-	511.5 sp.	294. sp.	145. sp.	282. sp.	222.5 sp.

LAND USE TABLE

	Master Plan Total	Section 1 Total	Section 2 Total	Section 3 Total	REMAINING
Commercial	750,770 sq. ft.	40,000 sq. ft.	54,000 sq. ft.	60,000 sq. ft.	596,770 sq. ft.
Hospital Commercial	886,500 sq. ft.	sq. ft.	sq. ft.	sq. ft.	886,500 sq. ft.
Residential					
Mixed-Use	891 du	93 du	152 du	93 du	553 du
Multi-Family	870 du	77 du	63 du	128 du	602 du
Single-Family Attached	605 du	46 du	40 du	34 du	485 du
Single-Family Detached	604 du	57 du	71 du	du	476 du
TOTAL	2,970 du	273 du	326 du	255 du	2,116 du

DATE	REVISION