

Medium-Density Residential Criteria

Intended Land Uses

1. Single-Family Dwellings (typically about 5 units per acre)
2. Townhomes or Patio Homes (typically about 8 units per acre)
3. Two-Family Dwellings (typically about 8 units per acre)
4. Parks & Natural Areas
5. Supportive Uses (must support or serve an intended use):
 - a. Neighborhood Commercial (only at strategic crossroad locations)
 - b. Public Uses

Compatibility & Character

1. Development should consider and be compatible with the density of adjacent residential parcels.
2. Increased density should be considered in areas with adequate utilities and access if appropriate transitions and buffers are incorporated for any lower-density adjacent uses.

Utilities & Services

1. Residential should be served by adequate fire protection, including adequate water pressure and flows.

Transportation

2. Large residential subdivisions should include multiple entrances, allow for future connectivity between developments for cars and pedestrians, and discourage excessive speeding. Individual lots within a subdivision should not gain direct access to an existing public road.
3. Development should be located along an arterial or collector road that can adequately and safely serve the development. Road widths, the presence of acceleration or deceleration lanes, and other factors should be considered.
4. Sidewalks, or other pedestrian facilities, should be provided along all interior subdivision roads (or interior private drives for multifamily) as well as all existing perimeter roads.

2045 Bullitt County Comprehensive Plan Land Use Criteria Checklist

Please refer to the previous text to illustrate how the requested zoning use fits with the proposed Land Use Designation. If it does not fit with the proposed Land Use Designation please explain why you feel the Land Use designation is incorrect.