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SUNSET DRIVE APARTMENTS
1955 & 2000 SUNSET DRIVE NE
OVERALL LAYOUT & DIMENSIONAL PLAN

SHANVILLE MAGISTERIAL DISTRICT
TOWN OF CHRISTIANSBURG, VIRGINIA

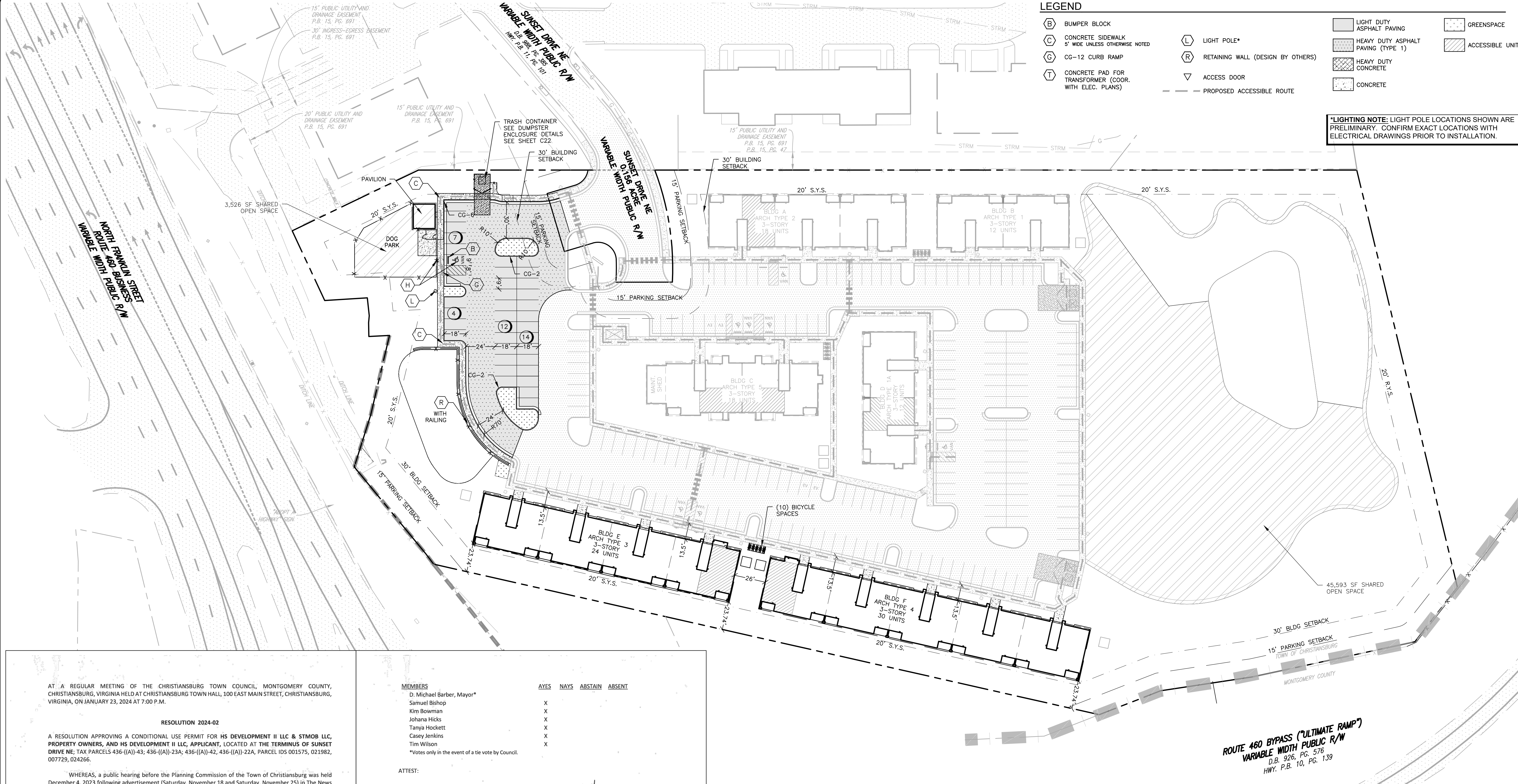
DRAWN BY GLM/SJW
DESIGNED BY GLM/SJW
CHECKED BY JRT
DATE 8/19/24
SCALE 1"=40'
REVISIONS

C5
PROJECT NO. 24200079.00

LEGEND

- | | | | |
|--|---------------------------------------|--|---------------------------|
| (B) BUMPER BLOCK | (L) LIGHT POLE* | [Pattern] LIGHT DUTY ASPHALT PAVING | [Pattern] GREENSPACE |
| (C) CONCRETE SIDEWALK
5' WIDE UNLESS OTHERWISE NOTED | (R) RETAINING WALL (DESIGN BY OTHERS) | [Pattern] HEAVY DUTY ASPHALT PAVING (TYPE 1) | [Pattern] ACCESSIBLE UNIT |
| (G) CG-12 CURB RAMP | ▽ ACCESS DOOR | [Pattern] HEAVY DUTY CONCRETE | |
| (T) CONCRETE PAD FOR TRANSFORMER (COORD. WITH ELEC. PLANS) | --- PROPOSED ACCESSIBLE ROUTE | [Pattern] CONCRETE | |

*LIGHTING NOTE: LIGHT POLE LOCATIONS SHOWN ARE PRELIMINARY. CONFIRM EXACT LOCATIONS WITH ELECTRICAL DRAWINGS PRIOR TO INSTALLATION.



AT A REGULAR MEETING OF THE CHRISTIANSBURG TOWN COUNCIL, MONTGOMERY COUNTY, CHRISTIANSBURG, VIRGINIA HELD AT CHRISTIANSBURG TOWN HALL, 100 EAST MAIN STREET, CHRISTIANSBURG, VIRGINIA, ON JANUARY 23, 2024 AT 7:00 P.M.

RESOLUTION 2024-02

A RESOLUTION APPROVING A CONDITIONAL USE PERMIT FOR HS DEVELOPMENT II LLC & STMOB LLC, PROPERTY OWNERS, AND HS DEVELOPMENT II LLC, APPLICANT, LOCATED AT THE TERMINUS OF SUNSET DRIVE NE, TAX PARCELS 436-((A))-43; 436-((A))-23A; 436-((A))-42, 436-((A))-22A, PARCEL IDS 001575, 021982, 007729, 024266.

WHEREAS, a public hearing before the Planning Commission of the Town of Christiansburg was held December 4, 2023 following advertisement (Saturday, November 18 and Saturday, November 25) in The News Messenger, a newspaper published in and having general circulation in the Town of Christiansburg, and written notice provided to property owners pursuant to Virginia Code § 15.2-2204; and,

WHEREAS, the Planning Commission recommended that a resolution approving the Conditional Use Permit be adopted; and,

WHEREAS, a public hearing before the Town Council was held January 9, 2024, following advertisement (Saturday, December 23 and Saturday, December 30, 2023) in The News Messenger; and,

WHEREAS, the Council of the Town of Christiansburg, Virginia, having considered the request and citizen comments, both for and against the conditional use permit, hereby determines that the public necessity, convenience, general welfare, and good zoning practices supports the request for the conditional use permit.

THEREFORE, BE IT RESOLVED, By the Town of Christiansburg Council, after notice and a duly advertised Public Hearing on the above request by HS DEVELOPMENT II LLC & STMOB LLC, PROPERTY OWNERS, AND HS DEVELOPMENT II LLC, APPLICANT, for a conditional use permit to allow for a Planned Housing Development consisting of a 114-unit apartment community within the B-3, General Business District, is in alignment with the zoning ordinance, is consistent with the Future Land Use Map of the 2013 Christiansburg Comprehensive Plan and is hereby approved with the following conditions:

- The project will be developed in general conformance with the masterplan submitted dated December 1, 2023.
- The approved Conditional Use Permit shall only be for the specific residential use as described in this application.

This request for a conditional use permit was processed as CASE # CUP-2023-11.

Upon a call for an aye and a nay vote on the foregoing request, the Council stood as follows:

MEMBERS

D. Michael Barber, Mayor*
Samuel Bishop
Kim Bowman
Johana Hicks
Tanya Hockett
Casey Jenkins
Tim Wilson

AYES	NAYS	ABSTAIN	ABSENT
X			
X			
X			
X			
X			
X			

*Votes only in the event of a tie vote by Council.

ATTEST:

D. Michael Barber
D. Michael Barber, Mayor

Tracy Heinle
Tracy Heinle, Clerk of Council