

SITE STATISTICS

AREA OF LOT	13,491 sq. ft. 0.31 Acres
ZONING	R-3
ADDRESS	LILLESTON AVENUE PARIS, KY
SOURCE OF TITLE	DB 310 PG 536
PROP. BUSINESS	CHURCH
AREA OF BUILDING	3,200 SQ. FT.
BUILDING HEIGHT	15 FT.
BUILDING COVERAGE RATIO	23.7%
AREA OF ADDITIONAL PAVEMENT	5,722 SQ. FT. =0.13 ACRES
OPEN SPACE REQUIRED	1,349 SQ. FT.
AREA OF OPEN SPACE	1,521 SQ. FT.
# PARKING SPACES REQUIRED	16
# PARKING SPACES SHOWN	16
# OF HANDICAP PARKING SPACES	2
AREA OF INTERIOR LANDSCAPE REQUIRED	286 SQ. FT.
# OF TREES SHOWN	2 MEDIUM TREES INTERIOR
ANTICIPATED TRIP GENERATION	LESS THAN 100 PEAK HOUR TRIPS

PROJECT INFORMATION

**OWNER/DEVELOPER**  
SMITH RAMON & REBECA  
319 W 7TH ST  
PARIS, KY 40361

**CIVIL ENGINEER**  
MARY GEISLER DOMIGAN  
GEISLER DOMIGAN ENGINEERS, PLLC  
2297 SHANNON ROAD  
PARIS, KY 40361  
(859) 494-4540

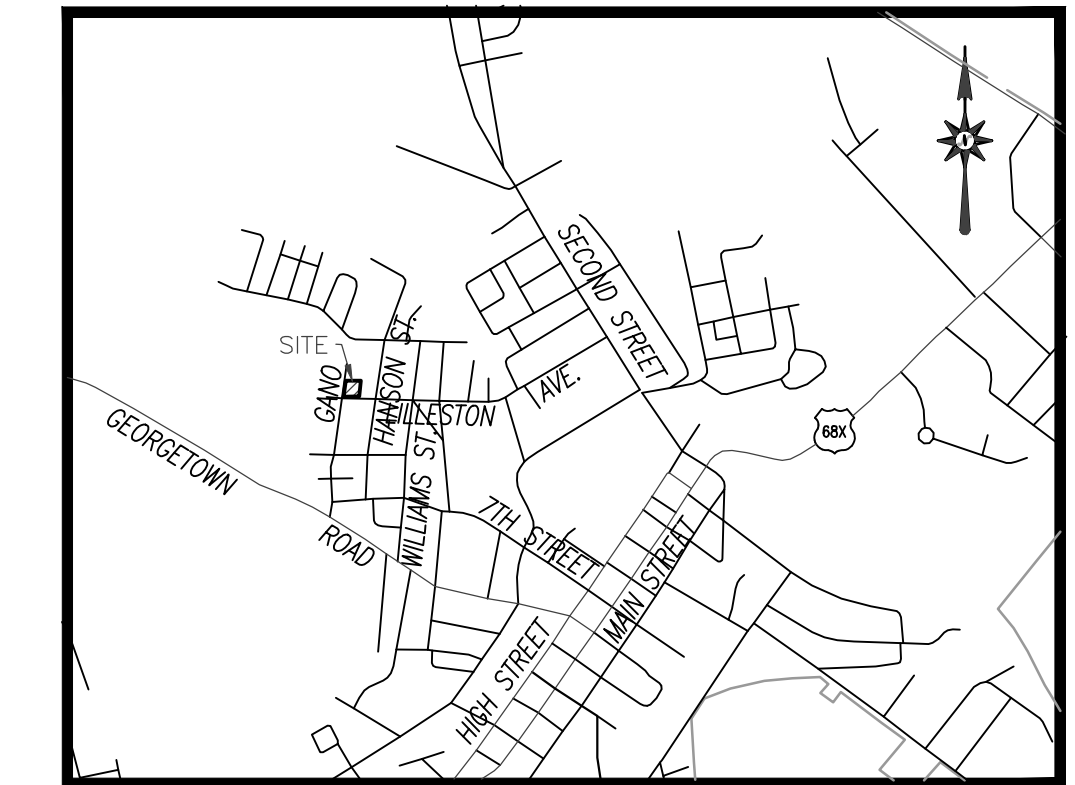
THIS IS NOT A SURVEY. PROPERTY LINES ARE SHOWN AS APPROXIMATE. REFER TO RECORDED PLATS AND/OR DEEDS, PERFORMED BY OTHERS, FOR PRECISE PROPERTY BOUNDARY LOCATIONS.

REFER TO ARCHITECTURAL DRAWINGS FOR PRECISE DETAILS REGARDING THE BUILDING.

**PURPOSE STATEMENT:**  
The purpose of this plan is to create a plan for the property which entails a Church and will also consist of drive lanes, parking lot areas, utilities, and storm water control.

PROPOSED LANDSCAPING LEGEND

- MEDIUM SIZED TREE PERIMETER OR INTERIOR
- SMALL SIZED SHRUB



VICINITY MAP

N.T.S.

COMMISSION CERTIFICATION

I do hereby certify that this Development Plan was approved by the Bourbon County Joint Planning Commission.

CHAIR'S SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

COMPLIANCE CERTIFICATION FOR PRIVATE DEVELOPMENT

I hereby certify that I am the owner(s) of the property shown hereon and described hereon and that I hereby adopt this Development Plan with my free consent. I hereby certify that the Development Plan known as Main Street Warehouses has been prepared in accordance with the City of Paris Development Ordinance; all technical Manuals and Standard Drawings; all requirements on the Certified Development Plan; all applicable State and Federal Regulations and permits; and that construction will be done in accordance with these development plans. I agree to retain Mary Domigan, PE to provide sufficient oversight during construction to enable her to certify that the construction was done in accordance with these City approved and stamped development plans.

OWNER/DEVELOPER'S SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

OWNER /DEVELOPER'S PRINTED NAME \_\_\_\_\_

CERTIFICATE OF ACCURACY AND ADEQUACY

I hereby certify that the development plan, street, drainage sewerage, and utility construction plans, as approved by the appropriate governmental agencies, for MAIN STREET WAREHOUSES located on Main Street are adequate to meet the requirements for the city of Paris.

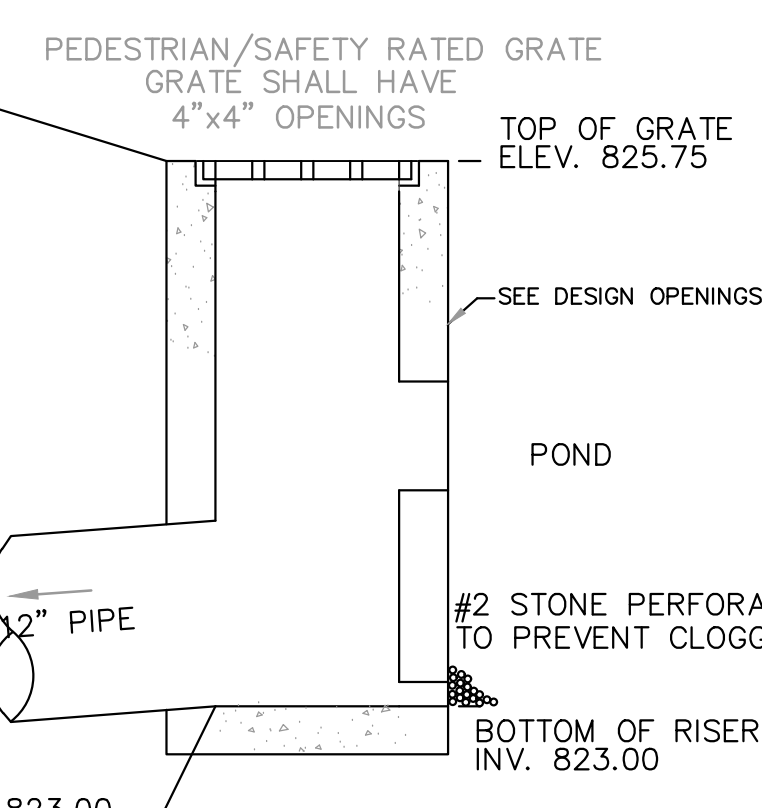
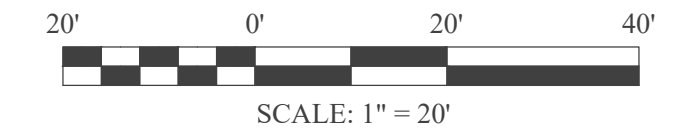
I also certify that as a Kentucky Licensed Engineer I will provide sufficient oversight, reporting, and documentation during construction to enable us to certify that the construction was done in accordance with the approved Development Plans, State and Federal Regulations so long as we are under contract with the Owner/Developer for such services.

DESIGN PROFESSIONAL ENGINEER \_\_\_\_\_ DATE \_\_\_\_\_

DESIGN PROFESSIONAL'S FIRM \_\_\_\_\_

LEGEND

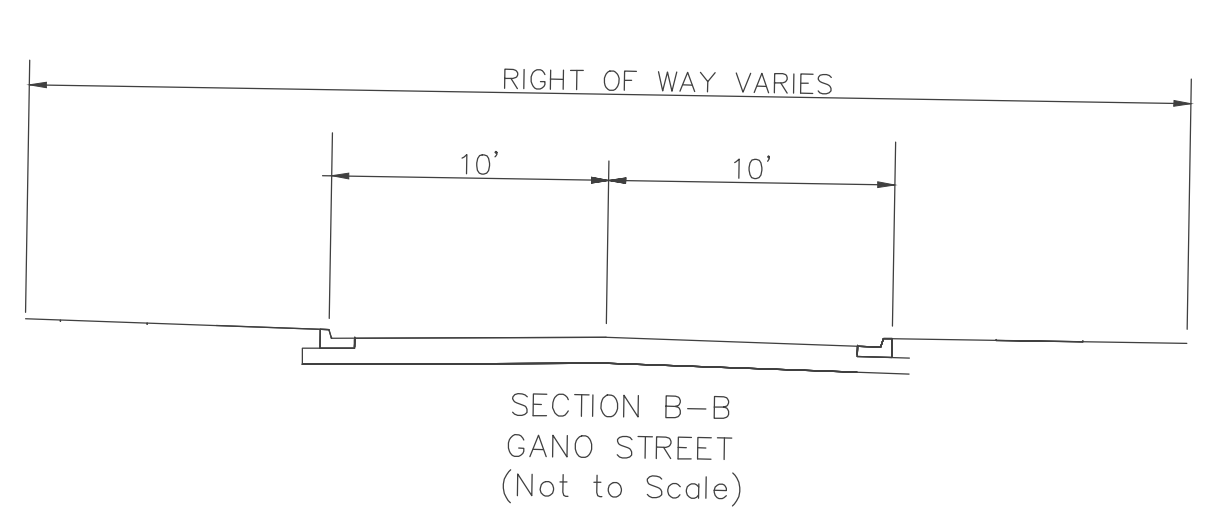
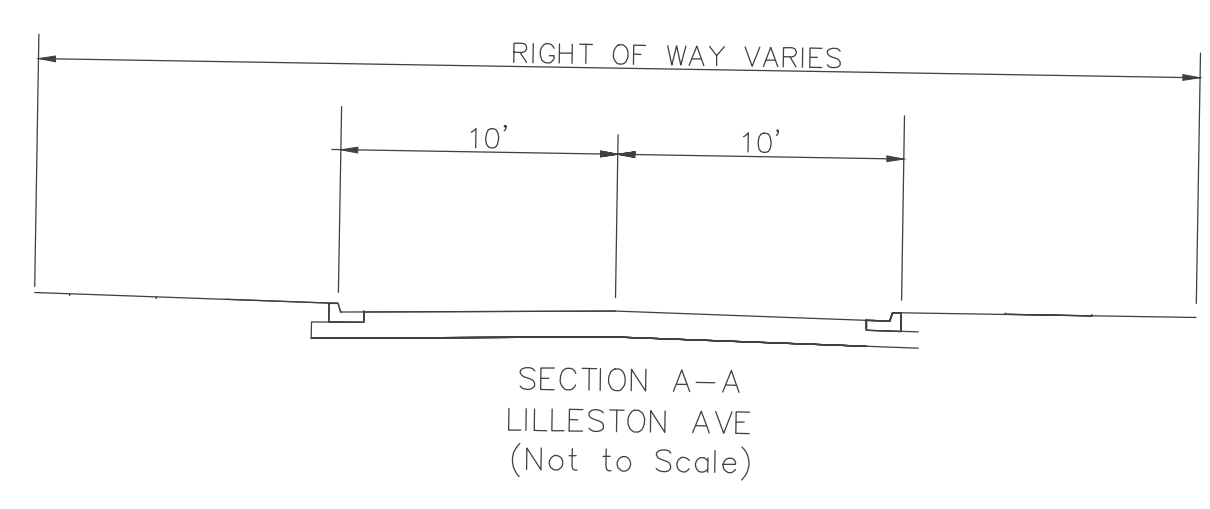
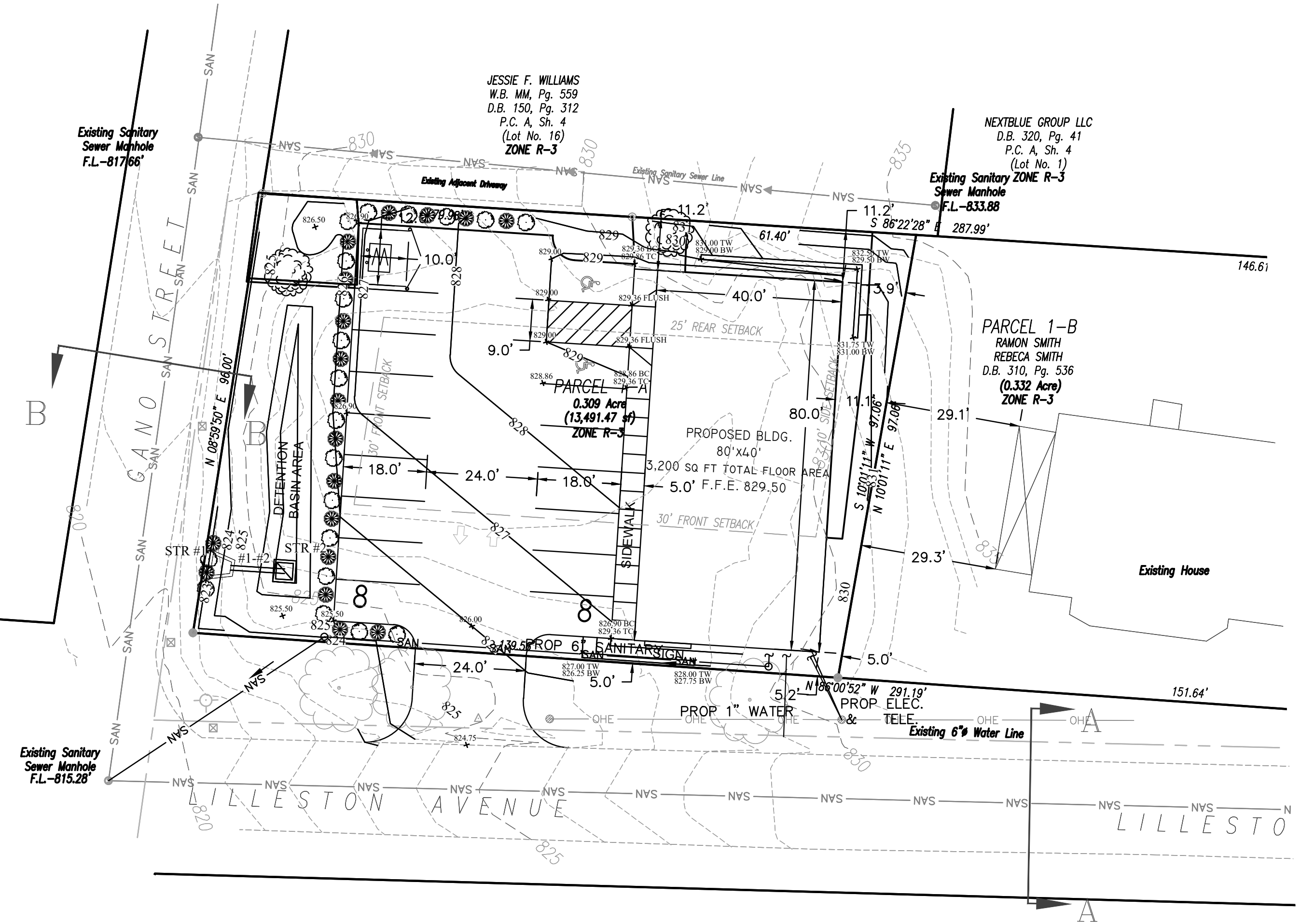
- EXISTING SANITARY MANHOLE
- EXISTING WATER VALVE
- EXISTING FIRE HYDRANT
- EXISTING ELECTRIC METER
- EXISTING UNDERGROUND WATER LINE
- EXISTING WATER METER
- EXISTING WATER VALVE
- EXISTING UNDERGROUND GAS LINE
- EXISTING OVERHEAD ELECTRIC LINE
- PROPERTY LINE
- EXISTING OVERHEAD UTILITY POLE
- EXISTING LIGHT POLE
- EXISTING FENCE
- PROPOSED FENCE
- EXISTING 1' CONTOUR LINE
- EXISTING 5' CONTOUR LINE
- PROPOSED 1' CONTOUR LINE
- PROPOSED 5' CONTOUR LINE
- PROPOSED 1" WATER SERVICE LINE
- PROPOSED 6" SEWER SERVICE LINE



STR #2 DETAIL

N.T.S.

NOTE: STR #2 SERVES AS OUTLET CONTROL FOR THE SURFACE DETENTION BASIN.



GENERAL NOTES:

- THE PURPOSE OF THIS DEVELOPMENT PLAN IS TO SHOW PROPOSED ADDITIONAL BUILDING.
- THIS PROPERTY HAS BEEN FOUND TO BE OUTSIDE OF THE 500 YEAR FLOODPLAIN ACCORDING TO FLOOD INSURANCE RATE MAP COMMUNITY PANEL NUMBER 21017C0134C - EFFECTIVE DATE JANUARY 6, 2011.
- SOURCE OF TITLE: DEED BOOK 320 PAGE 193 AND DEED BOOK 320 PAGE 196.
- PROPER SOIL EROSION CONTROL MEASURES MUST BE IN PLACE DURING ALL PHASES OF CONSTRUCTION ACCORDING TO BEST MANAGEMENT PRACTICES FOR CONSTRUCTION ACTIVITY GUIDELINES.
- THE CONTRACTOR SHALL HAVE AT ALL TIMES ON-SITE, THE APPROVED CONSTRUCTION DRAWINGS AND JOB SITE INSPECTION LOG WITH ALL OTHER APPLICABLE PERMITS, SPECIFICATIONS, BOOKS, AND MANUALS.
- ALL SURFACE WATER AND BUILDING RUNOFF GENERATED BY THIS DEVELOPMENT SHALL BE DIRECTED TOWARDS CATCH BASINS AND/OR DETENTION AREA. UNLESS CONVEYED BY A PROPOSED APPROVED WATER COURSE, STORM WATER MAY NOT BE DIRECTED TOWARDS OR DISCHARGED ONTO ADJOINING LOTS TO CAUSE STANDING WATER, PROPERTY DAMAGE, OR CREATE AN UNSAFE HEALTH ISSUE.
- NO FIRE HYDRANT SHALL BE OBSTRUCTED IN ANY MANNER SUCH AS FENCES, LANDSCAPING, AND INCORRECT DEPTH INSTALLATION. THE HYDRANTS SHALL BE ABLE TO BE TURNED IN FULL REVOLUTIONS TO ACTIVATE THE STEM ALLOWING WATER TO COME FROM THE OUTLETS.
- THE OWNER/DEVELOPER BY SIGNING THIS DEVELOPMENT PLAN AGREES TO ALLOW ACCESS TO ALL CITY OF PARIS STAFF, OFFICERS, AND INSPECTORS ASSOCIATED WITH THIS PLAN FOR INSPECTION AND ANY ENFORCEMENT NECESSARY AS IT PERTAINS TO THE CITY OF PARIS DEVELOPMENT ORDINANCE AND THE LIKE.
- ALL PAVEMENTS, CURBS, SIDEWALKS, LANDSCAPING, AND OTHER DISTURBED EXISTING FEATURES SHALL BE RESTORED BY THE OWNER/DEVELOPER AND PRIOR TO COMPLETION OF CONSTRUCTION.
- ALL SIDEWALKS SHALL MEET ADA STANDARDS.
- THE CONTRACTOR IS RESPONSIBLE FOR MATCHING EXISTING STREETS, SURROUNDING LANDSCAPE, AND OTHER IMPROVEMENTS WITH A SMOOTH TRANSITION. PAVING CONFORMS SHALL BE MADE WITH A SMOOTHLY TRIMMED BUTT JOINT WITHOUT OVERLAPPING EXISTING PAVEMENT.
- FULL HEIGHT CURBS SHALL BE CONSTRUCTED AT ALL LOCATIONS UNLESS A NEW DRIVEWAY IS CONSTRUCTED AT THE SAME TIME AS THE CURB.
- THE CONTRACTOR SHALL PERFORM ALL WORK ACCORDING TO LOCAL, STATE, AND FEDERAL SAFETY AND HEALTH REGULATIONS. IN PARTICULAR, THE TRENCHING AND OPEN EXCAVATION OPERATIONS SHALL COMPLY WITH ALL CURRENT OSHA REGULATORY REQUIREMENTS.
- THE CONTRACTOR SHALL NOT DUMP ANY DIRT OR OTHER MATERIALS ONTO A PROPERTY BEING OUTSIDE THE BOUNDARY OF THE PERMITTED PROJECT AND WITHIN THE PARIS CITY LIMITS WITHOUT A VALID DEVELOPMENT/GRADING PLAN. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE FOR THE REMOVAL OF ANY DISCARDED DIRT OR OTHER MATERIALS TO AN APPROVED LOCATION AT THE CONTRACTOR'S EXPENSE.
- LANDSCAPING TO BE INSTALLED IN ACCORDANCE WITH THE CITY OF PARIS ZONING ORDINANCE.
- BUSINESS SIGN TO BE INSTALLED ON BUILDING AT BUILDING SIDE FACING LILLESTON AVENUE.

UTILITY APPROVAL SIGNATURES

APPROVAL BY CITY OF PARIS COMBINED UTILITIES \_\_\_\_\_ DATE \_\_\_\_\_

APPROVAL BY CITY OF PARIS STORMWATER \_\_\_\_\_ DATE \_\_\_\_\_

APPROVAL BY KU ELECTRIC CO. \_\_\_\_\_ DATE \_\_\_\_\_

CITY OF PARIS FIRE DEPARTMENT CERTIFICATION

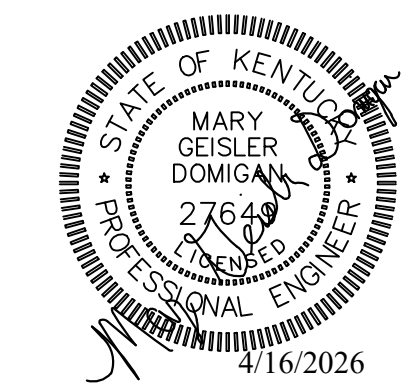
This is to certify that the project depicted hereon is located in the area of responsibility of the City of Paris Fire Department and that the proposed fire hydrants, spacing, and accessibility meet the requirements of this department.

CITY OF PARIS FIRE CHIEF \_\_\_\_\_ DATE \_\_\_\_\_

UTILITY SERVICE PROVIDERS  
KENTUCKY UTILITIES  
1445 S MAIN ST  
PARIS, KY 40361  
(859) 589-1444

TELEPHONE - AT&T  
231 LETTON DR UNIT B  
PARIS, KY 40361  
(859) 988-1910

CITY OF PARIS COMBINED UTILITIES  
SEWER/WATER/ELECTRIC  
525 HIGH STREET #108  
PARIS, KY 40361  
(859) 987-2210



**GEISLER DOMIGAN ENGINEERS**  
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2297 SHANNON ROAD  
PARIS, KENTUCKY 40361  
(859) 494-4540

CASA DE ORACION: EL CRISTO DE NAZARET  
GEORGETOWN ROAD  
PARIS, KENTUCKY, BOURBON CO.  
PRELIMINARY DEVELOPMENT PLAN

SCALE: 1" = 20'
DATE: MARCH 2026
JOB NO.: 26-0101
DESIGNED: MGD
DRAWN: MGD
CHECKED: MGD
QC:

OWNER APPROVAL:

BY: \_\_\_\_\_

TITLE: \_\_\_\_\_

REVISIONS:

NO. DATE:

DRAWING:  
**PDP**  
OF