

ORDINANCE NO. 1994 (1)

AN ORDINANCE RELATING TO THE HOPKINS COUNTY LAND USE PLAN


The Hopkins County Fiscal Court has determined upon the recommendation of the Hopkins County Joint Planning Commission that the update to the Comprehensive Land Use Plan prepared by the Hopkins County Joint Planning Commission, a copy of which is attached hereto, should be approved.

NOW THEREFORE, BE IT ORDAINED by the County of Hopkins, Commonwealth of Kentucky, as follows:

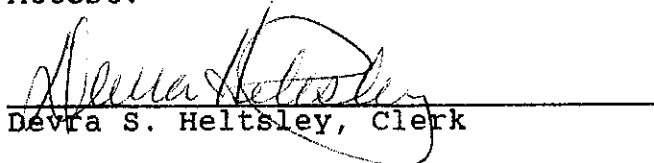
The update provided for the Hopkins County Land Use Plan for Hopkins County by the Hopkins County Joint Planning Commission, a copy of which is attached hereto, shall be adopted by the County of Hopkins as an update to the Hopkins County Land Use Plan.

The plan shall be changed in no other respect or manner.

UPON MOTION BY Pharris, second by Purdy, first reading was held and approved on the 3rd day of February, 1994.


Danny H. Woodward
Hopkins County Judge/Executive

Attest:


Devra S. Heltsley, Clerk

CHAPTER 1

LEGAL REQUIREMENTS AND GOALS AND OBJECTIVES FOR THE COMPREHENSIVE PLAN

INTRODUCTION

This document was compiled as an update to Hopkins County Landuse Plan which was prepared by Shimpler-Corradino Associates in 1981. This update is intended to provide the planning commission and citizens with the most current information and analysis of Madisonville/Hopkins County. This will allow the City and County to remain in compliance with the legal requirements for updating of comprehensive plans, and provide updated information to guide the City and County in future planning decisions as it moves into the 21st century.

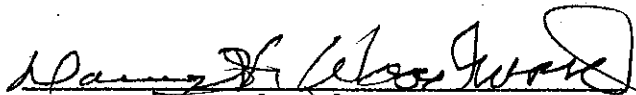
LEGAL REQUIREMENTS FOR A COMPREHENSIVE PLAN

Kentucky Revised Statutes, Chapter 100 (KRS 100) outlines the legal requirements that must be met in preparing and adopting the Comprehensive Plan. These include but are not limited to the following:

A. KRS 100.183 - Comprehensive Plan Required

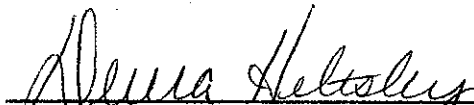
The Planning Commission of each unit shall prepare a Comprehensive Plan, which shall serve as a guide for public and private actions and decisions to assure the development of

On Motion of Martin, and second by Purdy,
second reading held on the 17th day of February, 1994.



Danny H. Woodward
Hopkins County Judge/Executive

Attest:



Devra S. Heltsley, Clerk

resources, and other programs which in the judgment of the planning commission will further serve the purposes of the comprehensive plan.

C. KRS 100.191 - Research Requirements for (the) Comprehensive Plan

All elements of the comprehensive plan shall be based upon but not limited to, the following research, analysis, and projections:

1. An analysis of the general distribution and characteristics of past and present population and a forecast of the extent and character of future population as far into the future as is reasonable to foresee.

2. An economic survey and analysis of the major existing public and private business activities, and a forecast of future economic levels or conditions as far into the future as is reasonable to foresee.

3. Research and analysis as to the nature, extent, adequacy, and the needs of the community for the existing land and building use, transportation, and community facilities in terms of Goals and Objectives.

If the Planning Commission through the City Council/Commission and Fiscal Court are to plan for Madisonville/Hopkins County's growth and develop regulations which will provide for the general health and safety of the population and the highest quality of life following this growth, the following statement of goals and objectives must be an integral part of the plan.

HOPKINS COUNTY COMPREHENSIVE PLAN CITIZENS COMMITTEE

To ensure that the Comprehensive Plan is an accurate barometer of the County and its various communities, a representative citizens committee was appointed to assist the consultants. This committee was involved in the needs assessment, goal formulation, and the review of various drafts of the document.

In the assessment process, committee members were asked to identify the major problems of Hopkins County. Problems identified by more than one committee member

TABLE 1.1

**PROBLEMS IDENTIFIED BY HOPKINS COUNTY
COMPREHENSIVE PLAN REVIEW COMMITTEE**

Problems Identified by More than One Respondent:	Number of Respondents
1. Education System and Need of Expanded Opportunities	12
2. Downtown Parking and Congestion	12
3. Loss of Local Manufacturing Plants and Jobs	11
4. Transportation and Traffic: North-South and East-West Routes	10
5. Slow Economic Growth (Unemployment)	9
6. Recreational Facilities	5
7. Waste Disposal and Recycling	3
8. Inadequate Infrastructure for Attracting New Industry	3
9. Protection of Historic Sites and Buildings	2
10. Need to Retrain Labor Force	2

Problems Identified by Single Respondents:

Need for Elderly Housing	Traffic Control for Hazardous Waste
Need for Improved Public Utility Service	Need for Emergency Warning System
Lack of Apartment Rentals	Improve Labor Management Relations
Loss of Population Base	Combine City and County Governments
Accessible and Affordable Health Care	Inadequate Housing (West End)
Social Unrest Among Young Minorities	Government Regulations
Lack of Downtown Vitality & Commerce	Crime
Need for County-wide Building Code	Improve County Volunteer Fire Depts.
Improve County Ambulance Service	Improve Railway Service
Loss of Tax Base	Lack of Proper Planning
Improve Subdivision Regulations	

GOAL 4: To provide adequate recreational facilities and open space for the citizens of Madisonville/Hopkins County.

- To improve and expand current facilities to the greatest extent possible to meet the community need.
- To acquire and develop additional recreational areas.
- To encourage the preservation of natural open space and water resources.

GOAL 5: To provide the citizens of Madisonville/Hopkins County with adequate public service and community facilities.

- To ensure that all development proposals provide an adequate potable water supply.
- To maintain the water-supply and water-treatment process and expand service as the population growth demands it.
- To require that all major developments hook-up to the public waste- water treatment system.
- To expand and upgrade the waste-water treatment program so that the waste generated by development does not exceed the capacity to treat it.
- To ensure that all developments have adequate police protection.
- To ensure that all developments have adequate fire protection.
- To ensure that all developments will have access to adequate recreational facilities.
- To ensure that all developments will have access to adequate school facilities.

GOAL 6: To encourage the location and development of different land uses in the most appropriate manner.

- To provide sufficient land area to house the various types of land uses needed to meet current as well as future needs.
- To promote planned development so as to insure the best possible utilization of land within the city.

- To consider energy use and conservation in land use regulations such as building codes, subdivision regulations and zoning ordinances.

GOAL 10: To improve the transportation system of Madisonville/Hopkins County.

- To ensure that proposed developments do not create traffic volumes which exceed the current or future capacity of the streets which feed them.
- To ensure that the streets proposed in new developments are designed in a manner which promotes continuity with the existing street system.
- To weigh continuity of the street system against creating unnecessary through traffic. This is especially relevant when the proposed street will connect a low density residential area with a high density residential, commerce or industrial area.
- To preserve the carrying capacity of streets by:

Aligning intersections as close to 90° as possible.

Limiting the grade and curvature of streets to levels which ensure the smooth flow of traffic.

Limiting the distance between new street and major intersections.

Eliminating street intersection jogs.

- To ensure that all new developments include parking designs which provide for an adequate number of parking spaces and insure the safe flow of vehicles and pedestrians into and out of the parking area.
- To ensure that proposed streets allow for the extension into surrounding vacant properties where appropriate. New developments should not landlock adjacent properties.
- To promote the creation of streets which will help relieve streets and intersections which are currently over-loaded, or which have severe design problems.