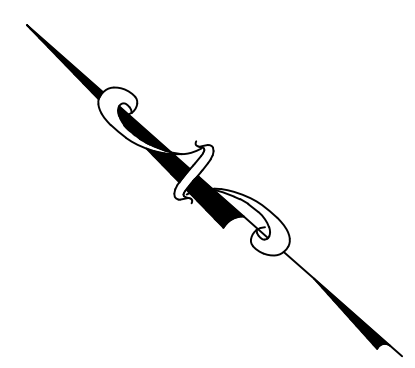


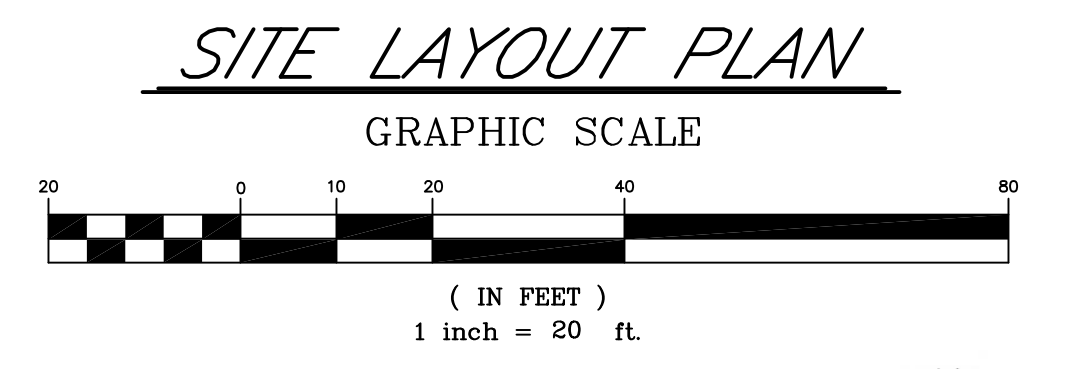
REVISIONS			
NO.	BY	DESCRIPTION	DATE
2	JBS	TOWN REVIEW COMMENTS	6/2
1	JBS	REVISE BLDG. LOCATION	4/25



LEGEND	
	PROPOSED 24" CONCRETE CURB & GUTTER
	EXISTING CONCRETE CURB & GUTTER
	PROPOSED SITE LIGHTING POLE

SITE & BUILDING DATA:	
TOTAL PARCEL AREA =	2.23 ACRES
TOTAL IMPERVIOUS AREA =	1.61 ACRES
PERCENT IMPERVIOUS =	72.0%
GREENSPACE: REQUIRED = (20%)	19,428 S.F.
PROVIDED =	27,207 S.F.
INTERIOR GREENSPACE: REQUIRED = (77 SPACES X 40')	3,080 S.F.
PROVIDED =	3,399 S.F.
TREES: GREENSPACE REQUIRED = 49,	PROVIDED = 45 + 4 EXISTING
PARKING LOT REQUIRED =	11
SITE ZONING:	"B-3", GENERAL BUSINESS DISTRICT
BUILDING AREA =	19,054 S.F.
HEIGHT OF ALDI BUILDING:	20'-1 1/2" TOP OF WALL STUD
	27'-8 3/4" TOP OF ENTRY FEATURE
	BUILDING IS ONE STORY.
PER TOWN OF CHRISTIANBURG ZONING REQUIREMENTS:	
PARKING REQUIRED = (1 SPACE PER 250 S.F. OF FLOOR AREA FOR THE FIRST 5,000 S.F.) + (1 SPACE PER 300 S.F. OF FLOOR AREA FOR THE SECOND 5,000 S.F.) + (1 SPACE PER 350 S.F. OF FLOOR AREA FOR THE THIRD 5,000 S.F. AND ALL SUBSEQUENT SQUARE FOOTAGE)	= 63 SPACES
PARKING PROVIDED =	77 SPACES INCLUDING 4 HANDICAP SPACES
LOADING SPACES REQUIRED AND PROVIDED =	1 @ LOADING DOCK
Parking space striping lines shall be 4" wide with measurements always to the stripes centerline (yellow in color).	
Type of building construction:	one (1) commercial building
Proposed Use:	Retail (Grocery Store)

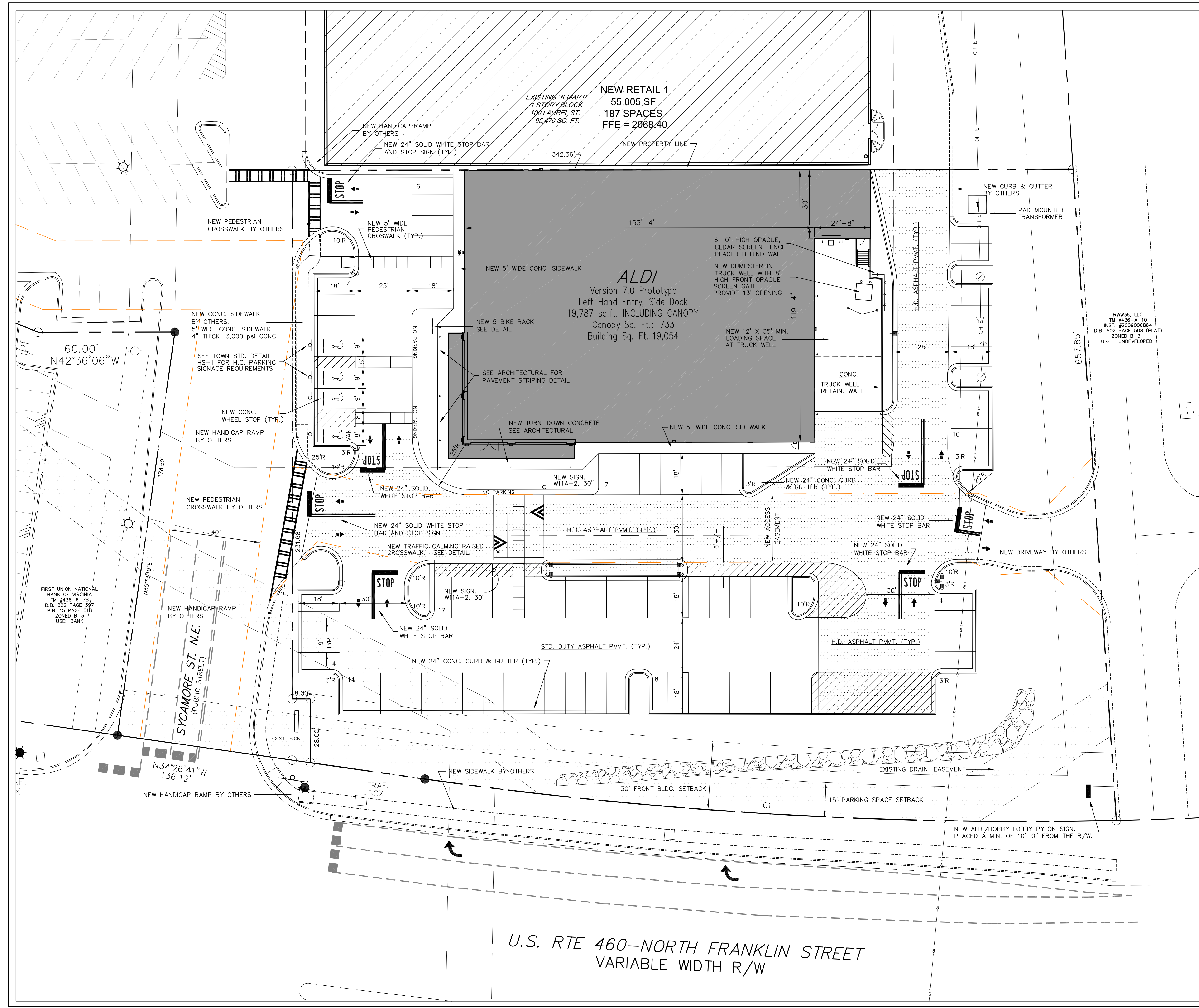
APPROVAL BLOCK	
PLANNING:	DATE
ENGINEERING:	DATE



HGA JOB NO. 2017-034

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 Christiansburg, Virginia



RW36, LLC
 TM #436-A-10
 INST. #200906864
 D.B. 502 PAGE 508 (PL41)
 ZONED B-3
 USE: UNDEVELOPED

FIRST UNION NATIONAL BANK OF VIRGINIA
 TM #436-B-781
 D.B. 822 PAGE 397
 P.B. 15 PAGE 518
 ZONED B-3
 USE: BANK