

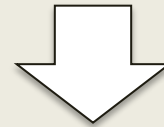
Lexington Senior Center Preliminary Site Evaluation



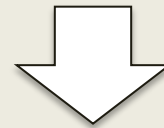
Architectural Programming



Basic Requirements



5 Critical Issues



Preliminary Evaluation

Architectural Program

75 rooms & spaces/46,000 square feet

- Programmed activities
- Services
- Drop-in uses/socialization
- Amenities
- Administration & operations

Wish list for exterior amenities

Parking needs projected at 175-250 spaces

Basic Requirements

- 50,000 square foot area for building patios & covered drop-off
- 99,500 square feet of paved area
- 2,000 square feet for storm water management

3.59 acres of appropriately configured space (1 level)

3.13 acres (2 levels)

5 Critical Issues

1. Ease & safety of vehicular access/egress
2. Space to accommodate architectural program
3. Space to accommodate parking requirements
4. Accessibility
5. Adaptability of existing structures

Springs Inn site

2020 Harrodsburg Rd.

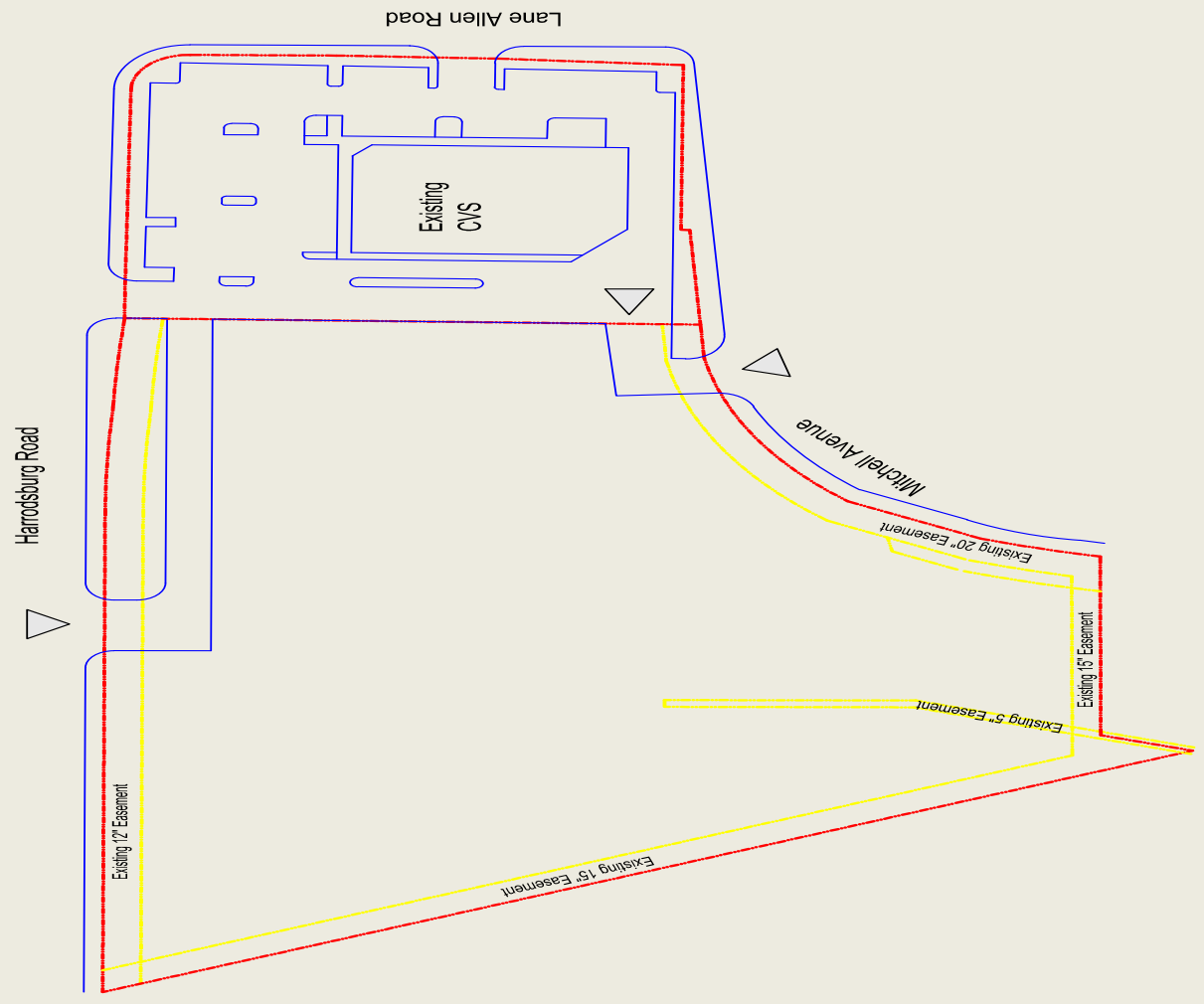
5.11 acres



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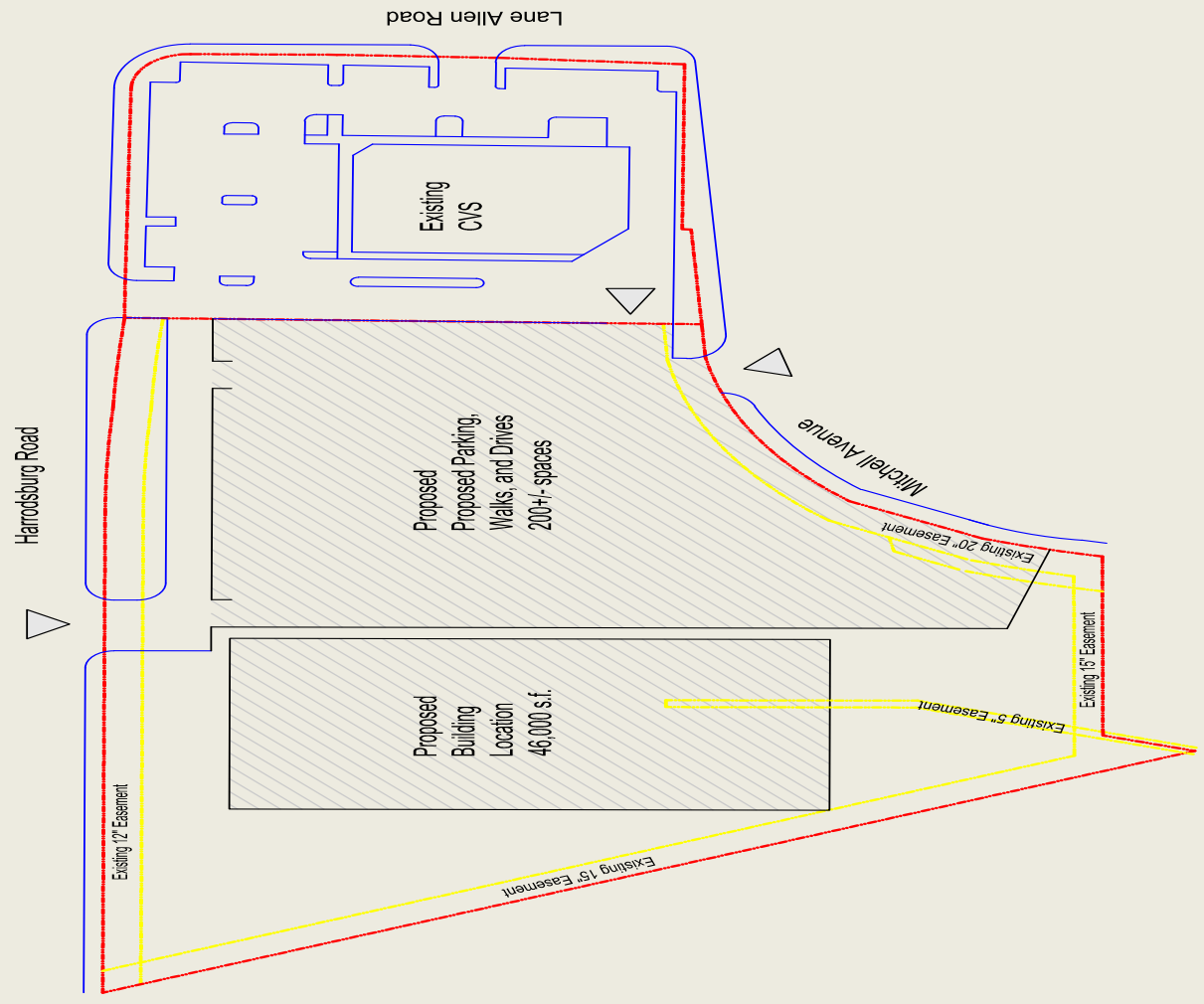
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Kroger

3199 Beaumont Centre Circle

10.29 acres

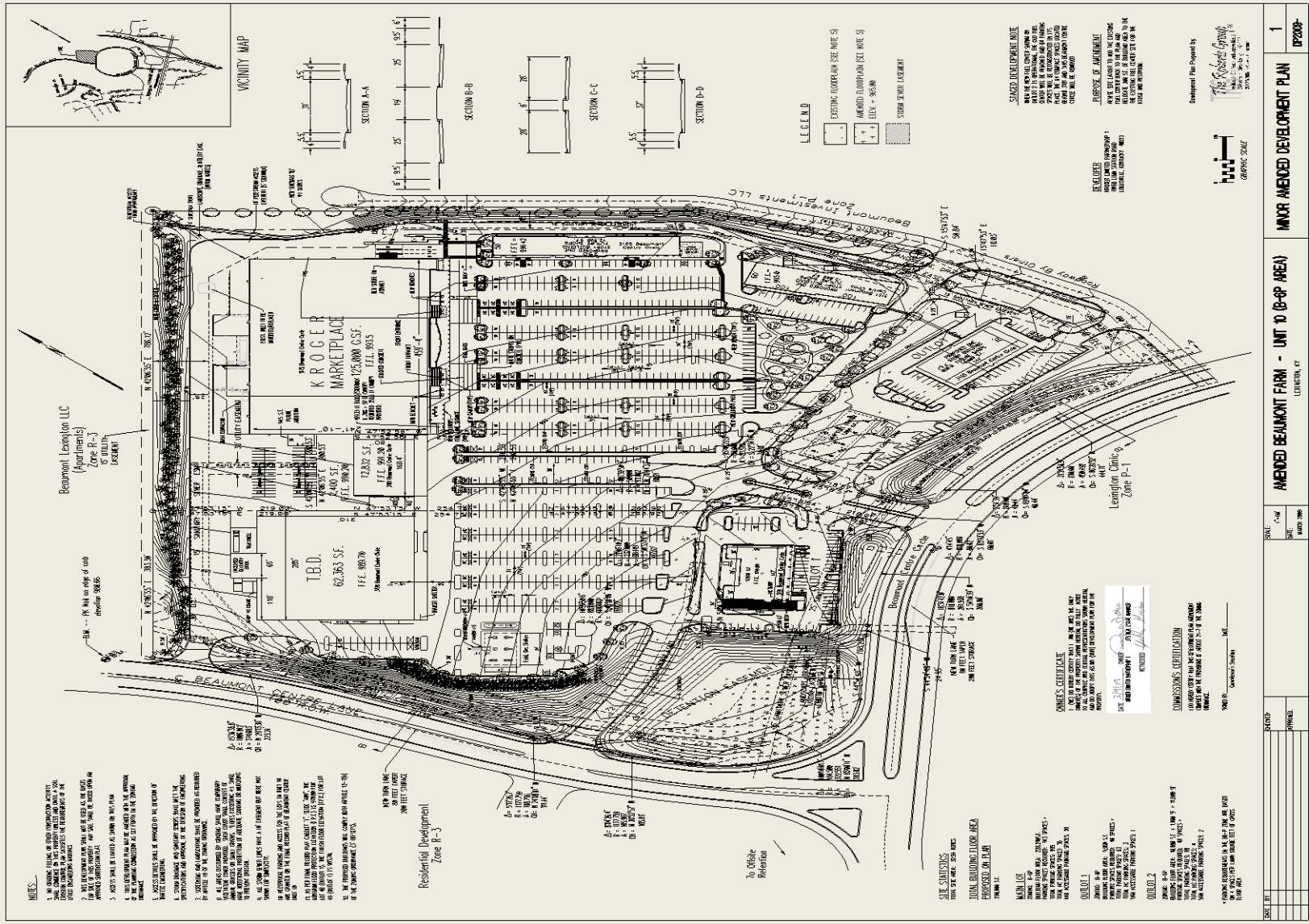
66,361 square feet



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NOTES:

1. THIS PLAN IS FOR THE PROPOSED DEVELOPMENT ONLY. THE OWNER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITIES.
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RESIDENTIAL DEVELOPMENT
Zone R-3

TO OBTAIN REFERENCE

LEGEND

- EXISTING DEVELOPMENT (SEE NOTE 5)
- PROPOSED DEVELOPMENT (SEE NOTE 5)
- EXISTING LOT LINES (SEE NOTE 5)
- PROPOSED LOT LINES (SEE NOTE 5)
- EXISTING STREET LAYOUT
- PROPOSED STREET LAYOUT

SECTION A-A
SECTION B-B
SECTION C-C
SECTION D-D

VELOCITY MAP

SCALE
1" = 100'

DATE
10/15/2024

DRAWN BY
[Name]

CHECKED BY
[Name]

DESIGNED BY
[Name]

APPROVED BY
[Name]

CLIENT
[Name]

PROJECT
[Name]

LOCATION
[Address]

DATE
[Date]

SCALE
1" = 100'

DATE
[Date]

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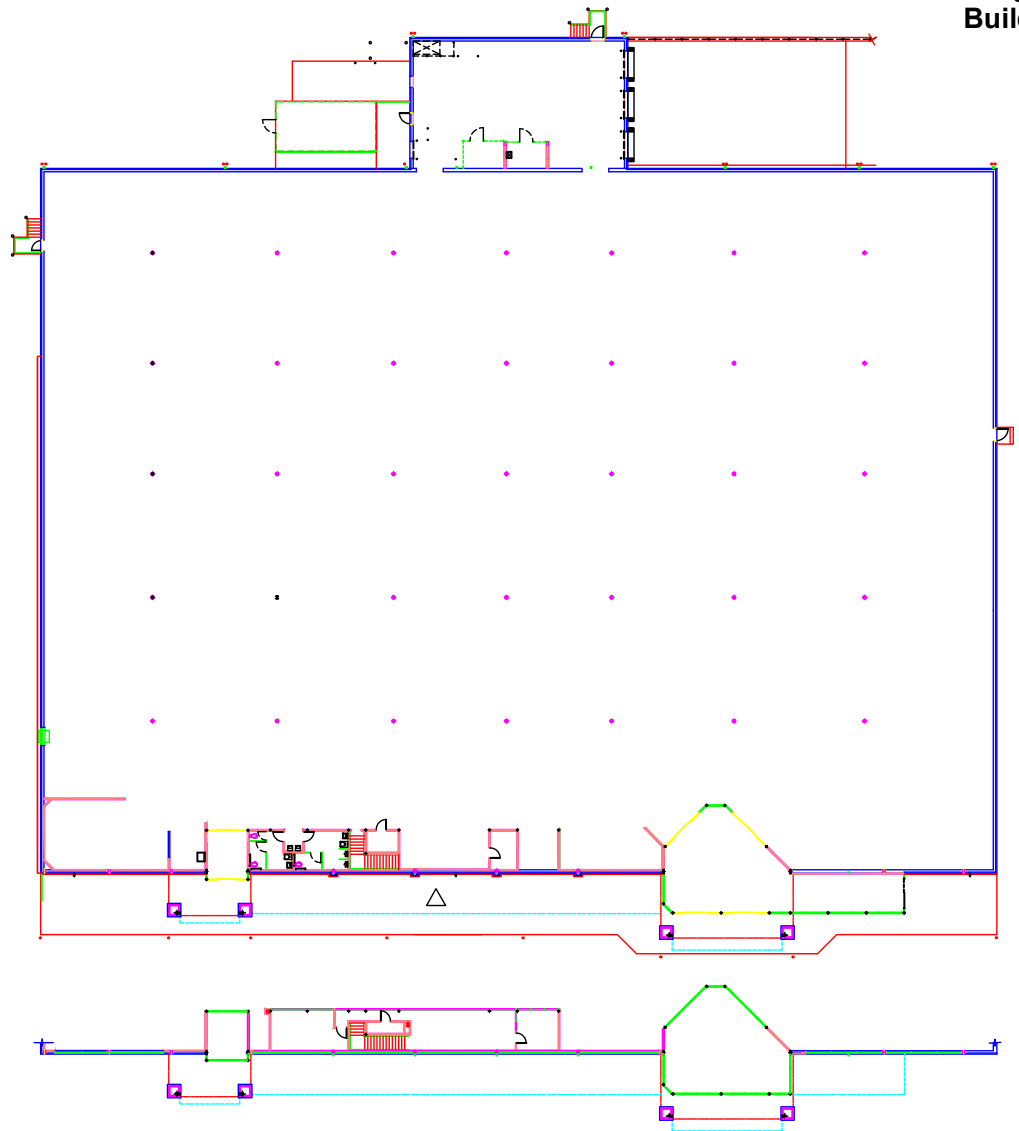


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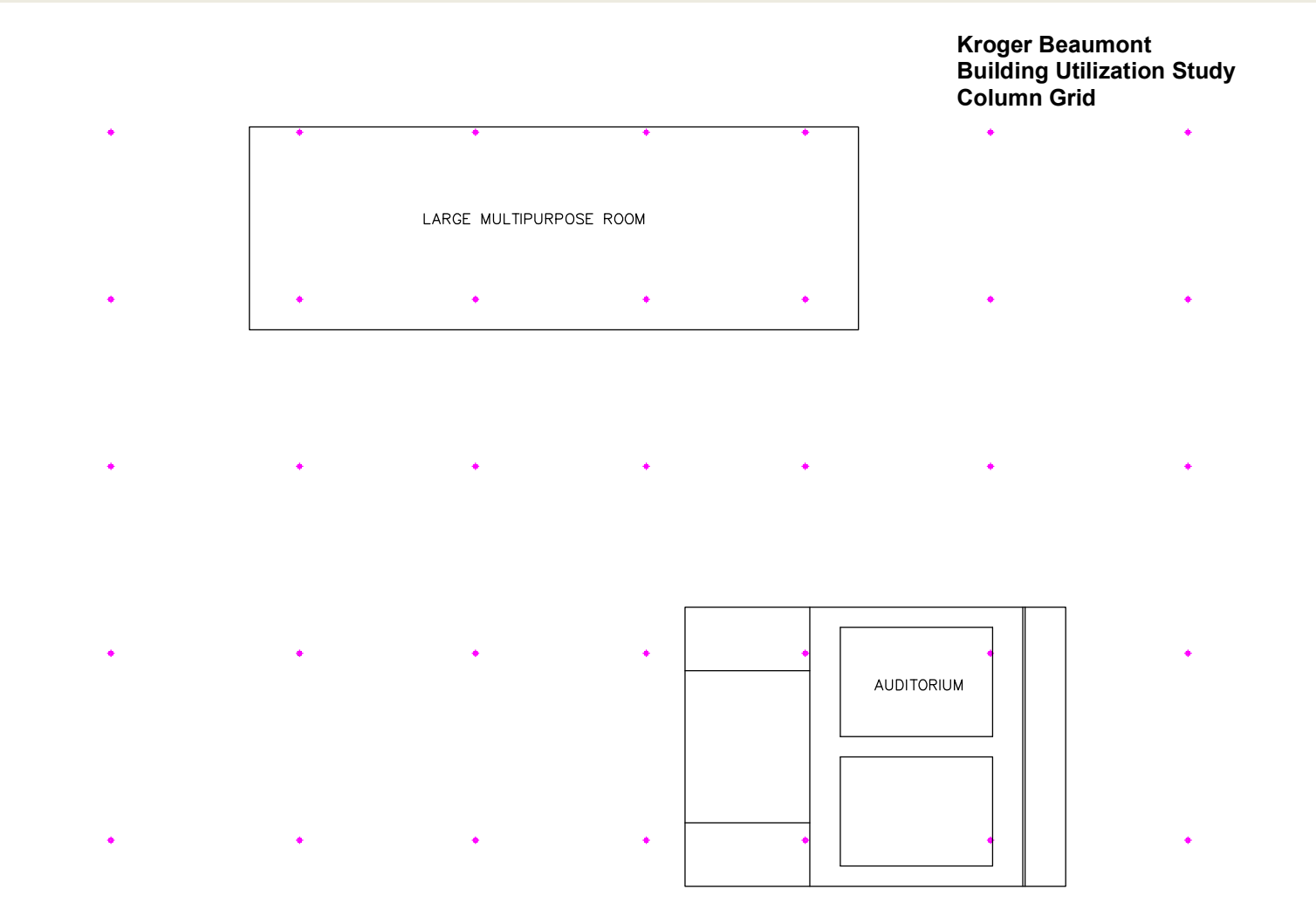
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Kroger Beaumont
Building Utilization Study



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**Kroger Beaumont
Building Utilization Study
Column Grid**



Lexington Senior Center

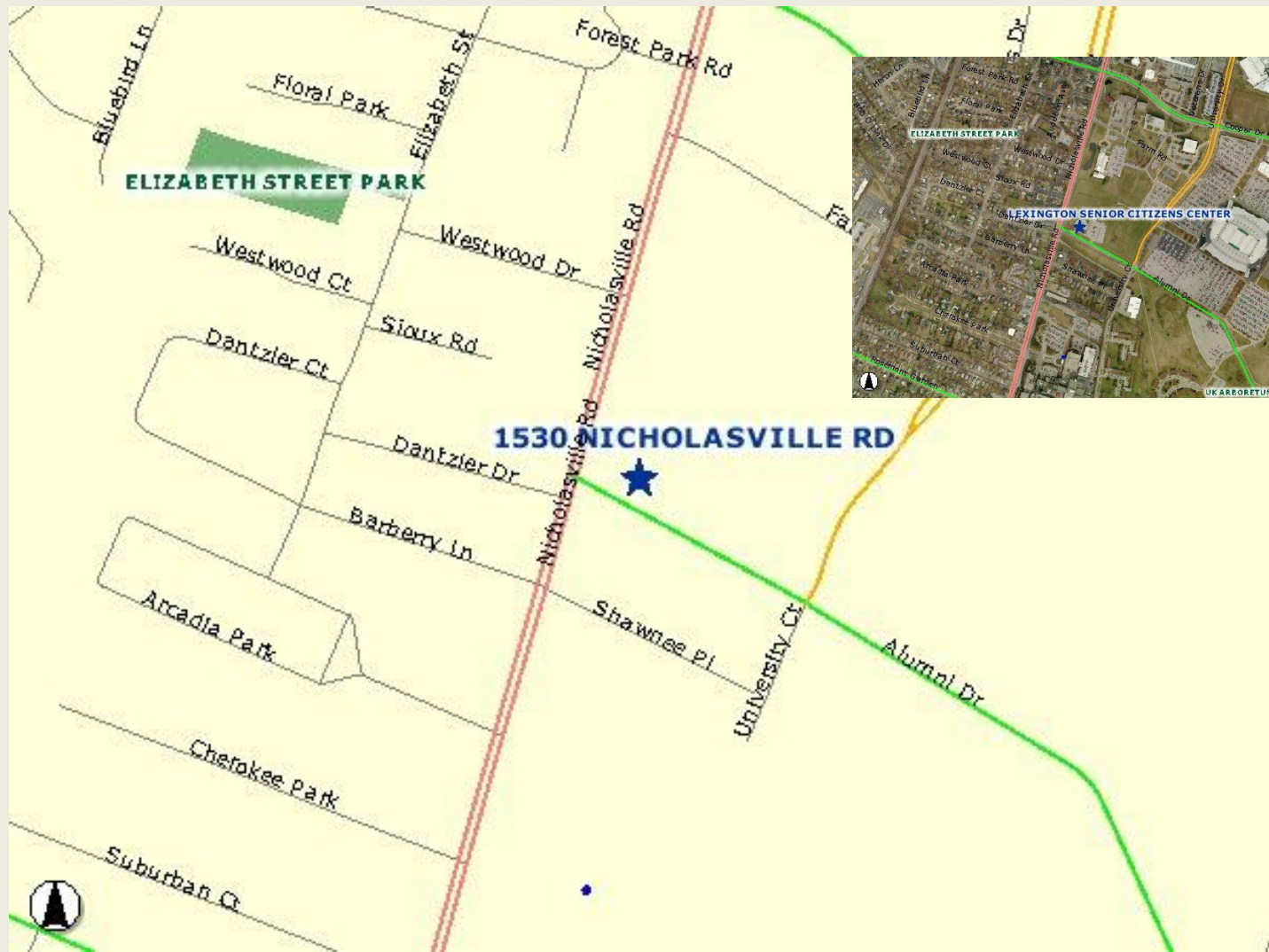
1530 Nicholasville Rd.

2.83 acres

14,960 SF



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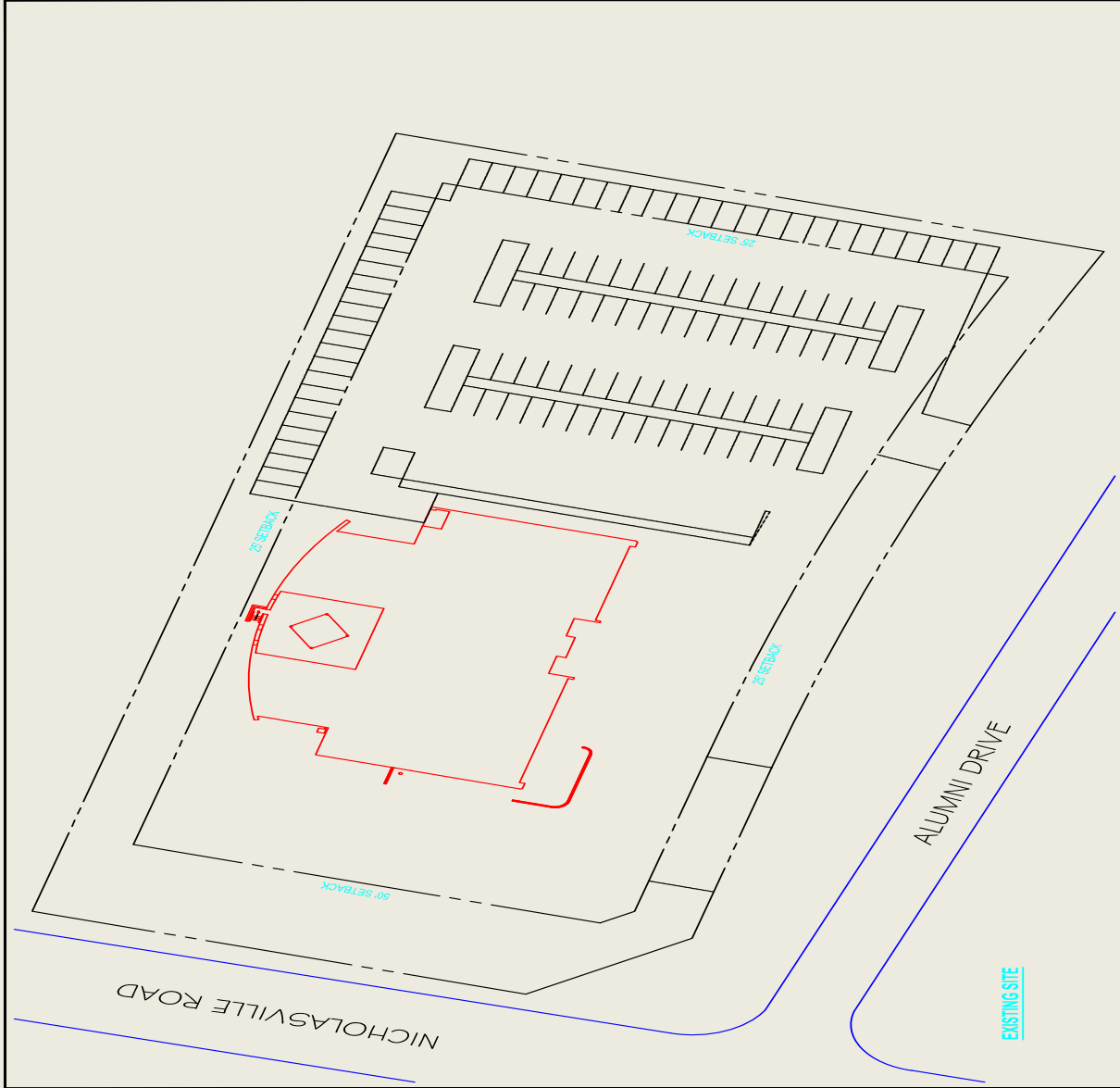
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LEXINGTON SENIOR CENTER
LEXINGTON, KY



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