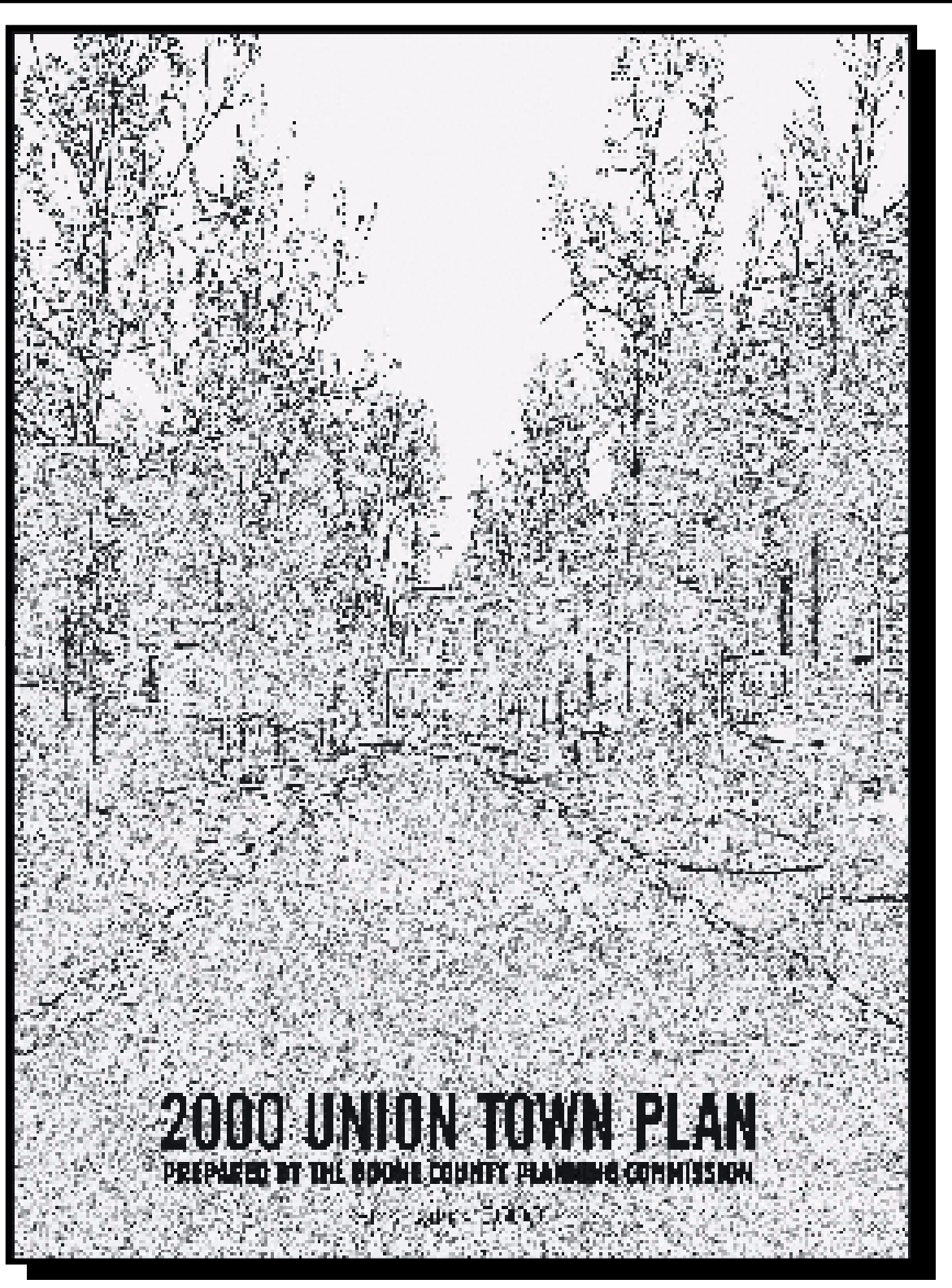
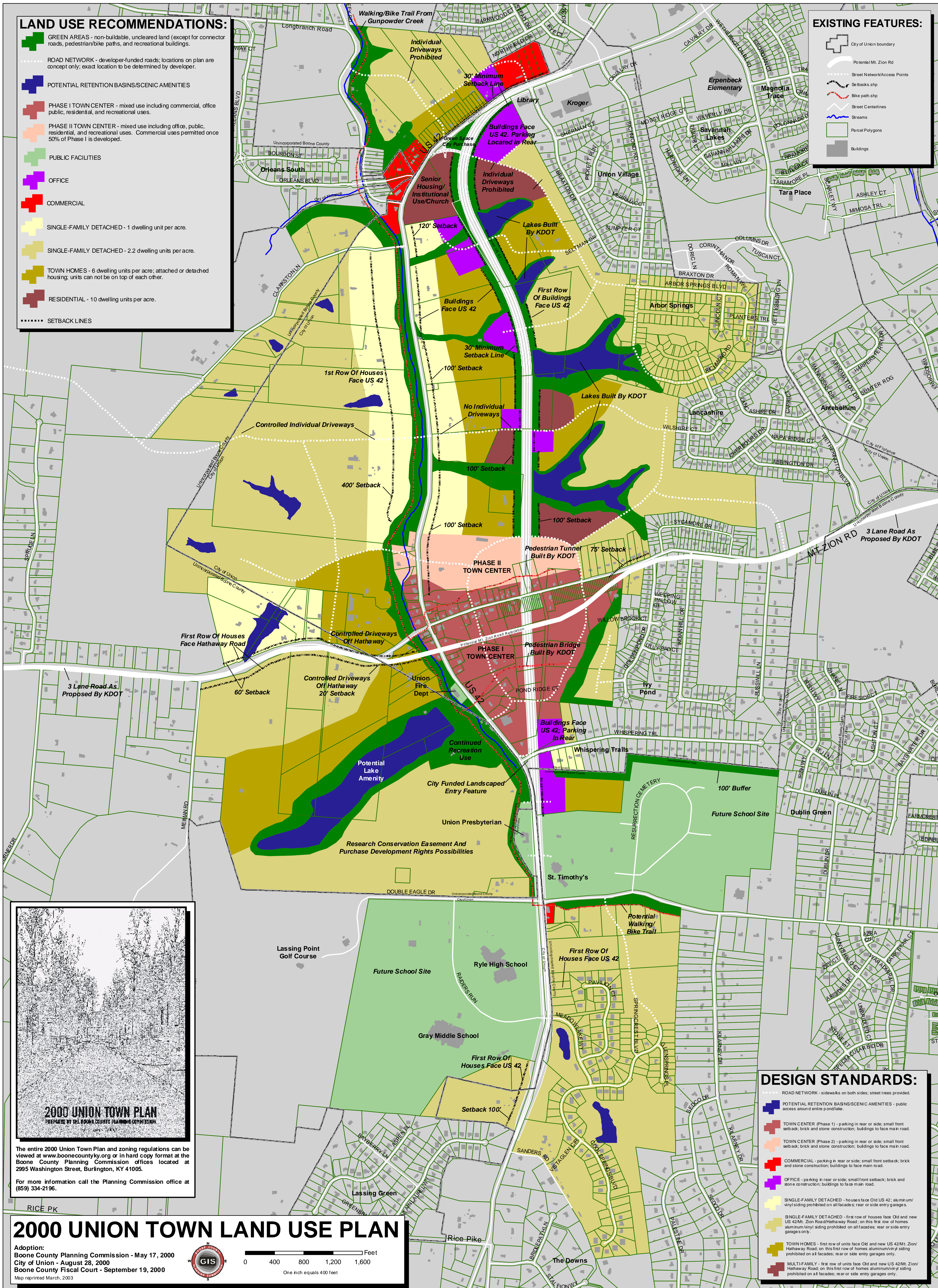


LAND USE RECOMMENDATIONS:

- GREEN AREAS - non-buildable, uncultivated land (except for connector roads, pedestrian/bike paths, and recreational buildings).
- POTENTIAL RETENTION BASINS/SCENIC AMENITIES
- PHASE I TOWN CENTER - mixed use including commercial, office public, residential, and recreational uses.
- PHASE II TOWN CENTER - mixed use including office, public, residential, and recreational uses. Commercial uses permitted once 50% of Phase I is developed.
- PUBLIC FACILITIES
- OFFICE
- COMMERCIAL
- SINGLE-FAMILY DETACHED - 1 dwelling unit per acre.
- SINGLE-FAMILY DETACHED - 2.2 dwelling units per acre.
- TOWN HOMES - 6 dwelling units per acre; attached or detached housing; units can not be on top of each other.
- RESIDENTIAL - 10 dwelling units per acre.
- ⋯ SETBACK LINES

EXISTING FEATURES:

- City of Union boundary
- Potential Mt. Zion Rd
- ⋯ Street Network/Access Points
- ⋯ Setbacks.shp
- ⋯ Bike path.shp
- ⋯ Street Centerlines
- ⋯ Streams
- ⋯ Parcel Polygons
- Buildings



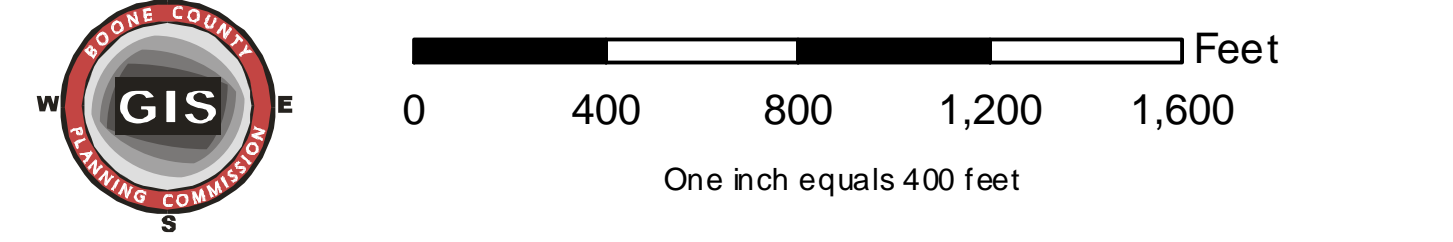
2000 UNION TOWN PLAN
 PREPARED BY THE BOONE COUNTY PLANNING COMMISSION
 APRIL 2000

The entire 2000 Union Town Plan and zoning regulations can be viewed at www.boonecounty.org or in hard copy format at the Boone County Planning Commission offices located at 2995 Washington Street, Burlington, KY 41005.

For more information call the Planning Commission office at (859) 334-2196.

2000 UNION TOWN LAND USE PLAN

Adoption:
 Boone County Planning Commission - May 17, 2000
 City of Union - August 28, 2000
 Boone County Fiscal Court - September 19, 2000



DESIGN STANDARDS:

- ⋯ ROAD NETWORK - sidewalks on both sides; street trees provided.
- POTENTIAL RETENTION BASINS/SCENIC AMENITIES - public access around entire pond/lake.
- TOWN CENTER (Phase 1) - parking in rear or side; small front setback; brick and stone construction; buildings to face main road.
- TOWN CENTER (Phase 2) - parking in rear or side; small front setback; brick and stone construction; buildings to face main road.
- COMMERCIAL - parking in rear or side; small front setback; brick and stone construction; buildings to face main road.
- OFFICE - parking in rear or side; small front setback; brick and stone construction; buildings to face main road.
- SINGLE-FAMILY DETACHED - houses face Old US 42; aluminum/vinyl siding prohibited on all facades; rear or side entry garages only.
- SINGLE-FAMILY DETACHED - first row of houses face Old and new US 42/Mt. Zion Road/Hathaway Road; on this first row of homes aluminum/vinyl siding prohibited on all facades; rear or side entry garages only.
- TOWN HOMES - first row of units face Old and new US 42/Mt. Zion/Hathaway Road; on this first row of homes aluminum/vinyl siding prohibited on all facades; rear or side entry garages only.
- MULTI-FAMILY - first row of units face Old and new US 42/Mt. Zion/Hathaway Road; on this first row of homes aluminum/vinyl siding prohibited on all facades; rear or side entry garages only.