

- L. Sheehan, Chair**
- S. Lynch, Vice-Chair*
- D. Wu
- J. Brown
- C. Ellinger
- E. Curtis
- D. Seigny
- W. Baxter
- J. Reynolds
- H. Boone



General Government & Planning (GGP) Committee

Tuesday, January 20, 2026

1:00 P.M.

AGENDA

I. Approval of December 2, 2025 Committee Summary	[Sheehan]	(p. 1 – 3)
II. Downtown Area Master Plan	[Brown/Sewe]	(p. 4 – 24)
III. Rural Settlement Study	[Lynch/Duncan]	(p. 25 – 35)
IV. Annual Review of Committee Items	[Sheehan]	(p. 36 – 39)

2026 Meeting Schedule

January 20	July 1 (<i>Wednesday</i>)
February 10	September 8
March 10	October 6
April 28	November 10
June 2	

General government and planning committee, to which shall be referred matters relating to the department of general services and its divisions, the division of planning, the department of law, any matter relating to the general administration of government and the divisions under the chief administrative officer, any related partner agencies, and any other matters relating to capital improvement projects. - Rules & Procedures of the Lexington-Fayette Urban County Council, [Section 4.102](#)



General Government & Planning (GGP) Committee

December 2, 2025

Summary and Motions

Committee members Liz Sheehan (Chair), Shayla Lynch, J.D. (Vice Chair), Dan Wu, James Brown, Chuck Ellinger II, Hannah LeGris, Emma Curtis, Whitney Elliott Baxter, Dave Sevigny, and Jennifer Reynolds were present. Council members Tyler Morton, Lisa Higgins-Hord, Joseph Hale, Amy Beasley, and Hil Boone were present as non-voting members.

The meeting was called to order at 1:00 p.m. by Chair Sheehan.

I. APPROVAL OF SEPTEMBER 9, 2025 COMMITTEE SUMMARY (Sheehan)

A motion by Ellinger to approve the September 9, 2025, Committee Summary, seconded by Brown, passed without dissent.

II. APPROVAL OF SEPTEMBER 16, 2025 SPECIAL COMMITTEE SUMMARY (Sheehan)

A motion by Ellinger to approve the September 16, 2025, Special Committee Summary, seconded by LeGris, passed without dissent.

III. PURCHASE OF DEVELOPMENT RIGHTS (PDR) REVIEW (Sheehan/Overman)

Sheehan introduced the annual review of the Purchase of Development Rights Program (PDR) presented by Beth Overman, PDR Director. Housed in the Department of Planning and Preservation, the program is governed by the Rural Land Management Board (RLMB), which includes 13 voting members, three non-voting members, and an Urban County Council representative.

Overman reported that the RLMB and PDR Program has been designated a Certified Entity by the USDA Natural Resources Conservation Service, allowing conservation easements to close more efficiently by eliminating multiple layers of federal approval. Since receiving this designation, the program has closed 16 farms totaling 1,075 acres, bringing total conserved acreage to 33,333 acres, with four additional farms under contract. The most recent November application cycle yielded 10 new applications, more than double the prior year. Qualifying farms will be included in the federal grant application due December 31.

Overman also reviewed the Small Farm Program (SFP), adopted in January 2025, which serves actively farmed parcels between 10 and 19.99 acres. The inaugural application cycle received 37 applications, of which 14 met eligibility requirements related to active farming, zoning, and mortgage subordination. Two offers have been extended, six appraisals remain pending, and additional appraisal authorizations are expected at the RLMB meeting on December 10, 2025. Applications that do not yet meet requirements will stay in the queue as issues are resolved, and the next application cycle is anticipated in the spring or early summer of 2026.

During the discussion, councilmembers asked whether any SFP applications were in rural hamlets and how the program's funding levels would be determined, given the absence of a federal match. Staff indicated that no applicants were in rural hamlets—many of which contain parcels under 10 acres—and that no funding percentage has been set; allocations will depend on the number of qualified applications. Members also sought clarification on eligibility thresholds and confirmation that small farms count toward the program's 50,000-acre conservation goal; staff confirmed this. Staff explained that disqualifying factors included zoning issues (since modified), lack of active agricultural use, and difficulty obtaining mortgage subordination from lenders unfamiliar with conservation easements. Members noted the need to clarify further how agricultural use is assessed, particularly given its potential impact on future dual-use land considerations, such as solar development.

IV. LEXINGTON'S PRESERVATION & GROWTH MANAGEMENT PROGRAM (LPGMP) (Wu/Baillie)

Wu introduced the second presentation on Lexington's Preservation and Growth Management Program (LPGMP), noting that the program establishes a data-driven, proactive framework to address growth and long-standing community needs while preserving agricultural land. He emphasized that the Comprehensive Plan calls for robust public and stakeholder engagement, which has directly shaped the program. Outreach included educational events, committee previews, public input sessions, surveys, and online forums through Engage Lexington, an in-person public forum, and meetings with a wide range of stakeholders, including planning officials, preservation advocates, builders, business representatives, and former council members involved in earlier growth management efforts.

Hal Baillie, Manager of Long-Range Planning, outlined the implementation timeline. Following Council action, the Planning Commission would incorporate the ordinance as an amendment to the Comprehensive Plan and adopt it by August 1, 2026. The program is intended to move beyond recurring debates over Urban Service Area expansion by codifying long-standing practices into a transparent, research-based, and publicly accessible process grounded in official data sources and current development metrics. It also establishes a clear, orderly review structure involving all decision-making bodies.

Key revisions to the draft ordinance include expanded detail in the Growth Trends Report regarding required data and potential policy recommendations; clarification of the Planning Commission's role in promoting efficient, sustainable, and fiscally responsible growth within the Urban Service Area; a shortened timeframe and clarified procedures for vacant land review, including allowing parcels within the Urban Service Area to be considered for removal; strengthened preservation criteria and added public meeting requirements for land application review; provisions allowing initiation of zone changes for applications ready to proceed and meeting residential needs; and removal of the requirement to identify a specific company for special economic development needs.

During the discussion, members asked how land availability within the Urban Service Area would be evaluated, particularly for surface parking lots and infill sites currently in use. Baillie explained that such questions are addressed through policy analysis in the Growth Trends Report rather than parcel-by-parcel classification, and that sites permitted under the zoning ordinance are not considered vacant. Instead, the report may recommend strategies—such as zoning reforms, transit investments, or funding mechanisms—to encourage more intensive use over time, with implementation decisions resting with the Council. Staff also clarified that the program does not involve contacting all landowners about willingness to infill and that only parcels meeting the ordinance's definition of vacant land are subject to specific review, including potential removal in limited circumstances.

Additional questions addressed incentives for infill, the shortened timeline for vacant land reviews, and the definition of “significant economic impact.” Baillie noted that the ordinance intentionally avoids fixed thresholds, leaving determinations to elected officials and allowing future guidance through Growth Trends Reports. The 250-acre cap on special economic development sites was described as reflecting community concerns about scale and historical precedent, while limiting eligibility to certain industrial zones was intended to prioritize high-job-creation uses. Discussion also touched on neighborhood stability, rural activity centers, and the Planning Commission’s role in zoning actions. Baillie emphasized that the Growth Trends Report will track neighborhood stabilization indicators—such as income, housing, demographic change, and ownership patterns—to inform policy decisions, with staff providing analysis and recommendations and the Council retaining decision-making authority.

The ordinance requires a Growth Trends Report every five years, beginning one year after adoption of the Comprehensive Plan, creating an ongoing mechanism to reassess infill, redevelopment, and stabilization policies.

A motion by Wu to approve the draft ordinance of the preservation and growth management program, as presented at today's committee meeting, to move to the full council, seconded by Lynch, passed without dissent.

Chair Sheehan noted that the committee report will be presented at the Council Work Session, following the next General Government & Planning (GGP) Committee meeting on January 20, 2026.

V. ITEMS REFERRED TO COMMITTEE (Sheehan)

A motion by LeGris to remove Acquire Investor-Owned or Other Properties from the committee, seconded by Reynolds, passed without dissent.

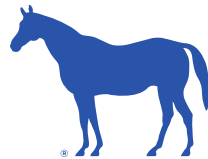
A motion by LeGris to remove the Public Input Subcommittee from committee, seconded by Sevigny, passed without dissent.

The meeting was adjourned at 2:00 p.m. by Chair Sheehan.

RECONNECTING **TO OUR DOWNTOWN**

Lexington's Downtown Area Master Plan

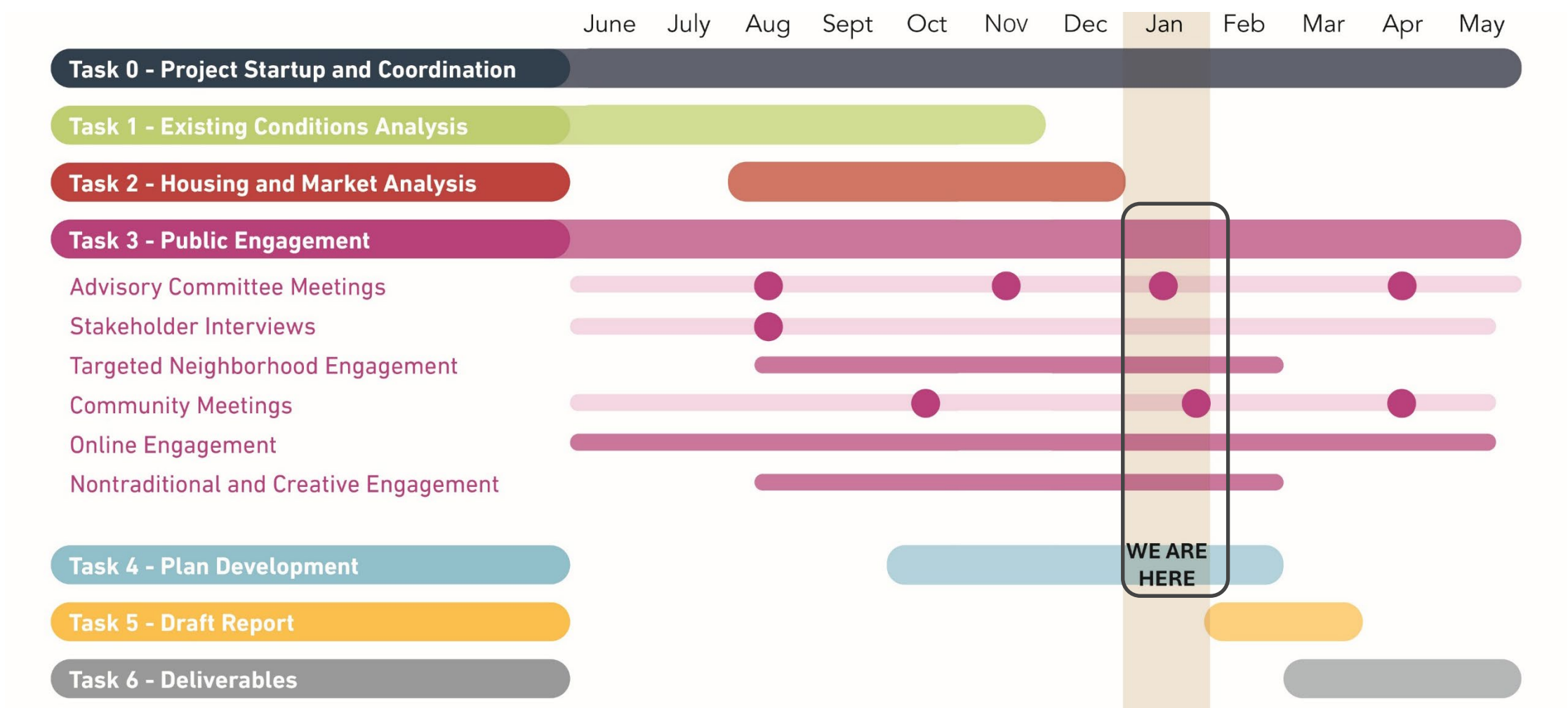
Boyd O. Sewe | LRP - Principal Planner
Council General Government and Planning (GGP) Committee | 01.20.2026



LEXINGTON

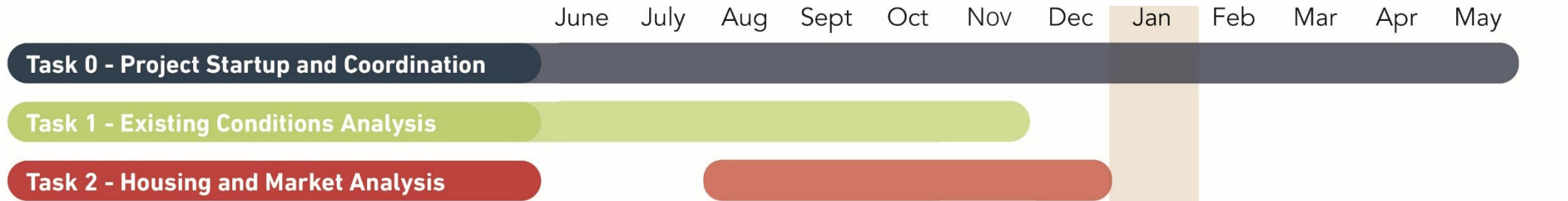
Project Schedule

The Lexington Downtown Area Master Plan’s yearlong process will take place through six (6) task phases.



Housing and Market Analysis

Project Team are developing the draft report



Early plan elements include:

- Housing and Affordability
- Storefront Retail & Dining
- Visitor Experience
- Office Space

Draft details are available online at Downtownlexplan.com



Downtown Dreaming: Interactive Workshop

The planning team hosted the first of three community meetings on October 8. Attended by more than 200 people, this event included various interactive activities addressing downtown opportunities.



200+ Lexington residents, visitors, and students!



Downtown Dreaming: Online Survey

Following the interactive workshop, the planning team hosted an online survey with similar questions and activities as the Downtown Dreaming event.

Lexington Downtown Area Master Plan Survey

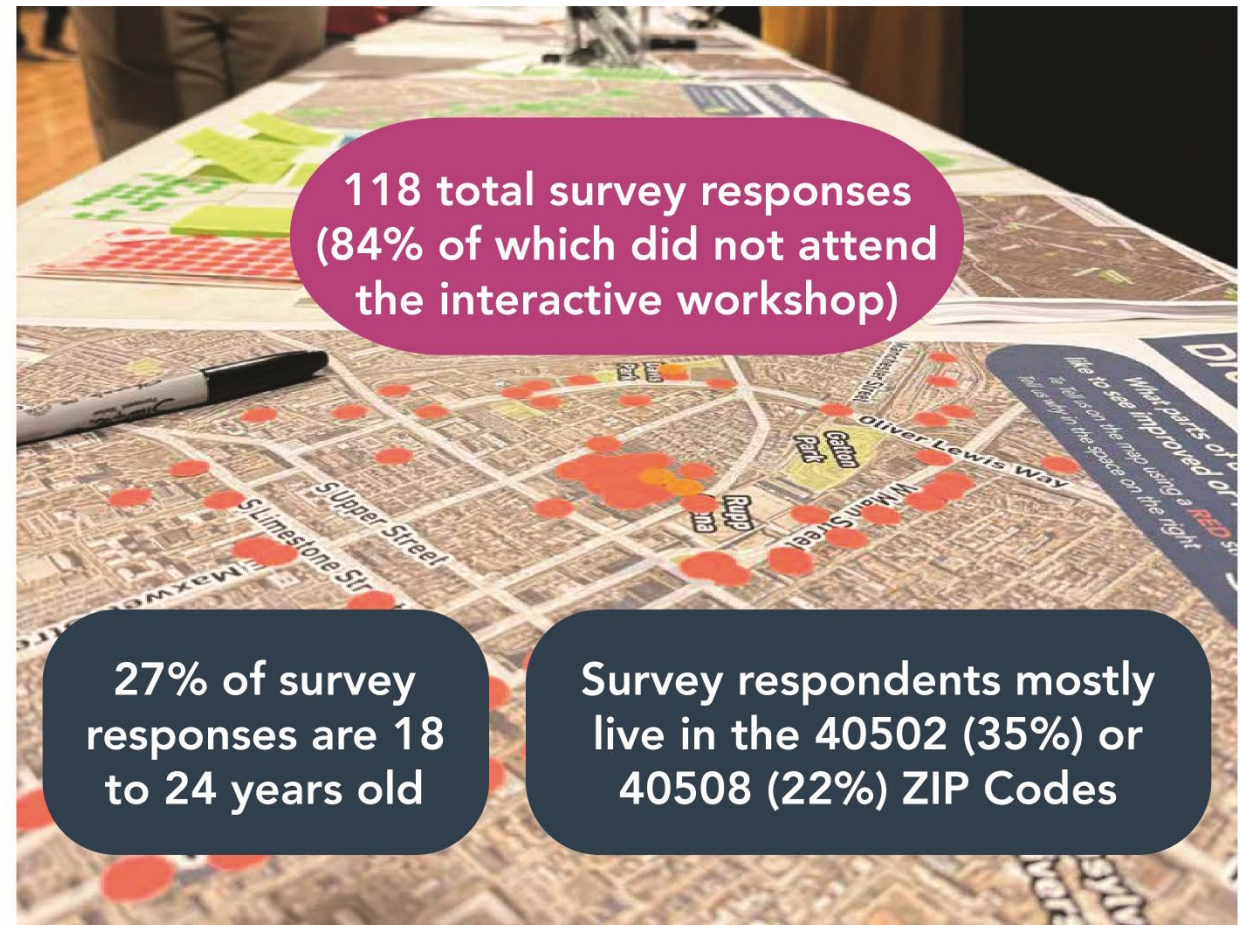
Section 1: Your Connection to Downtown Lexington

2. Tell Us: Where do you Live? [Click on the map](#) below to show us:

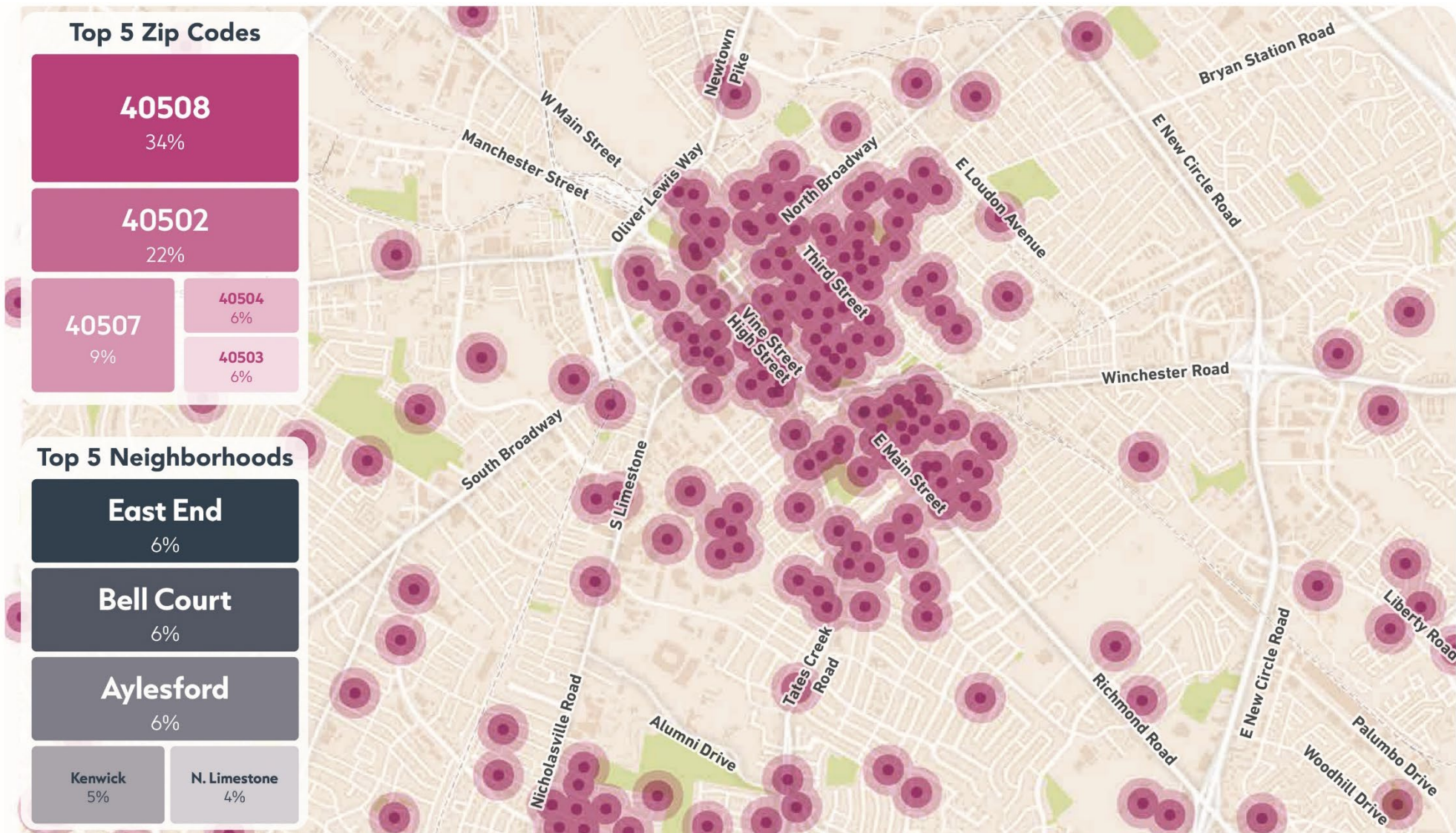


3. Which Lexington neighborhood do you live in?

4. In what zip code is your home located? Enter your 5-digit zip code below.



Meeting and Survey Responses



Housing Opportunities - What types of Housing would you like to see in Downtown?



Affordable Housing



Mixed Use



"Keep the character of Lexington!"



Lofts/ Adaptive Reuse



Missing Middle



"Prioritize vacant lots, abandoned properties, parking lots and expansion of commercial and retail zones"



Townhomes



High Rise Residential



"Greater density/ more multi-family over single family homes"

Top things we heard:

- 01

Support for Diverse and Mixed Housing Types:
Residents favor a variety of housing—particularly mixed-use buildings, lofts/adaptive reuse, and missing middle housing.
- 02

Affordability and Accessibility Matter:
There is strong demand for affordable, accessible, and social housing options.
- 03

Preserve Neighborhood Character and Heritage:
Retaining historic character and the charm of existing neighborhoods.
- 04

Encourage Smaller-Scale, Human-Centered Design:
Preference for smaller, community-oriented developments rather than large, dense high-rises.
- 05

Sustainability and Local Livability:
Participants want green, sustainable housing and development that supports walkability, and long-term livability.

Retail Opportunities - What types of Retail would you like to see in Downtown?



Everyday Needs



Eclectic/ Unique Shops



"Grocery store close to Downtown!!"



Arts and Craft or Galleries



Clothing and Apparel



"Coffee shops, thrift stores, small local spots that can be rented affordably"



Fitness/ Heath oriented



National Brands/ Chains



"Pop-up stores, indoor opportunities for local art, markets (temporary/permanent. Specialty/ unique stores"

Top things we heard:

- 01

Demand for Daily Needs
People want more variety in retail, including grocery stores, bookstores, hardware stores, and specialty shops
- 02

Focus on Local and Independent Businesses
Preference for locally owned businesses rather than large chains, to create a unique experience.
- 03

Accessibility and Walkability are Priorities
Demand for pedestrian-friendly retail areas, reducing parking, and improving accessibility.
- 04

Experiential and Social Spaces
Desire for retail that integrates social and cultural experiences—such as cafes, restaurants, etc

Dining Opportunities - What types of Dining would you like to see in Downtown?



Casual sit down

47%



Food hall or Market

41%

"A market would be amazing!!"



Coffee shops and Cafe

33%



Fine Dining

11%

"Third spaces for youth to hang and diverse options for all cultures and incomes"



Breweries and Distilleries

9%

"Upscale casual, accessible/affordable food hall"



National brands/Chains

6%

Top things we heard:

01

Desire for Diverse Dining Options

There is strong interest in more variety, cultural diversity and unique local eateries.

02

Preference for Casual and Family-Friendly Spaces:

Respondents want casual dining environments, outdoor seating, and places that are welcoming for families and social gatherings.

03

Healthy and Sustainable Choices

There is a desire for healthier food options, farm-to-table concepts, and restaurants that prioritize fresh, locally sourced ingredients.

04

Experiential and Social Dining

Interest for dining experiences beyond just food—spaces that encourage community interaction.

05

Accessibility and Convenience

Affordable pricing, quick-service options, and locations that are easy to access without parking challenges.

Parks and Open Space- What types of Parks and open space would you like to see in Downtown?



Landscape area/ green infrastructure

40%



Pocket Parks

40%



Linear Parks

24%



Events and Programming

23%



Recreational facilities

14%



Gathering area/ Event lawn

11%

"Focus on using natives and green infrastructure as a way to keep downtown cool and shaded in the summer as well as manage stormwater."

"More events and programing and green space where people can sit and stay."

"I would love there to be more bike/running trails closer to downtown."

Top things we heard:

01

Expand Green and Recreational Spaces

More trees, shaded areas, and parks with amenities like seating, trails, and safe pedestrian connections.

02

Create Community-Oriented Spaces

Desire for more public art, cultural events, and interactive activities that bring people together.

03

Improve Accessibility and Safety

Need for better lighting, clear signage, and safe crossings to make open spaces welcoming and secure for all users.

04

Add Amenities and Programming

Add features like seating, art installations, dog parks, playgrounds, skate parks and multipurpose areas that can host events and make downtown vibrant.

05

Connect Open Spaces with Mobility Options

Emphasis on integrating bike paths, walking trails, and transit for better accessibility and connectivity to the broader downtown area.



Downtown Dreaming: Mobility Matters - What We Heard

Top things we heard:

**People First Corridors:**

People want wider, smoother, better-connected sidewalks with greenery, shade, and buffers from traffic and more pedestrian-friendly crossings.

**Auto-Oriented Safeguards:**

There's a strong call for slower speeds, better enforcement, safer intersections, and more protection from aggressive drivers.

**Enhanced Cycling Infrastructure:**

Respondents are asking for fully protected, separated bike lanes and trails that feel safe and usable across the city.

More Connected Downtown:

Many want better links between neighborhoods, trails, and destinations, especially to and from downtown.

**Improved Public Transportation:**

People are asking for more frequent, reliable, and dignified transit service with better stops and broader coverage.

**Rethinking Downtown Parking:**

Concerns center around too much surface parking, inconsistent enforcement, and the need for affordable or consolidated options.



"Too much surface parking, are there laws to keep so many people owning surface parking?"



"Roundabouts will slow traffic a lot, no more racing to make that red light."



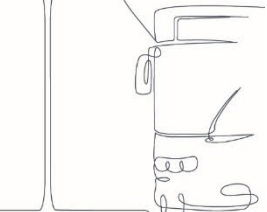
"Less one way more bike lanes heart of downtown micromobility."



"I like walking on Town Branch Commons. The distance from the road is a relief, especially while walking with my kids."



"Shuttles across greater downtown/ Chevy Chase/ Distillery district."





Emerging Themes Shared with the Community



Project Goals

Establishing Project Goals



PROJECT GOALS WILL...

- + Reflect community sentiment and Existing Conditions
- + Guide future recommendations
- + Set the tone for the plan



Project Goals

Eight Project Goals

Are these goals reflective of what we have heard? Are we missing anything?



Keep downtown special, unique, and vibrant.



Build more downtown housing at various price points



Have a dynamic retail, restaurant, and business environment



Work on the downtown visitor experience



Transform downtown streets into people-focused spaces for walking, biking, riding transit, and driving.



Create a connected downtown at the neighborhood, city, and regional scale.



Continue making Downtown green, active, and enjoyable



Support Lexington's unhoused population.



Defining the Downtown Area

One of the key objectives of the plan is to develop a community-supported defined downtown area. This area will be developed by engaging the Lexington Community and will be guided by what we learn from our existing conditions analysis.

Defining the downtown area...



DOES: Guide future decision-making by Council to align with the outcomes from this plan.



DOES: Helps determine what is "downtown" and what is not, with regard to future policy decisions.



DOES: Establish priorities for future public improvements and connectivity enhancements.



DOES: Celebrate areas as part of downtown's story.

Defining the downtown area...



DOES NOT: Change the current zoning for the parcels in the downtown area.



DOES NOT: Change the character, name, or identity of existing neighborhoods.



DOES NOT: Support the displacement of current and longtime residents.



DOES NOT: Mean any immediate changes.



How the Community “Defined Downtown”

**What are the edges of Downtown?
Draw the area for what you consider
“downtown.”**



DO: Consider how streets, intersections, parks, rail lines, or other landmarks help define downtown.



DO: Draw a contiguous area that defines downtown and considers its nearby neighborhoods.



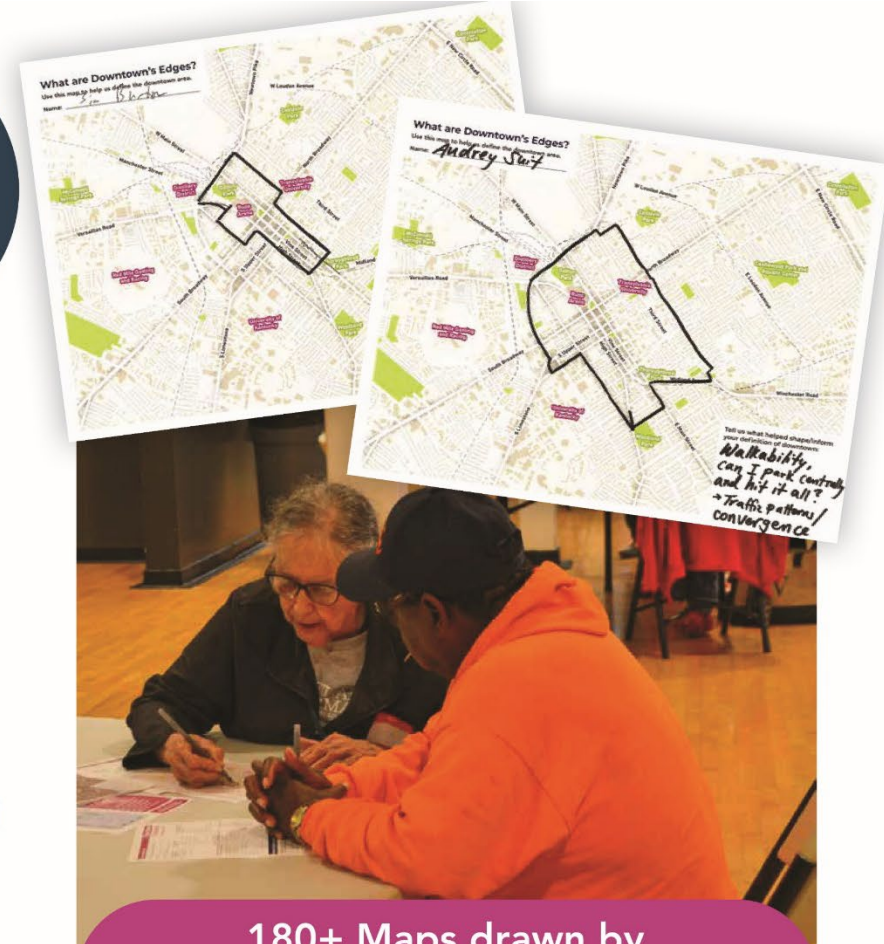
DO: Take your time! Walk around the room and look at the existing conditions exhibits for inspiration.



DO NOT: Draw a circle around downtown. Use actual edges like streets or physical/perceived barriers.



DO NOT: Draw a partial area - please define the entire downtown area.



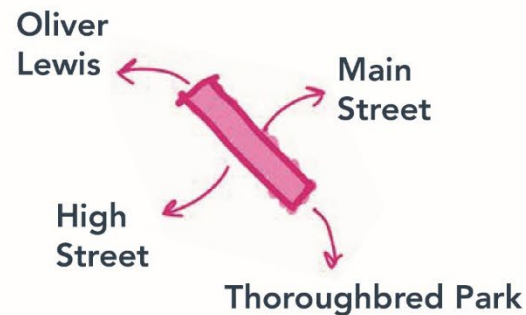
**180+ Maps drawn by
stakeholders, meeting attendees,
and the Advisory Committee**



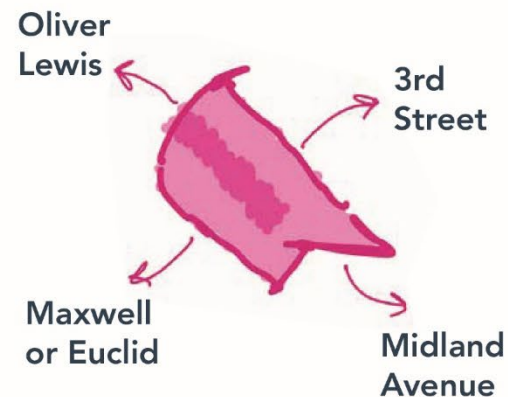
Community Maps: Trends and Observations

In the analysis of the 180 maps drawn, the planning team identified the following common trends:

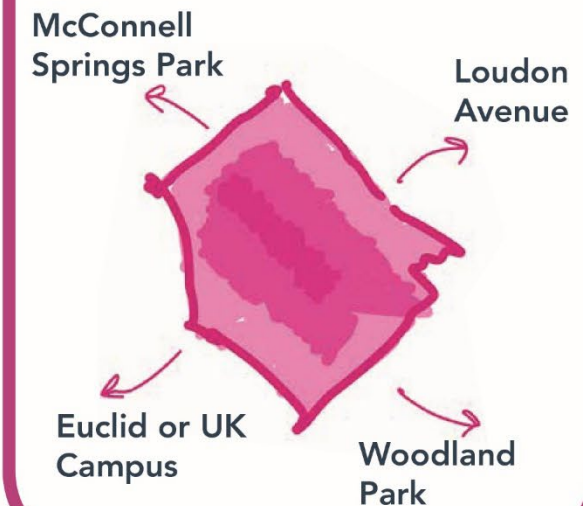
24 maps showing a
Compact CBD

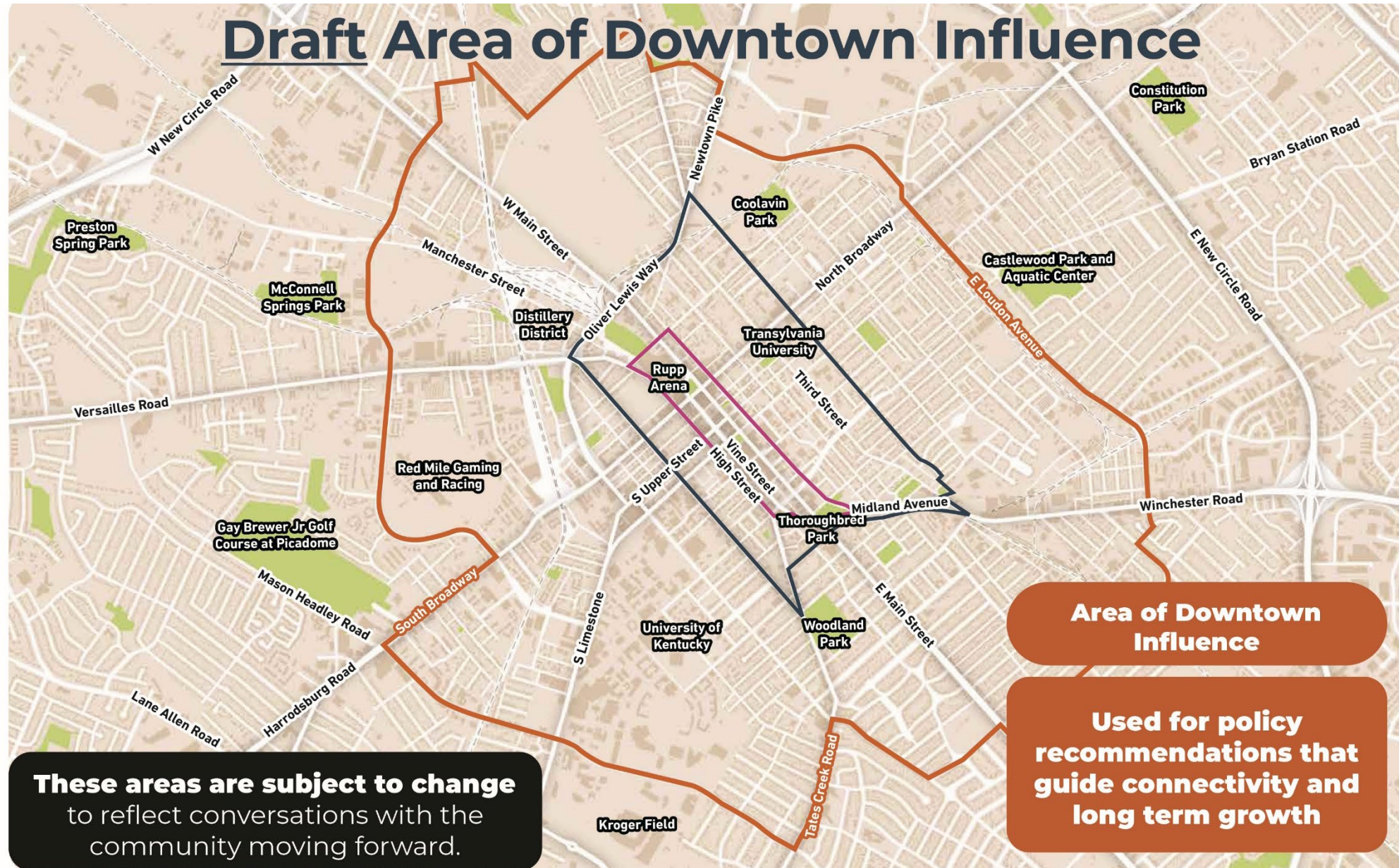


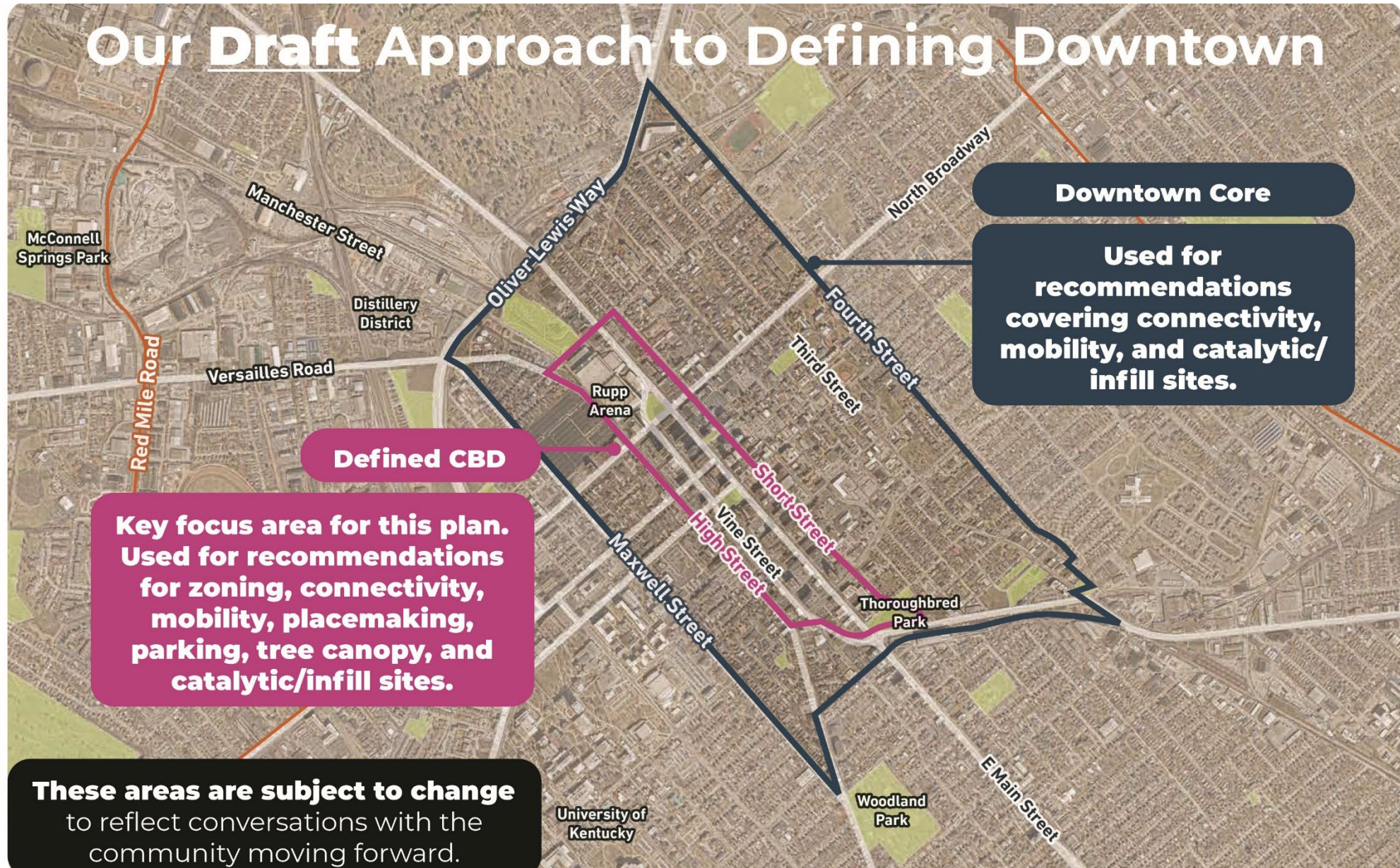
95 maps showing a
Medium-Sized Downtown
(Third Street as common edge)



57 maps showing an
Expansive Downtown
(Loudon Ave as common edge)

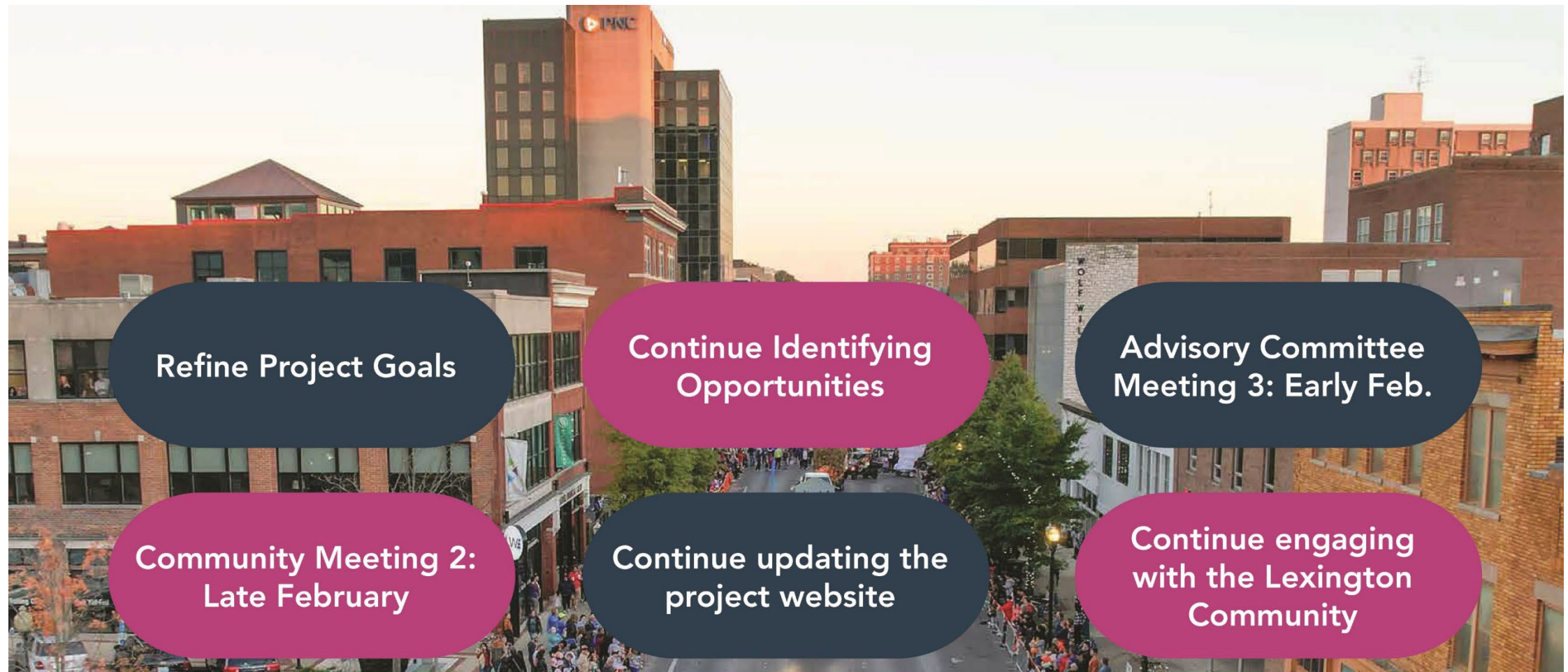






Next Steps: What's Ahead

The Consultant Team continues to refine Project Goals and advancing the selection of opportunities, to be shared with the Lexington Community at a second Community Meeting in February of 2026.



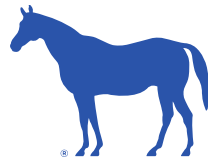
Questions?



LEXINGTON

RURAL SETTLEMENTS IN FAYETTE COUNTY

*Director Jim Duncan, Planning
Council General Government and Planning Committee
January 20, 2026*



LEXINGTON

Rural Settlement Defined

- Rural Settlement is a small residential or business community without urban services and recognized for its historic contributions to Fayette County's rural landscape
- Established largely between 1860 and 1930
- Free Black Settlements—provided accommodations for former slaves and their families to keep the labor force near the farm
- Crossroads Communities & Rural Service Centers—provided services to areas beyond easy access to Lexington
- Rural Subdivisions—provided opportunities for rural development in the early 20th century

Rural Settlements Studied

- 1971: Historic Survey: Rural Settlements in Fayette County
- 1999: Rural Services Area Land Management Plan
- 2006: A Study of Fayette County's Small Rural Settlements
- Referenced in every Comprehensive Plan since 2001
- Included in 2017 update to the Rural Services Area Land Management Plan
- Rekindled in 2023 when the Advisory Committee considered its recommendation for USA expansion

Rural Settlements

- 16 Rural Settlements
 - 10 Free Black Settlements
 - 3 Crossroads Communities
 - 2 Rural Subdivisions
 - 1 Undefined
- 505 acres
- Range of 5 acres to 66 acres
- Average size of 31 acres

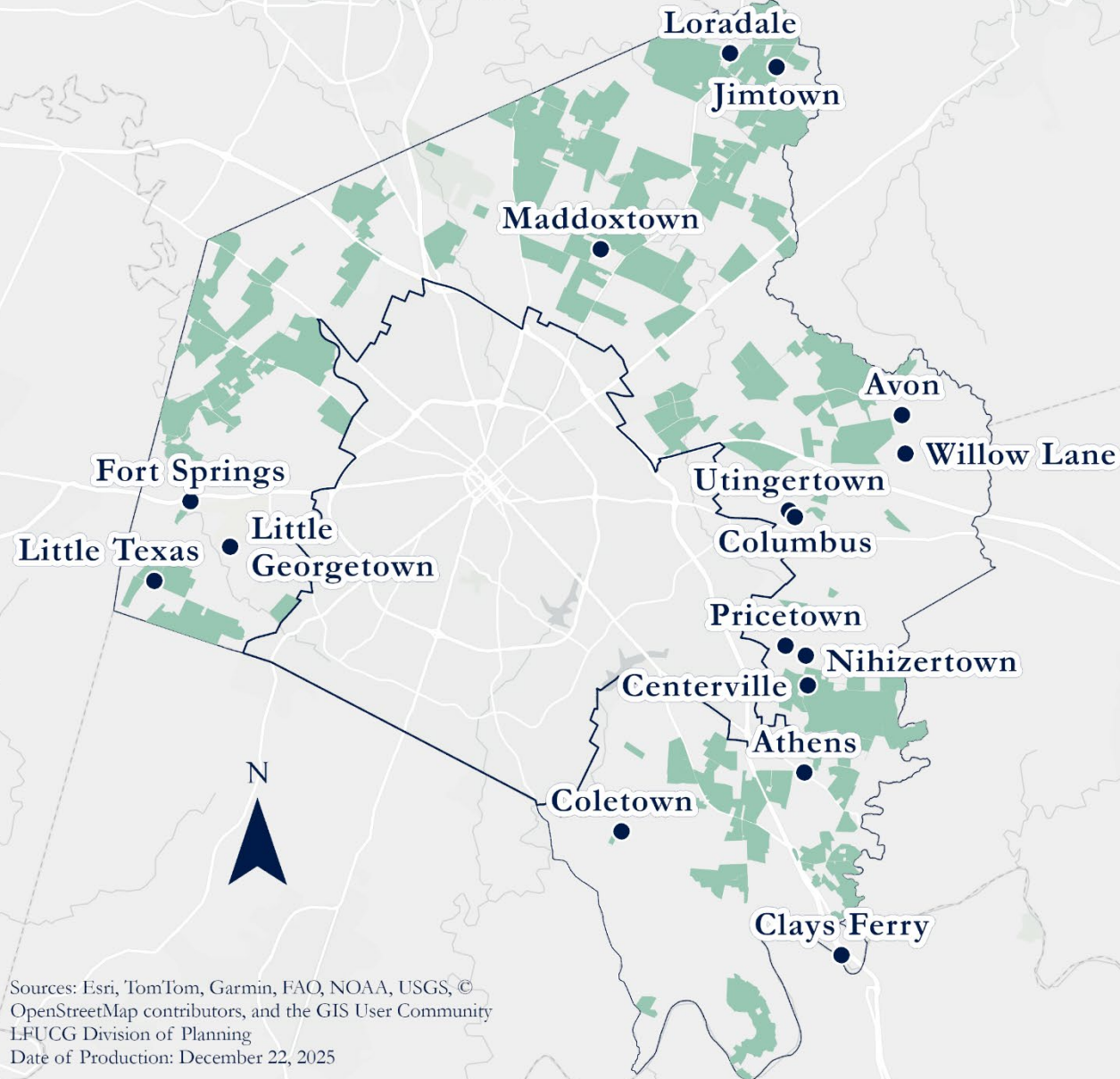
16 Rural Settlements

- Athens
- Avon
- Centerville
- Clays Ferry
- Coletown
- Columbus
- Fort Springs
- Jimtown
- Little Georgetown
- Little Texas
- Loradale
- Maddoxtown
- Nihizertown
- Pricetown
- Uttingertown
- Willa Lane

Rural Settlements in Fayette County

Legend

-  Fayette County
-  Urban Service Area
-  PDR
-  Rural Settlements



Distinctive Features

- Presence of a church building or longstanding congregation
- Presence of a lodge building
- Small lot layouts and subdivisions
- Rural businesses
- Minimal urban services

Protections

- 2006 Study recommended options to recognize and preserve Rural Settlements, including:
 - Historic overlay
 - National Register
 - Neighborhood Design overlay
 - Historic markers
 - Financial assistance to low-income homeowners

Rural Settlement vs Rural Activity Center

- Rural Settlement is a small residential or business community without urban services and recognized for its historic contributions to Fayette County's rural landscape
- Rural Activity Centers are active places of commerce and public access that were established in the modern era
 - Blue Grass Airport
 - Spindletop office park
 - Avon (Bluegrass Station)*
 - ~~Blue Sky Industrial Park**~~

**A small portion of Avon is also a Rural Settlement*

***Blue Sky is now in the USA and being studied for a Small Area Plan*



Rural Settlements formerly in the Rural Service Area

- Cadentown (H-1 Overlay)
- Bracktown (Conditional Zoning with minimum lot sizes)
- Jonestown (No recognition or protections)

Questions?



LEXINGTON

General Government & Planning (GGP) Committee

2026 Annual Status Review of Committee Referrals

A Sense of Place

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0902-24	J. Brown	April 26, 2022	February 4, 2025	Anticipated Summer 2026.

[A Sense of Place](#) has grown tremendously. The Mayor's Administration presents its growth, goals, and more.

Examine Opportunities to Relocate Programming & Initiatives from the Mayor's Office to Other Relevant Divisions within LFUCG

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	L. Sheehan	May 31, 2022	N/A	Not scheduled.

Determining if programs could move out of the mayor's office because they are now beyond a start-up phase and have demonstrated efficacy, so they could get permanent placement within government, but would require a shift in structure and budgeting to move them.

Charter Review

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0675-25	D. Wu	November 1, 2022	July 3, 2025	Anticipated Spring 2026.

The [2021 Redistricting Work Group](#) recommended this item to the committee for a comprehensive review of the [LFUCG Charter](#). Work on this item started in 2023. [CivicLex](#) last presented its plan for a [civic assembly](#).

Boards and Commissions Comprehensive Review

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0234-25	S. Lynch	August 15, 2023	March 4, 2025	This item is now a subcommittee.

Following the August 2023 [Tenants on Boards and Commissions presentation](#), CivicLex conducted a comprehensive review of our boards and commissions, focusing on Council involvement, the appointment process, and equality and representation.

Planning & Development Study: #8 Tighten Certification to Lock in Requirements

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	J. Reynolds	June 27, 2023	N/A	Not scheduled.

This item was referred after the [Work Session](#) presentation of the [Planning & Development Approval Process Study](#).

Planning & Development Study: #10 Establish a Development Liaison Position

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	J. Reynolds	June 27, 2023	N/A	Not scheduled.

This item was referred after the [Work Session](#) presentation of the [Planning & Development Approval Process Study](#).

Regulation of Digital Billboards (ZOTA-24-00008)

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0030-25	W. Baxter	January 14, 2025	March 4, 2025	Not scheduled

The full council voted on January 14, 2025, to remove this item from the docket and place it in committee.

Homelessness Need Assessment RFP

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0168-24	C. Ellinger	October 31, 2023	June 3, 2025	Can be removed from committee.

Following a discussion of fund balance in the fall of 2023, funds were allocated for an RFP to analyze Lexington's homelessness needs. The results were presented to the full council, and a [Task Force on Homelessness](#) was formed.

Continuing Education on Theme A, Pillar III Equity, Policy 1 & 2 of the 2023 Comprehensive Plan

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	D. Wu	January 16, 2024	N/A	Anticipated 2027.

Surrounding the momentum of the [Undesign the Redline](#) campaign, this item will review Lexington's planning history.

Bring Back the Bluegrass

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0903-24	T. Morton	January 16, 2024	September 10, 2024	Anticipated Fall 2026.

Parks & Recreation reviews [program's](#) outcomes, improvements, and plans.

Absentee Landlords

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	E. Curtis	August 20, 2024	N/A	Anticipated Fall 2026.

Solar Energy Systems (ZOTA-24-00003)

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
1048-24	L. Sheehan/D. Seigny	October 24, 2024	July 1, 2025	Anticipated Spring 2026.

The ZOTA language approved by the committee was presented to the full council on August 19, 2025. Upon [passage of the amended language](#) on September 11, 2025, CM Sheehan and Seigny noted that a working group would be formed to further review solar in agricultural zones. Seeing as work continues, this item remains in committee.

Rural Settlement Study

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	S. Lynch	October 29, 2024	N/A	January 2026.

This item will further review the 2007 Rural Settlement Study.

Efficiencies in our Development Processes and Compliance with HB 443

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0047-25	J. Brown	December 3, 2024	May 6, 2025	Anticipated early 2026.

Initiated by Planning to comply with House Bill 443, [PLN-ZOTA-25-00001: Development Plan Compliance Updates](#) amended Articles 1, 6, 9, 11, 12, 15, 16, 18, 21, 23, and 28 to update the Development Plan review process and create objective standards for plan review.

Revitalizing LFUCG Youth Programming

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	T. Morton	January 28, 2025	N/A	Not scheduled.

This item will enable more discussion of Parks' youth programming.

Blue Sky Small Area Plan

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0128-25	H. Boone/J. Hale	February 11, 2025	February 4, 2025	February 2026

Updates on the [Blue Sky Small Area Plan](#) will be presented to the committee.

Neighborhood Voices Project (Anti-Displacement & Vulnerable Neighborhood Preservation)

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	T. Morton	February 4, 2025	N/A	Anticipated Spring 2026.

Establishes a process to identify and preserve the history and culture of communities, aiming to combat gentrification and displacement by ensuring these communities and their heritage are recognized, respected, and protected.

Downtown Area Master Plan

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0228-25	J. Brown	February 11, 2025	March 4, 2025	January 2026

Updates on the [Downtown Master Plan](#) will be presented to the committee.

Review and Analysis of all LFUCG-Operated Community Centers

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	A.Beasley/T. Morton	February 25, 2025	N/A	February 2026

Review and analysis of all LFUCG-operated community centers to identify improvements across areas, including, but not limited to, accessibility, operations, facilities, programming, staffing, and special events.

Review of the Zone Change Public Engagement Process

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	W. Baxter	March 4, 2025	N/A	Not scheduled.

Planning Education Academy

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	D. Wu	March 4, 2025	N/A	Anticipated Fall 2026.

Drive-Through Facilities & Drive-Up Windows (ZOTA-25-00001 Sec. 16-9)

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	W. Baxter	May 13, 2025	N/A	Not scheduled.

Review of the Artificial Intelligence Policy

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	E. Curtis	May 27, 2025	N/A	Anticipated Summer 2026.

Data Centers

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	L. Sheehan	November 18, 2025	N/A	Not scheduled.

This item will work to establish zoning guidelines for data centers.

Affordable Housing Solutions

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
N/A	J. Reynolds/S. Lynch	November 18, 2025	N/A	Anticipated Fall 2026.

This item will explore different ways to expand affordable housing.

Annual/Periodic Items

Purchase of Development Rights (PDR) Review

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0402-24	L. Sheehan	October 24, 2024	December 2, 2025	Anticipated November 2026.

An annual report is required to council by ordinance ([26-6.12](#)). The report includes listings and maps of parcels of land with conservation easements purchased or donated, and a detailed list of all unsuccessful applications to purchase or donate a conservation easement during the preceding calendar year, along with the reasons they were not accepted. The most recent update in December of 2025 included a report on the new [Small Farm Conservation Easement Program](#).

Lexington History Museum

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
1043-24	E. Curtis	March 21, 2017	October 15, 2024	Not scheduled.

This item has allowed for periodic updates on the museum's use of LFUCG-allocated funds. In October 2024, they outlined their new corporate sponsorship and donor recognition programs, detailed a new museum location at the Thomas Hunt Morgan House, and explained plans to consolidate their collections in storage. The launching of the Lexington History Collective, an initiative to connect diverse, inclusive groups that collect, preserve, and exhibit unique aspects of Lexington's history, was also discussed.

Landlord and Tenant Advisory Groups

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
1044-24	S. Lynch	June 11, 2024	October 15, 2024	Anticipated Spring 2026.

Following requests from KY Tenants for more tenant representation on boards and commissions, Commissioner Lanter's office began providing opportunities for both groups to share information and have input on the work of Housing Advocacy & Community Development. This item provides an update on both of those advisory groups.

Short-Term Rentals

File ID:	Current Sponsor:	Referral Date:	Last Presented:	Status:
0864-24	J. Brown	June 11, 2019	March 4, 2025	Anticipated Summer 2026.

Updates on STRs could include, but are not limited to, revenue reports, hotline usage, and software updates.

Subcommittees, Work Groups, & Task Forces

Boards & Commissions (B&C) Subcommittee

File ID:	Co-chairs:	Referral Date:	Last Presented:	Status:
0234-25	S. Lynch/D. Wu	October 24, 2024	July 1, 2025	Anticipated Fall 2026.

This item is a result of the comprehensive review of all boards and commissions, which included an external assessment by CivicLex. CivicLex presented [its results](#) to the council on [March 4, 2025](#), outlining several recommendations for the council's consideration. This [subcommittee](#), led by VM Wu and CM Lynch, will prioritize, evaluate, and implement those recommendations.