Development Concepts

1. High Density Residential
   - High Density needed as reflected in market study
   - Buffer between commercial and single family residential
2. Commercial
   - Bring buildings closer to the street
   - Accessible by pedestrians and motorists
3. Major Arterial Road ("New" KY 17)
   - Use greenway along both sides
   - Development should only happen at key nodes
4. Commercial/Retail Road
   - Create a pedestrian oriented environment
   - Intersection enhancements & brand identity, wayfinding, & signage
5. Mixed Use
   - Create transition between commercial & residential with opportunity for more commercial as needed
   - Promote walkability
6. Gateway/Intersection Enhancement