

- NOTES:
- CONCRETE STEPS SHALL CONFORM TO VDOT STD S-2 AND PROVIDE HANDRAIL PER VDOT STD HR-1.
 - CROSS ACCESS AND PARKING EASEMENT ON ALL PAVED AREAS SHALL BE DEDICATED ON THE SUBDIVISION PLAT.
 - PER SECTION SEC. 42-595, THE FULL FACADES OF INDIVIDUAL TOWNHOUSE UNITS WITHIN A TOWNHOUSE GROUP STRUCTURE SHALL BE VARIED BY CHANGED FRONT YARD SETBACKS AND VARIATIONS IN MATERIALS OR DESIGNS SO THAT NO MORE THAN TWO ABUTTING TOWNHOUSES WILL HAVE THE SAME FRONT YARD SETBACK. VARIATION IN SETBACK SHALL BE AT LEAST THREE FEET.

	LOT SIZE (SQFT)	FRONT YARD GREEN SPACE REQ (20% OF FRONT YARD) (SQFT)	FRONT YARD GREEN SPACE PROVIDED: (CROSS HATCH) (SQFT)	ADDRESSES
LOT 1:	6524	323	1090	390 HARLESS ST NE
LOT 2:	2599	135	135	400 HARLESS ST NE
LOT 3:	2610	126	128	410 HARLESS ST NE
LOT 4:	2611	126	554	420 HARLESS ST NE
LOT 5:	2632	126	507	430 HARLESS ST NE
LOT 6:	2756	126	312	440 HARLESS ST NE
LOT 7:	7047	335	747	450 HARLESS ST NE
LOT 8:	6995	338	895	325 DEPOT ST NE
LOT 9:	2664	153	487	335 DEPOT ST NE
LOT 10:	4318	300	1110	345 DEPOT ST NE

Symbol	Qty	Botanical Name	Common Name	SF of Canopy	Total SF of Canopy	Size
GT	2	<i>Gleditsia triacanthos</i> 'Shademaster'	Shademaster Honey Locust	314	628	6' tall
Total:		2		Total:		628

PARKING LOT GREENSPACE/LANDSCAPING CALCULATIONS:	
TOTAL PARKING SPACES:	20
PARKING LOT TREES REQUIRED (1/10 SPACES):	2.0
PARKING LOT TREES PROVIDED:	2
PARKING LOT LANDSCAPE AREA REQUIRED (40 SF PER SPACE):	800
PARKING LOT LANDSCAPE AREA PROVIDED (SF):	1,213

CROSS HATCH INDICATES
THE FRONT YARD GREEN
SPACE PER TABLE



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CAMPBELL TOWN GREEN

CHRISTIANSBURG, VIRGINIA



REVISIONS

NO.	COMMENTS	DATE

PROJECT TEAM

P/C	JOHN T. NEEL, PE
P/M	BRYANT H. ALTIZER, PE, LS
DESIGN	ESD

ISSUE DATE

11/18/2021

GNI JOB NO.

3153

SHEET TITLE

SITE LAYOUT AND
DIMENSION PLAN

SHEET NUMBER

C2-01

APPROVED: Engineering

Date

APPROVED: Planning

Date

