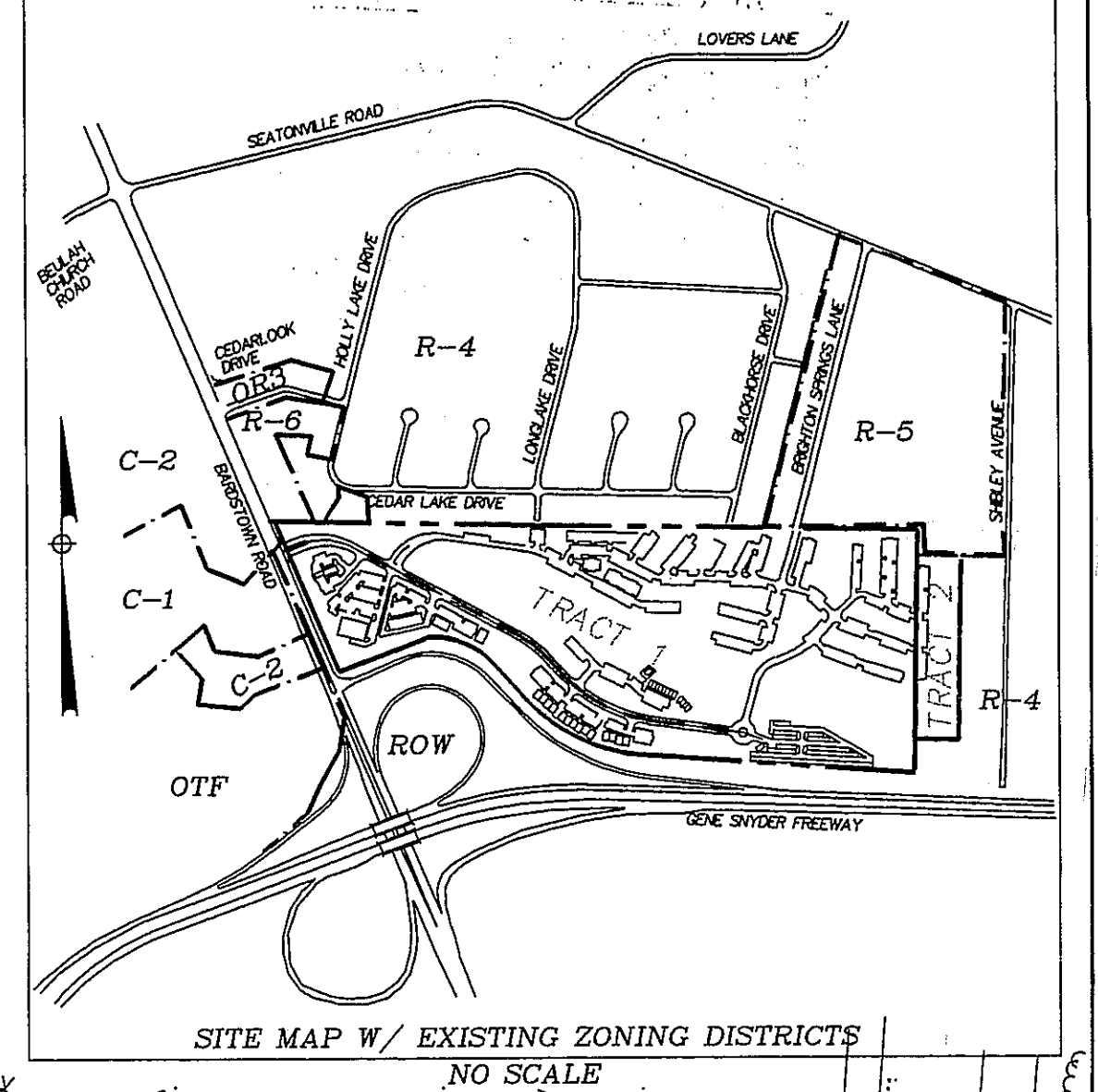


PROJ. LOCATION	OWNER	OWNER ADDRESS	CITY/STATE/ZIP	PROJ. LOCATION	OWNER	OWNER ADDRESS	CITY/STATE/ZIP
1	BRIDGES TRACT	100 N. BARTON DR.	LOUISVILLE, KY.	1	BRIDGES TRACT	100 N. BARTON DR.	LOUISVILLE, KY.
2	BRIDGES TRACT	100 N. BARTON DR.	LOUISVILLE, KY.	2	BRIDGES TRACT	100 N. BARTON DR.	LOUISVILLE, KY.



ID	CHORD	ARC	RAD.
A	188.11'	362.63'	300.00'
B	188.11'	158.59'	430.04'
C	397.19'	388.34'	430.03'
D	274.77'	276.50'	700.00'
E	170.71'	171.55'	600.00'
F	211.81'	212.65'	700.00'

**LANDSCAPE NOTES**

- ONLY DETAILS OF PERIMETER LANDSCAPE SHOWN ON THE PLAN
- ALL INTERIOR LANDSCAPING SHALL CONFORM TO ARTICLE 10 OF THE DEVELOPMENT CODE
- EACH LOT SHALL PROVIDE DETAILED LANDSCAPE PLAN PRIOR TO CONSTRUCTION

**PLANTING GUIDE**

PERIMETER PLANTS	COMMON NAME	BOTANICAL NAME	SIZE
16	RED MAPLE	Asier rubrum	2'-2 1/2' C
17	WHITE PINE	Pinus strobus	5' HEIGHT
20	DWARF JASMINE	Yucca alata	30" HEIGHT
37	MANHO PINE	Pinus mugo	5' HEIGHT
LE77	LANDSCAPE BERM		4' HEIGHT

**BROOKRIDGE VILLAGE DEVELOPMENT BREAKDOWN**

LOT #	AREA SQ. FT.	AREA ACRES	PROJECTED USE	BUI LDING SQ. FT.	PARKING SPACES PROVIDED	RESERVED SPACES	PAVEMENT SQ. FT.	RETS	RES
1	53,902	1.23	BANKING	2,000	17	20	18,200	2,200	
2	92,506	2.12	RESTAURANT	10,000	100	100	45,000	3,200	
3	54,931	1.26	RETAIL	7,400	37	37	24,000	1,900	
4	61,411	1.41	RETAIL	5,400	27	28	14,000	700	

**OTF ZONING AREA**

LOT #	AREA SQ. FT.	AREA ACRES	GENERAL OFFICE	F.F.	S.F.	UNITS	PARKING	RES
5	103,972	2.39	GENERAL OFFICE	13,200	23	60	22,000	1,200
6	76,291	1.75	GENERAL OFFICE	4,400	11	21	12,000	900
7	249,255	5.72	HOTEL	42 UNITS	42	59	30,000	4,200

**C-2 ZONING AREA W/CONDITIONAL USE**

LOT #	AREA SQ. FT.	AREA ACRES	MI W/ STORAGE BUFFER <th>UNITS</th> <th>RES</th>	UNITS	RES
8	216,578	4.97	165 UNITS	4	33,000 2,000

**R-SA ZONING AREA**

LOT #	AREA SQ. FT.	AREA ACRES	APARTMENTS BUFFER <th>UNITS</th> <th>RES</th>	UNITS	RES
9	1,511,116	34.7	330 UNITS	495	654 337,700 29,800

**TOTALS**

C-2 ZONING AREA	2,450,728	56.25			
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**BROOKRIDGE VILLAGE APARTMENTS UNIT MIX AND PARKING SUMMARY**

UNIT NUMBER	A	B	C	D	E	F	G	BUI LDING SQ. FT. TOTALS	PARKING SPACES	GARAGE	PARKING TOTAL
1	0	0	0	0	0	0	0	16	16	0	16
2	0	16	0	0	0	0	0	16	16	0	16
3	0	0	16	0	0	0	0	16	16	0	16
4	0	0	0	16	0	0	0	16	16	0	16
5	0	0	0	0	16	0	0	16	16	0	16
6	0	0	0	0	0	16	0	16	16	0	16
7	0	0	0	0	0	0	16	16	16	0	16
8	0	0	0	0	0	0	16	16	16	0	16
9	0	0	0	0	0	0	16	16	16	0	16
10	0	0	0	0	0	0	16	16	16	0	16
11	0	0	0	0	0	0	16	16	16	0	16
12	0	0	0	0	0	0	16	16	16	0	16
13	0	0	0	0	0	0	16	16	16	0	16
14	0	0	0	0	0	0	16	16	16	0	16
15	0	0	0	0	0	0	16	16	16	0	16
16	0	0	0	0	0	0	16	16	16	0	16
17	0	0	0	0	0	0	16	16	16	0	16
18	0	0	0	0	0	0	16	16	16	0	16
19	0	0	0	0	0	0	16	16	16	0	16
20	0	0	0	0	0	0	16	16	16	0	16
21	0	0	0	0	0	0	16	16	16	0	16
22	0	0	0	0	0	0	16	16	16	0	16
23	0	0	0	0	0	0	16	16	16	0	16
24	0	0	0	0	0	0	16	16	16	0	16
25	0	0	0	0	0	0	16	16	16	0	16
26	0	0	0	0	0	0	16	16	16	0	16
27	0	0	0	0	0	0	16	16	16	0	16
28	0	0	0	0	0	0	16	16	16	0	16
29	0	0	0	0	0	0	16	16	16	0	16
30	0	0	0	0	0	0	16	16	16	0	16
<b>TOTAL</b>	<b>56</b>	<b>64</b>	<b>128</b>	<b>48</b>	<b>16</b>	<b>8</b>	<b>10</b>	<b>330</b>	<b>582</b>	<b>72</b>	<b>654</b>

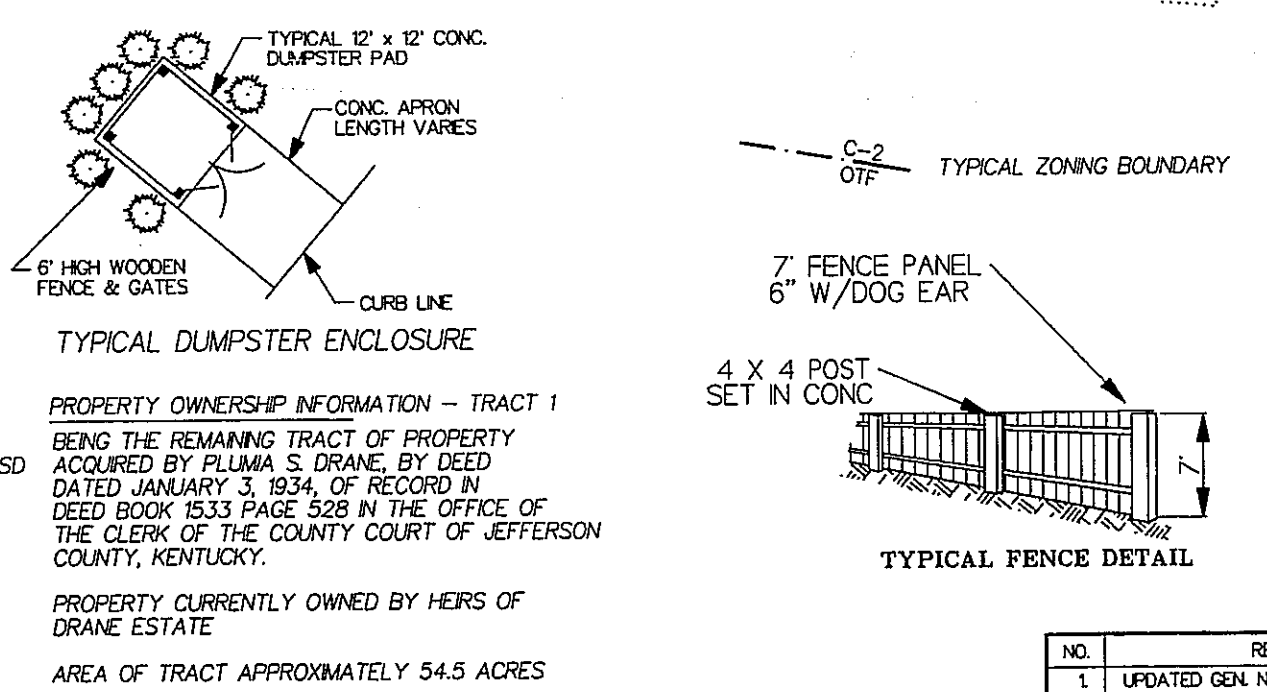
NOTE: SITE DENSITY = (330 UNITS / 34.7 ACRES) EQUALS 9.51 UNITS PER ACRE  
 PARKING CALCULATION = (654 SPACES / 330 UNITS) EQUALS 1.98 SPACES PER UNIT

**GENERAL NOTES**

- EXISTING ZONING IS R-4
- CURRENTLY THE PROPERTY IS BUILT. NO EXISTING STRUCTURES, TREE STANDS TAKEN FROM LOGIC INFORMATION REMAINING AREA COVERED WITH BRUSH, UNDERBUSH, SMALL TREES, ETC. REMOVE SEWER CONSTRUCTION CLEARED SWATH ALONG SEWER APPROXIMATELY 100 FT. IN WIDTH
- PROPOSED VEHICULAR ACCESS 1 POINT TO BARSTOWN ROAD @ LOCATION OF CROSSING ENTRANCE FROM CEDAR SPRINGS CENTER PHASE I
- EMERGENCY EXIT TO BRIGHTON SPRINGS LANE (50' R/W) TO BE GATED
- ALL DEVELOPMENT SHALL MEET REQUIREMENT OF ARTICLE 10 LANDSCAPE AND LAND USE BUFFERS
- ALL SIGNS TO COMPLY WITH ARTICLE 11 OF DEVELOPMENT CODE
- HANDICAPPED PARKING SPACES TO BE PROVIDED PER OSHA REGULATIONS
- STANDARD PARKING SPACES USED TO ESTIMATE AVAILABLE PARKING AS FOLLOWS:

**UTILITIES NOTES:**

- SEWAGE TREATMENT PLANT TO BE CONSTRUCTED IN ACCORDANCE WITH KASD 10 STANDARDS & KTC STANDARDS
- FINAL ENTRANCE GEOMETRY SHALL BE DETERMINED BY KASD & KTC STANDARDS
- KTC ENGAGEMENT PERMIT REQUIRED.
- SEWAGE TREATMENT PLANT TO BE CONSTRUCTED IN ACCORDANCE WITH KASD 10 STANDARDS & KTC STANDARDS
- FINAL ENTRANCE GEOMETRY SHALL BE DETERMINED BY KASD & KTC STANDARDS
- KTC ENGAGEMENT PERMIT REQUIRED.



**PROPERTY OWNERSHIP INFORMATION - TRACT 1**  
 BEING THE REMAINING TRACT OF PROPERTY ACQUIRED BY PLUMBA S. DRAKE, BY DEED DATED JANUARY 4, 1984 OF RECORD IN DEED BOOK 598 PAGE 588 IN THE OFFICE OF THE CLERK OF THE COUNTY COURT OF JEFFERSON COUNTY, KENTUCKY.  
 AREA OF TRACT APPROXIMATELY 545 ACRES

**PROPERTY OWNERSHIP INFORMATION - TRACT 2**  
 BEING A TRACT OF PROPERTY ACQUIRED BY RUSSELL J. HEMMER AND RUTH E. HEMMER BY DEED DATED NOVEMBER 21, 1988 OF RECORD IN DEED BOOK 598 PAGE 307 IN THE OFFICE OF THE CLERK OF THE COUNTY COURT OF JEFFERSON COUNTY, KENTUCKY.  
 AREA OF TRACT APPROXIMATELY 18 ACRES

**NOTICE**  
 PERMITS SHALL BE ISSUED ONLY IN CONFORMANCE WITH THE BINDING ELEMENTS OF THIS DISTRICT DEVELOPMENT PLAN

**CONTRACT INFORMATION**

NO.	REVISION	DATE
1	UPDATED GEN. NOTES & EXISTING ZONING BOUNDARIES	5-11-98
2	UPDATED BLDG & PARKING ARRANGEMENT, N. BOUNDARY	5-21-98B

**APPROVED DISTRICT DEVELOPMENT PLAN**

LOCKET NO. 9-26-98C

APPROVAL DATE: 5/21/98

EXPIRATION DATE:

SIGNATURE OF PLANNING COMMISSION:

PLANNING

## PRELIMINARY DISTRICT DEVELOPMENT PLAN Brookridge Village

for  
 Brown, Noltemeyer Co.  
 122 NORTH PETERSON  
 LOUISVILLE, KY. 40206

SCALE: 1"=100' DATE: APRIL 8, 1998  
 KEAL & ASSOCIATES, Inc.  
 Consulting Engineers  
 410 West Chestnut Street  
 Louisville, Kentucky 40202  
 (602) 583-1984

**APPROVED**

BY: [Signature]

DATE: 5/21/98

JEFFERSON COUNTY  
 DEPT. OF PUBLIC WORKS

RECEIVED  
 MAY 25 1998

9-26-98C