

# FORT KNOX

## COMPATIBLE USE PLAN

### *Real Estate Disclosures & Military Installations 23 November 2021*



**Interim Joint Committee  
on Veterans, Military Affairs,  
and Public Protection**



# ECONOMICS – DoD FY2020

**#16**

\$12.6 B SPENT IN  
STATE

**#8**

5.8% OF STATE GDP

**2.1%**

OF TOTAL U.S.  
DEFENSE SPENDING

**\$2,804**

PER RESIDENT

**#13**

\$9.5 B CONTRACT  
SPENDING

**#17**

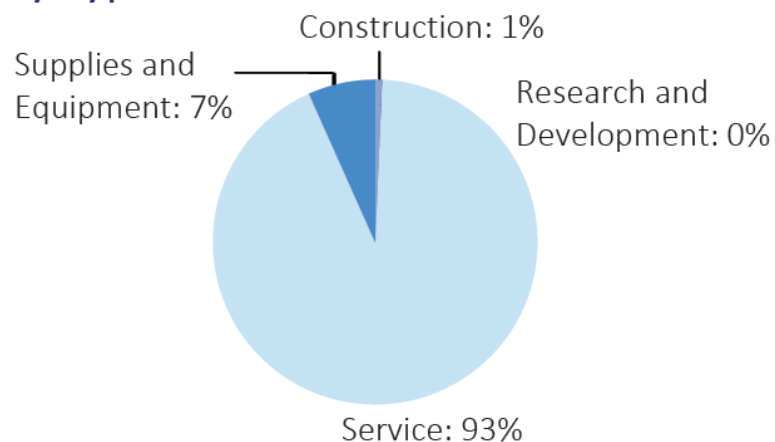
56,441 NUMBER OF  
PERSONNEL

**#14**

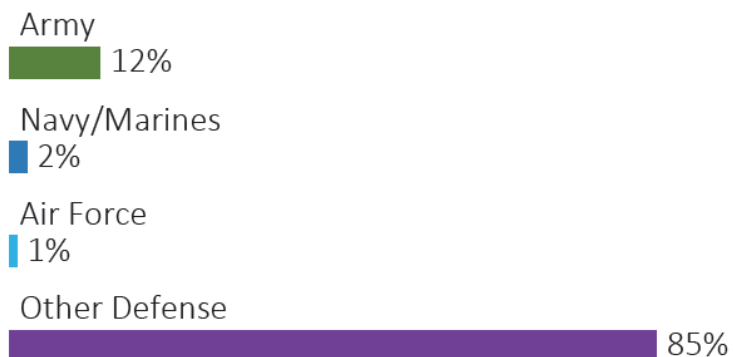
\$3.0 B PERSONNEL  
SPENDING

## DEFENSE CONTRACTS - KENTUCKY

### By Type



### By Service



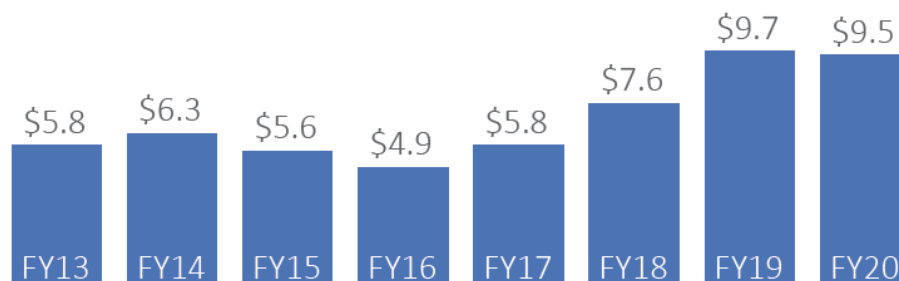
### Top Defense Contractors

(M = millions, B = billions)

Humana	\$6.9 B
Lockheed Martin	\$837.5 M
Bechtel Parsons Blue Grass, JV	\$262.1 M
Raytheon	\$172.0 M
United Parcel Service Co.	\$79.1 M
Global Asset Technologies	\$64.2 M
Patriot Industries Inc.	\$59.0 M
SourceAmerica	\$41.7 M
Perspecta	\$33.6 M
Boneal Inc.	\$30.8 M

### Contract Awards Performed

(By Fiscal Year, billions)

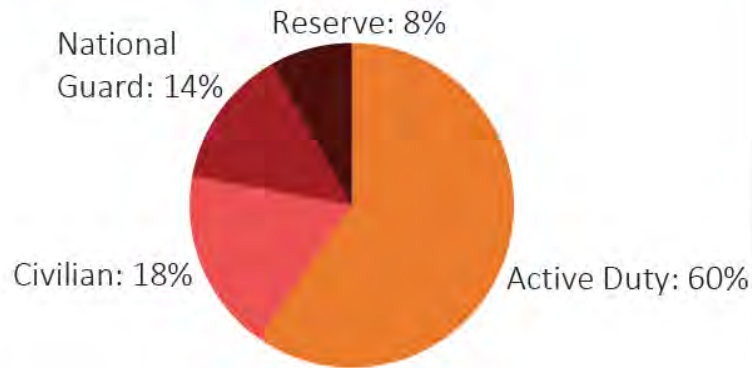


# ECONOMICS – DoD FY2020



## DEFENSE PERSONNEL - KENTUCKY

### Allocations, By Type



### Allocations, By Service



**\$3.0 BILLION**  
TOTAL PAYROLL

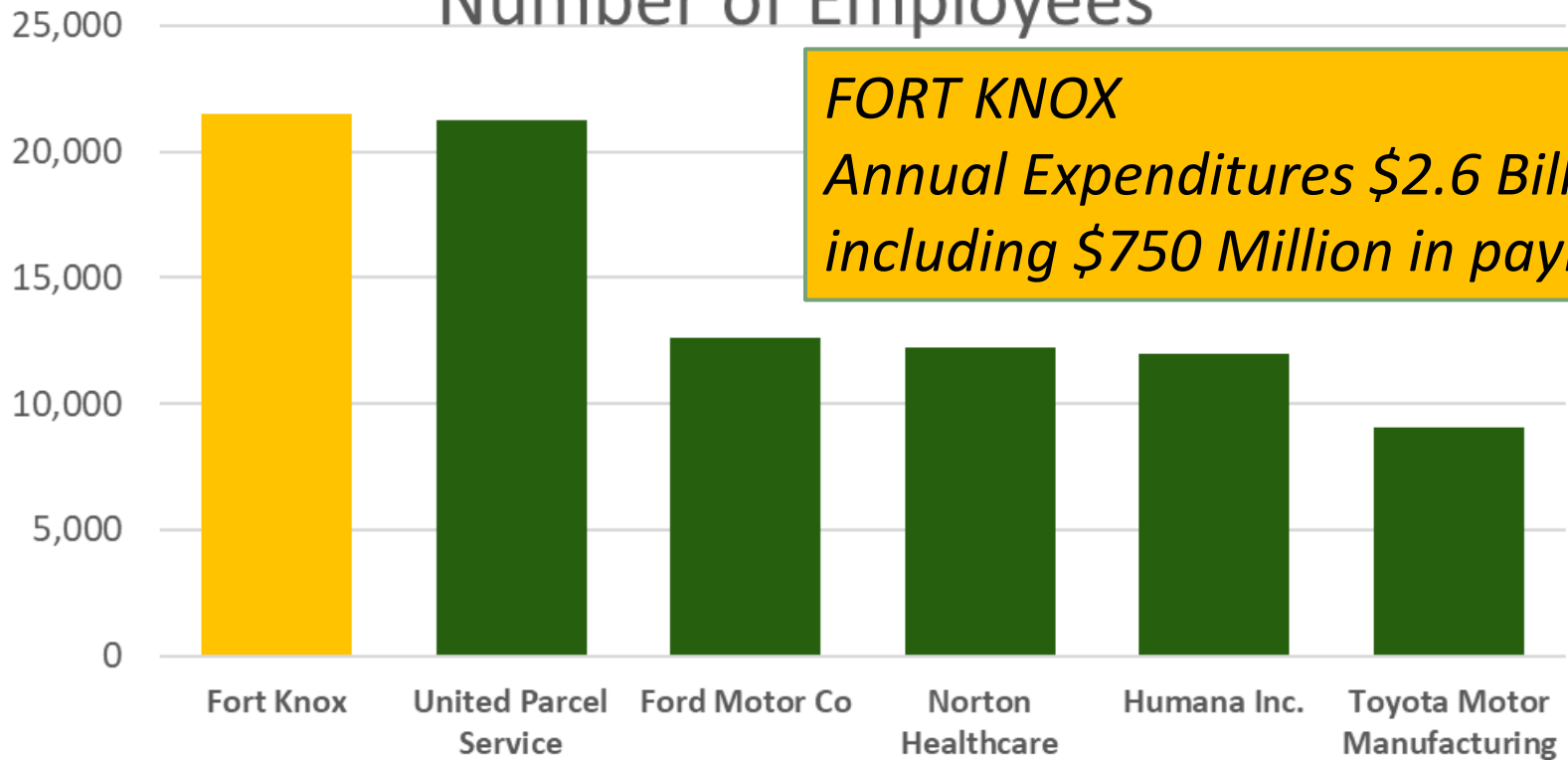
**56,441**  
TOTAL PERSONNEL

### Top Defense Personnel Locations

County	Active Duty	Civilian	National Guard	Reserve	Total
Christian	27,888	2,533	39	183	30,643
Hardin	5,563	4,420	77	2,461	12,521
Jefferson	136	1,232	1,890	666	3,924
Madison	ND	1,060	602	32	ND
Franklin	20	308	1,145	0	1,473
Fayette	70	114	285	540	1,009
Boone	29	22	623	ND	ND
Muhlenberg	0	81	364	0	445
Campbell	ND	37	0	376	ND
McCracken	ND	14	100	172	ND

# ECONOMICS – Employment

Kentucky's Largest Employers by  
Number of Employees



*FORT KNOX*

*Annual Expenditures \$2.6 Billion,  
including \$750 Million in payroll.*

*Excludes Education and Retail*

*Sources: KY Cabinet for Economic Development, Dun & Bradstreet, Greater Louisville Economic Development*



**CUP STUDY AREA**

**mission KNOX**  
missionknox.org

**CUP Focus Area**

- 1 MILE
- 5 MILE
- 10 MILE

0 5 10 Miles

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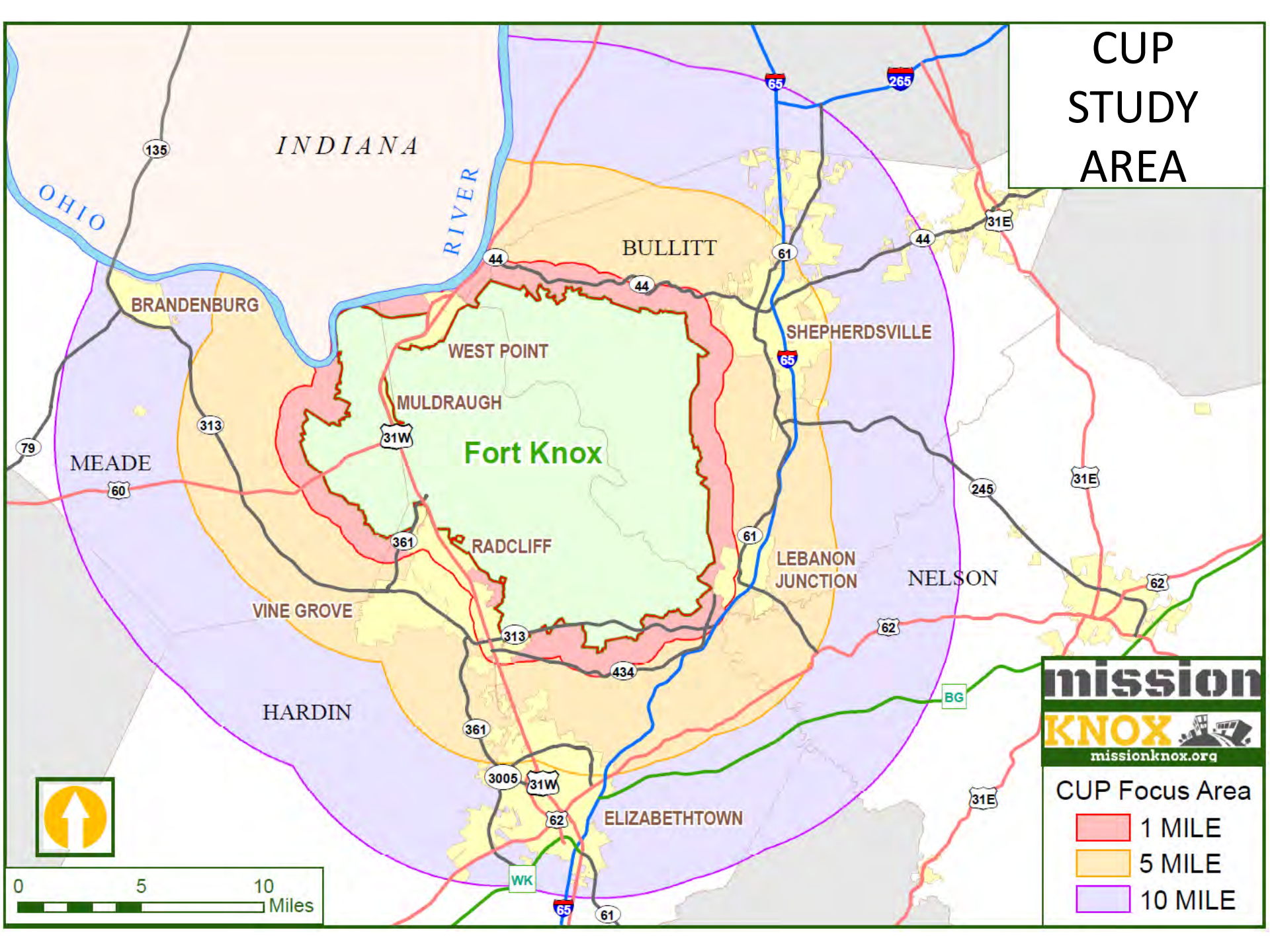
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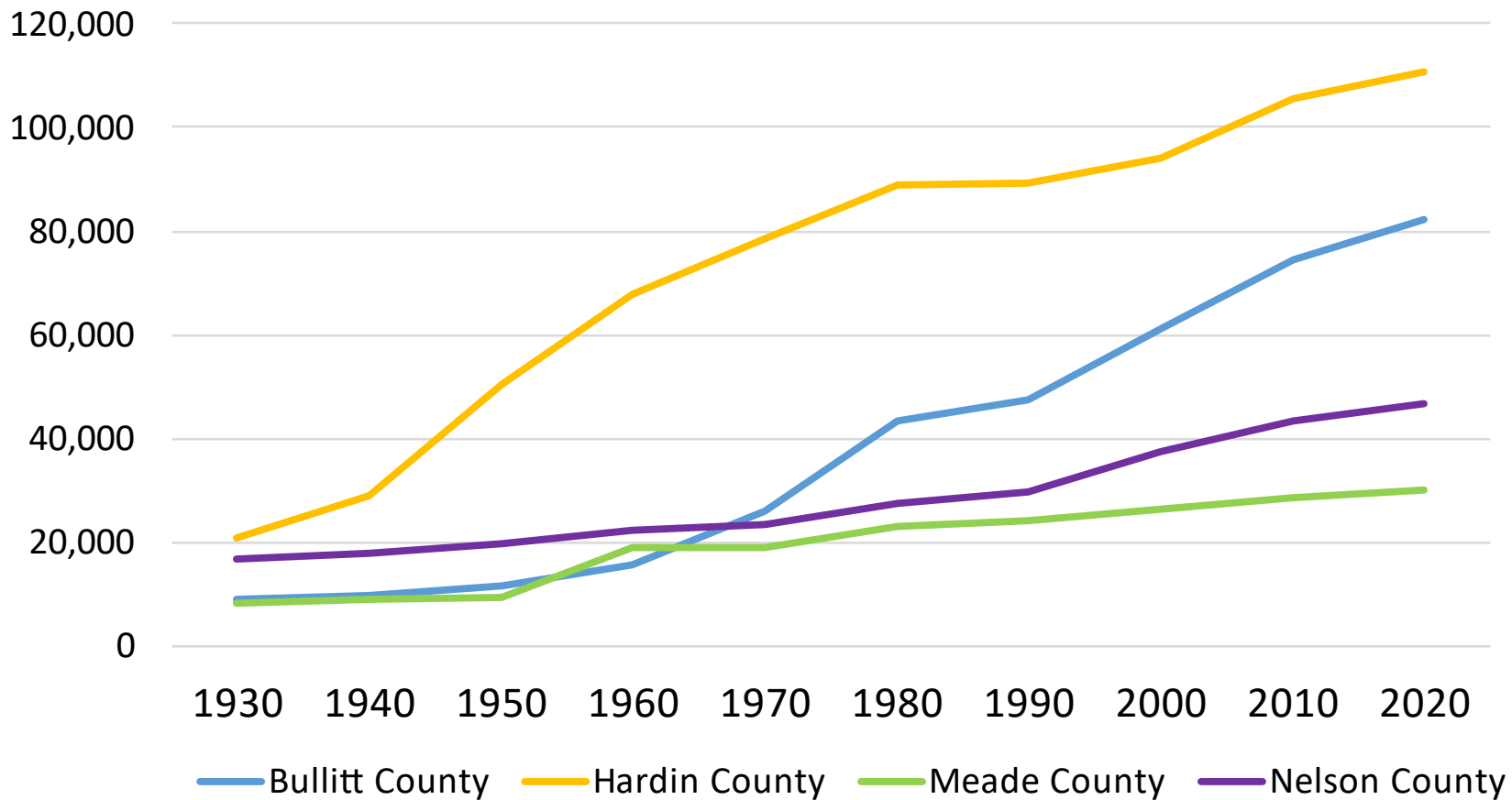
- 1 MILE
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- 10 MILE

0 5 10 Miles

# POPULATION – Four County CUP Study

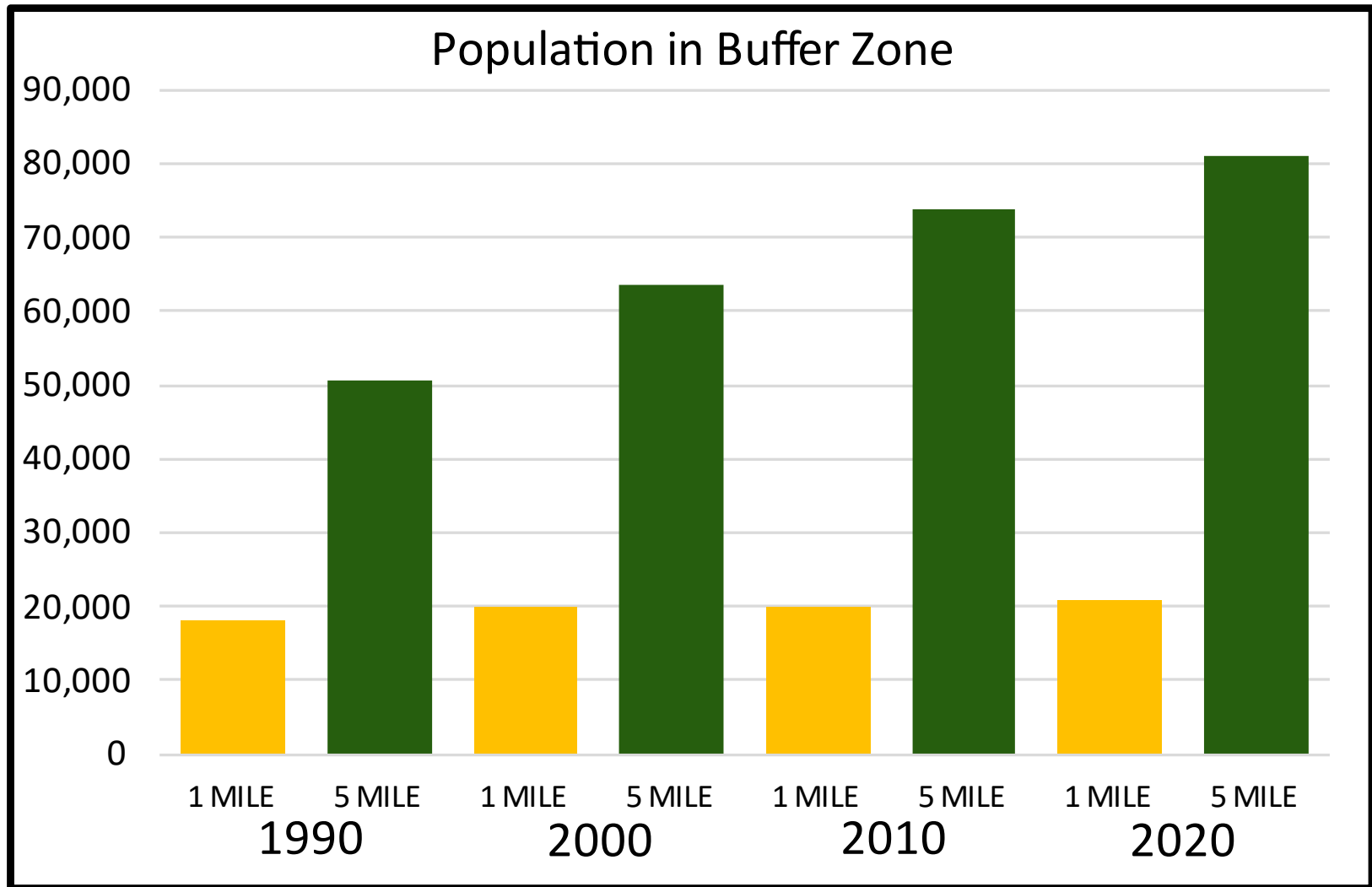


Population Growth Trend



U.S. Census, Decennial Census

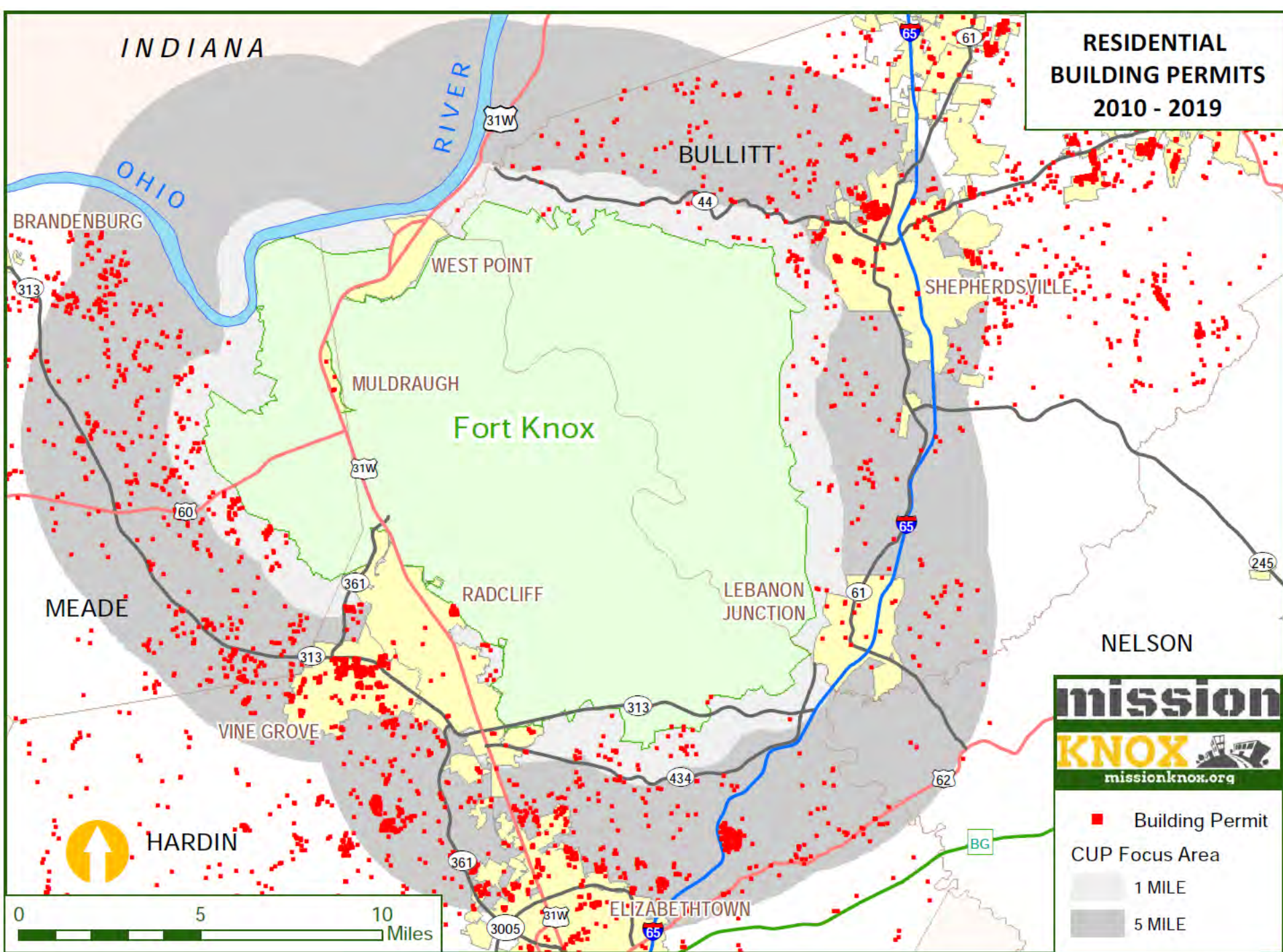
# POPULATION – Proximity to Fort Knox



Source: U.S. Census, Decennial Census. Selection method block polygon centroid withing buffer zone.



**RESIDENTIAL  
BUILDING PERMITS  
2010 - 2019**





# LAND USE CONCERNS – Building “against the fence”





# HOMES ADJACENT TO FIRING RANGE

Fort Knox

BULLITT  
HARDIN

YANO RANGE

NEWTON FARM RD

LEBANON  
JUNCTION



0 1 Miles

2011

2013

2019

61

2014

2012

2010

2018

2019

8

2018

2019

2011

2018

61

2011

434

65

mission  
KNOX  
missionknox.org

■ Building Permit  
(Year)

○ Houses shown  
in figures.

▨ YANO RANGE

▭ 1 MILE BUFFER

2020 USDA, NAIP Imagery



# RADCLIFF SOUTHERN HEIGHTS SUBDIVISION

  
*Firing Point*

**Fort Knox**

**RADCLIFF**

*ELLINGTON TRAIL BLVD*

31W

**HARDIN CO.**

*North Urban Area "East"  
Zoned R-1 Residential*

**mission**  
**KNOX**   
[missionknox.org](http://missionknox.org)

-  Southern Heights Subd.
-  Other Residential Zoning
-  Building Permit  
2017 - 2019
-  Addressed Structure

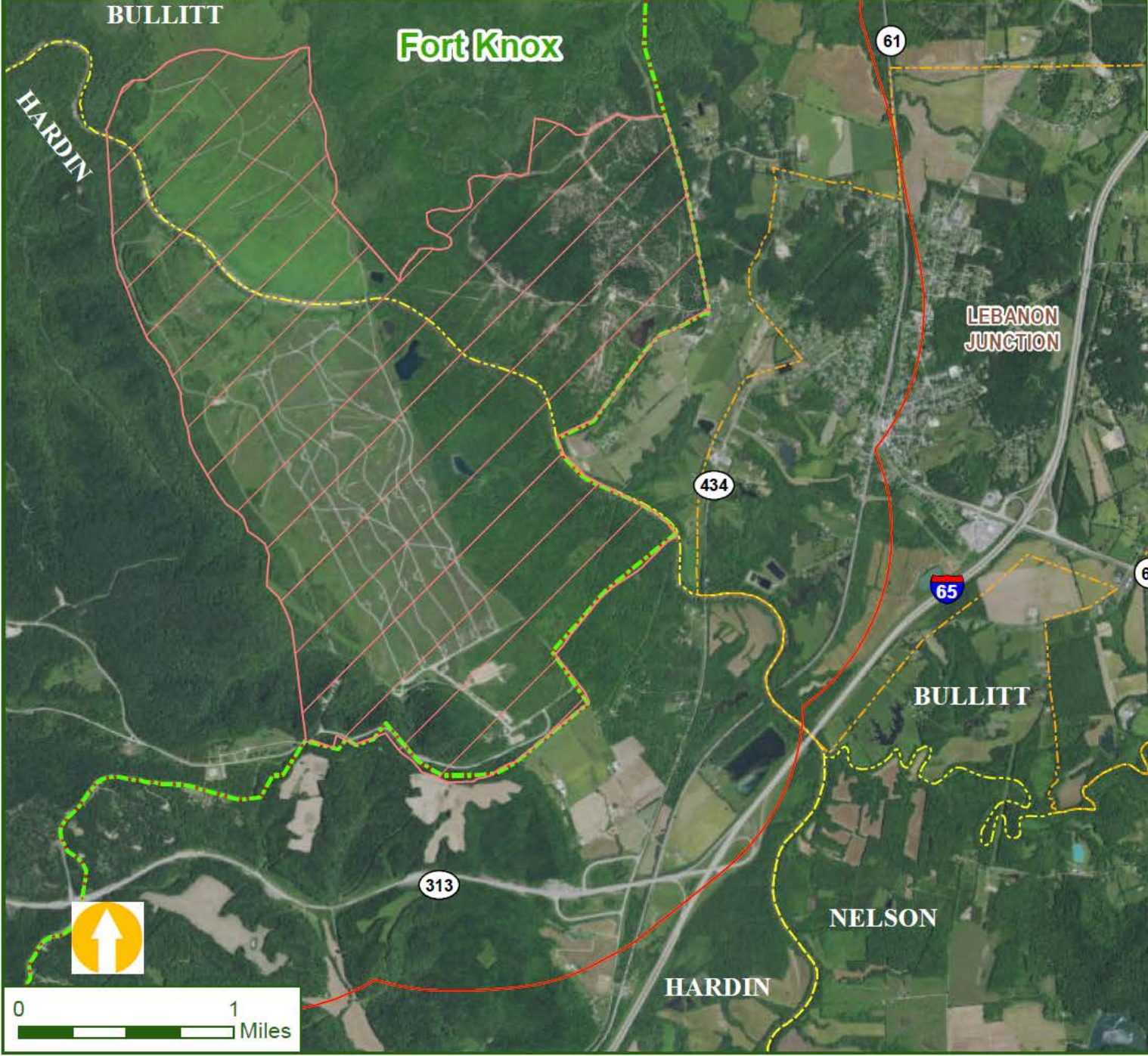
*2020 USDA, NAIP Imagery*





0 1,000 2,000 3,000 4,000 5,000  
Feet



**YANO RANGE  
DAGIR LOCATION**

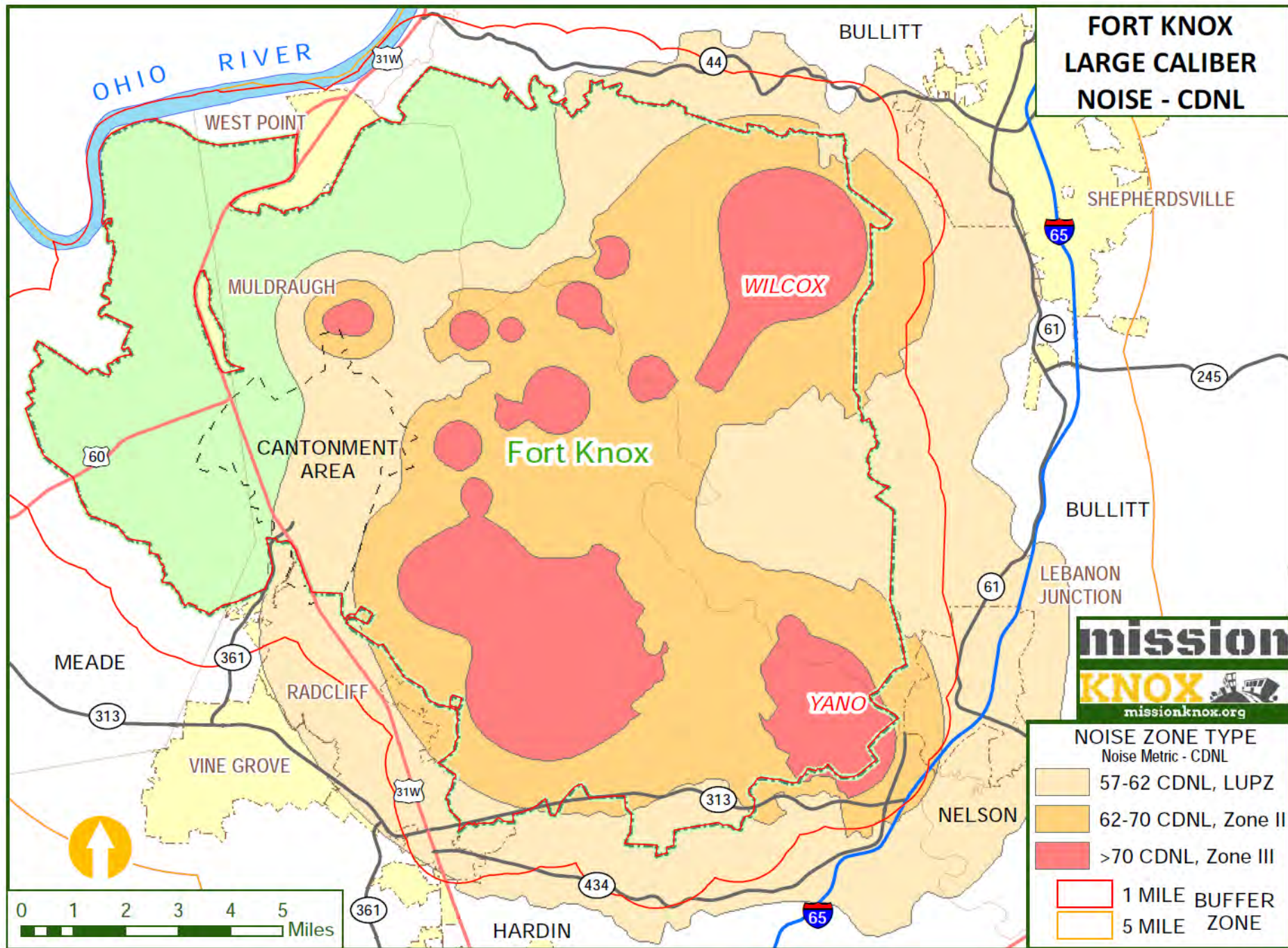


**mission**  
**KNOX**  
missionknox.org

-  YANO RANGE
-  1 MILE BUFFER

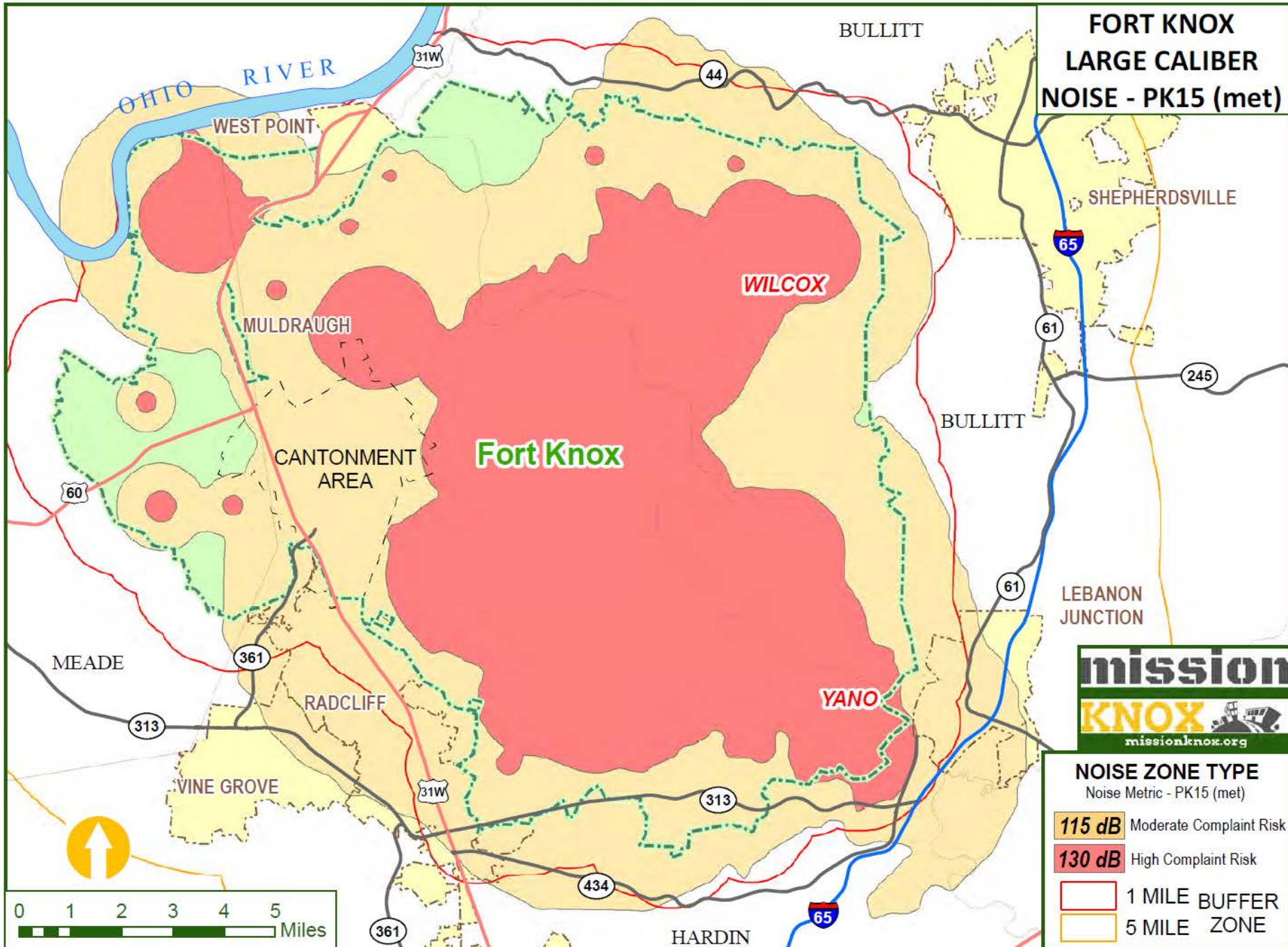
2020 USDA, NAIP Imagery







# FORT KNOX LARGE CALIBER NOISE - PK15 (met)



## NOISE ZONE TYPE Noise Metric - PK15 (met)

**115 dB** Moderate Complaint Risk

**130 dB** High Complaint Risk

1 MILE BUFFER  
5 MILE ZONE



## General Assembly

KRS-324.360 *Form for seller's disclosure of conditions.*

(3) The form shall provide for disclosure by the seller of the following:

- (a) Basement condition and whether it leaks;
- (b) Roof condition and whether it leaks;
- (c) Source and condition of water supply;
- (d) Source and condition of sewage service;
- (e) Working condition of component systems; and
- (f) Other matters the commission deems appropriate.

## Kentucky Real Estate Commission

FORM 402 - *Seller's Disclosure of Property Conditions*

# CONTACT



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***MISSIONKNOX.ORG***