



Zoning Staff Report

Bullitt County Planning and Zoning

Docket No:	2025Z-43
Owner/ Applicant:	Joseph Lanham
Rezone:	R-1/I-L to AG
Location	Coral Ridge Rd
Parcel:	035-000-00-012
Legislative Body:	Unincorporated area of the county
Size:	53.73 Acres more or less
Purpose:	Single Family Dwelling and Pole Barn
Comprehensive Plan	Low Density Residential

Countywide Criteria

Environmental

1. The property is not in the flood plain.

Compatibility and Character

1. Overall density will be compatible with the area.
2. There are no known historic sites on the property.

Utilities and Services

1. Utilities are available in the general area.

Transportation

1. Traffic will not be substantially increased and has access to an easement off of Devin Dr.

Development Area Criteria

Compatibility and Character

2. Overall density will not change and is compatible with the area.

Utilities and Services

1. Utilities are available in the general area.

Future Land Use Map Low Density Residential Criteria

2. Single-Family Dwellings (typically about 3-4 units per acre)

Current Land Use

The property is currently vacant.

AG Setbacks and Buffers

Front: 40

Side: 0

Rear: 0

Buffering will not be required adjacent to residential zoning.

Lot Size

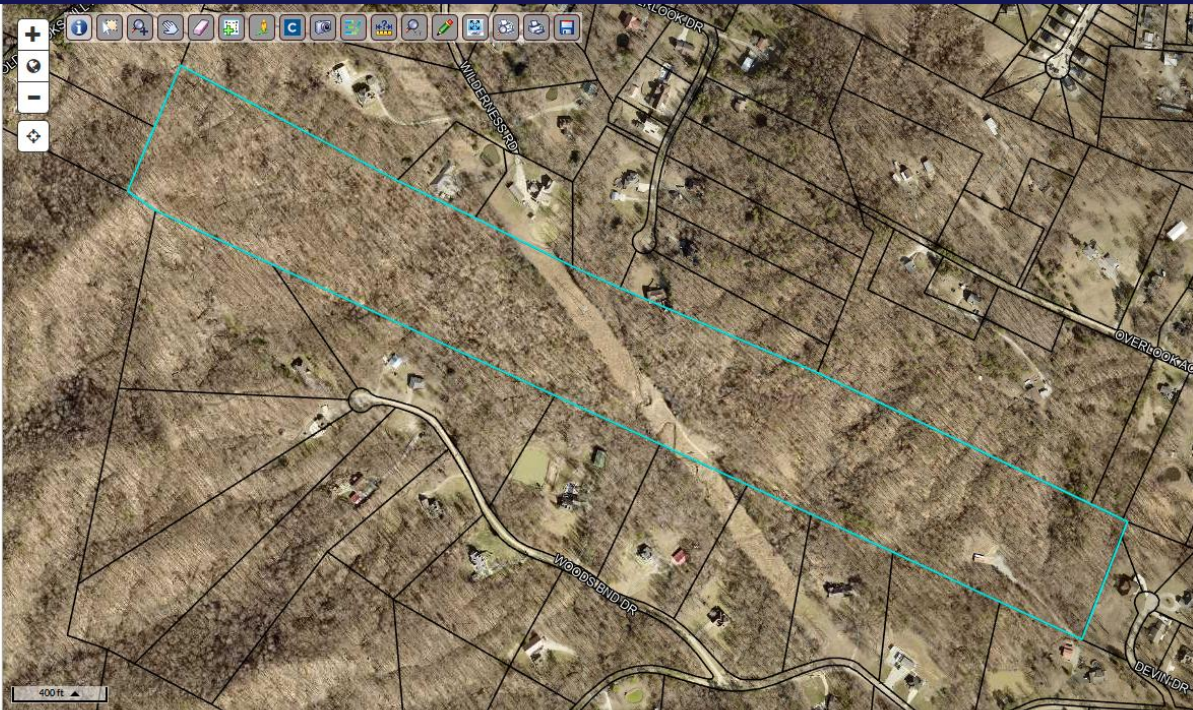
To fulfill the purpose of the establishment of this zone, no division of land into less than ten (10) acres for use as residential or uses other than listed in Section 5.300 shall be permitted in an Agricultural Zone. A dwelling constructed as an accessory use on a farm tract which is later subdivided must meet the area requirements of the zone. Subdivision of land into lots of less than ten (10) acres is permitted for non-residential uses permitted in the “A” zone.

beacon.schneidercorp.com/Application.aspx?AppID=943&LayerID=18440&PageTypeID=1&PageID=8233&Q=418865765&KeyValue=411432

Bullitt County Plann... iWorQ Kentucky Flood Haz... Sign In Bullitt County Plann... Citrix XenApp - App... Kentucky's Incorpor... KY KCOJ Docket Instrument Inquiry Protecte

ic.net™ Bullitt County, KY PVA

Map Search Results Report Sales Search Sales List Sales Results Home Comparable Search Comparable Results Pictometry Imagery Property Tax Estimator



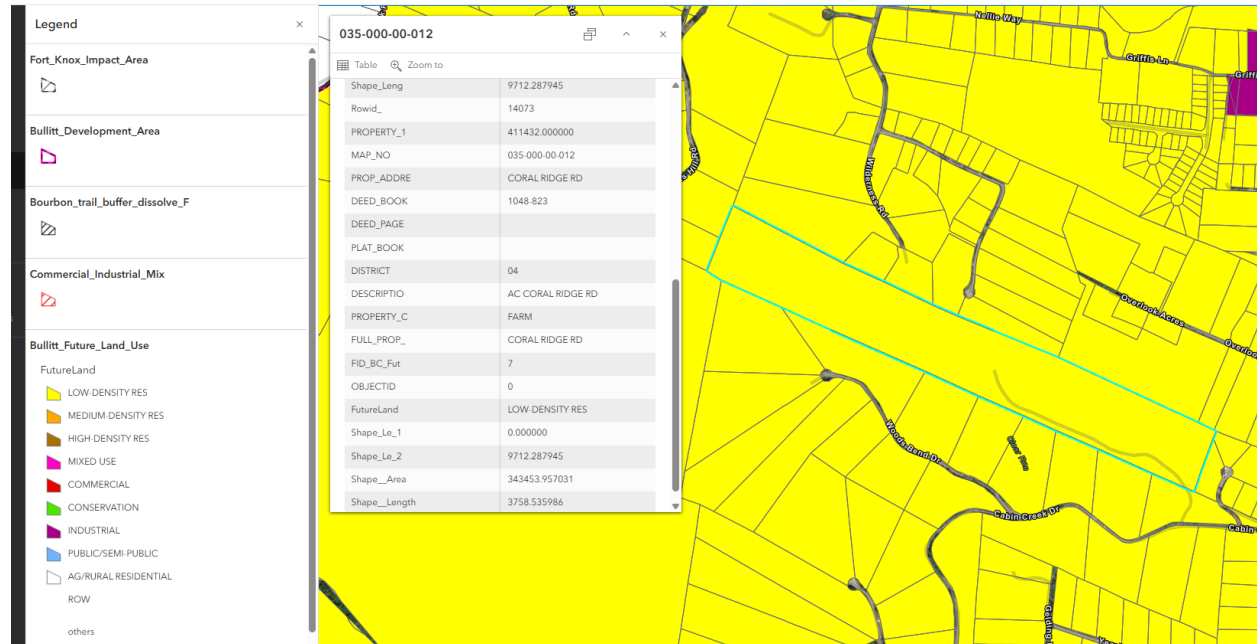
Parcel ID 411432
Sec/Twp/Rng n/a
Property Address CORAL RIDGE RD
District
Brief Tax Description

04-County / Zoneton Fire
ACREAGE_CORAL RIDGE RD

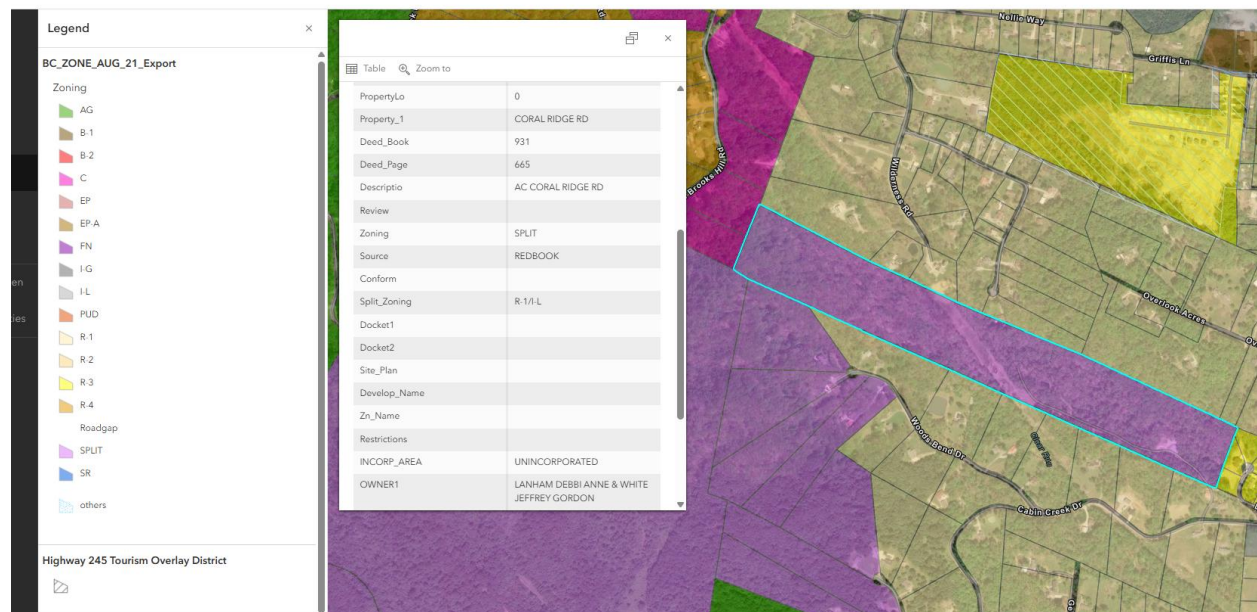
Alternate ID 035-000-00-012
Class Farm
Acreage 56.0

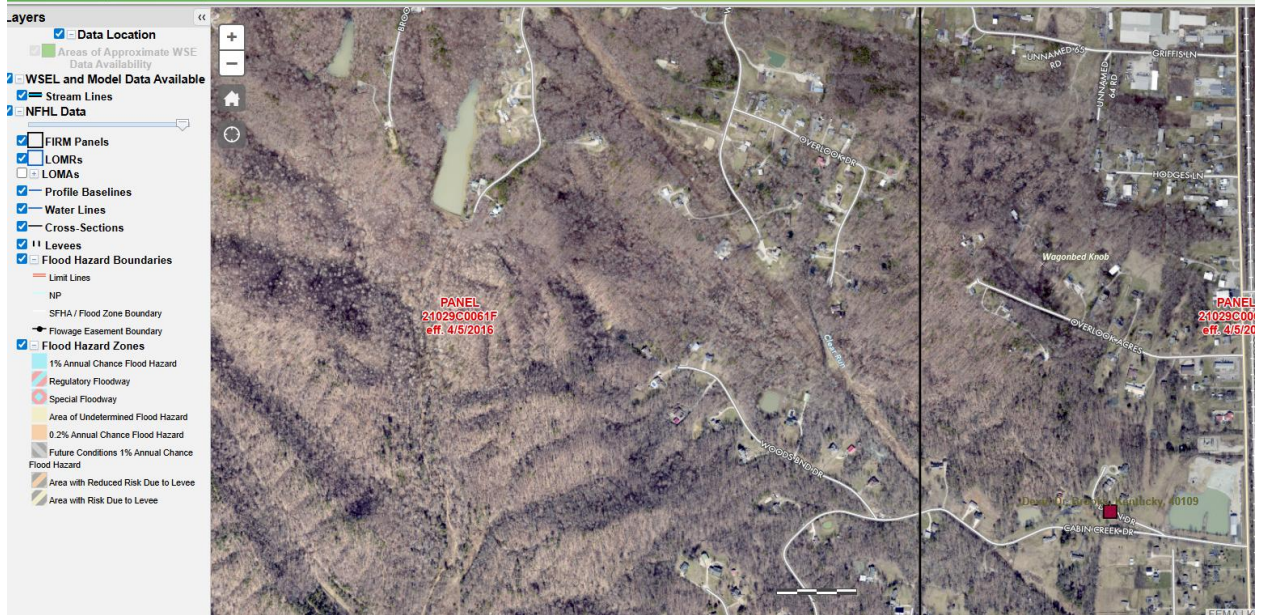
Owner Address LANHAM JOSEPH BROOKS
PO BOX 33
BROOKS KY 40109

itt County Comprehensive Plan



County Kentucky Zoning Classification





The general soils map can be found here: <https://kygeonet.ky.gov/kysoils/>

TrD – Trappist Silt Loam Moderately deep upland soils. Moderately deep, silty clay loam, silt loam or fine sandy loam soils of the uplands with slopes about 6 to 30 percent and moderate productivity potential.

LfE – Lenberg Carpenter: Moderately deep upland soils. Moderately deep, silty clay loam, silt loam or fine sandy loam soils of the uplands with slopes about 6 to 30 percent and moderate productivity potential

TrC – Trappist Silt Loam: Moderately deep upland soils. Moderately deep, silty clay loam, silt loam or fine sandy loam soils of the uplands with slopes about 6 to 30 percent and moderate productivity potential.

Sg – Sensabaugh: Well drained bottomland soils. Deep, well drained silt loam, loam and fine sandy loam soils of the flood plains with very high productivity potential.

