



**BALZER
& ASSOCIATES**
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PAVEMENT MARKING NOTES:

- STANDARD PARKING STRIPING: SURFACES SHOULD BE CLEAN AND DRY STRIPING SHALL BE 4" WIDE, COLOR WHITE
- HANDICAP PARKING STRIPING: SURFACES SHOULD BE CLEAN AND DRY STRIPING SHALL BE 4" WIDE, COLOR "HANDICAP BLUE"
- HANDICAP SYMBOL  : SURFACES SHOULD BE CLEAN AND DRY SYMBOL SHALL BE MIN. 36"x36" SIZE, COLOR "HANDICAP BLUE"

LEGEND

- (A) CG-6 CURB & GUTTER
- (B) CG-2 CURB
- (C) CONCRETE SIDEWALK
5' WIDE UNLESS OTHERWISE NOTED
- (D) VDOT STOP SIGN (R1-1)
- (E) "BACK IN ONLY" SIGN
SEE DETAIL SHEET C43
- (F) VDOT ONE WAY SIGN (R6-1)
- (G) CG-12 CURB RAMP
- (H) REMOVABLE BOLLARD
(TYPE/MANUFACTURER TO BE SPECIFIED BY DEVELOPER/OWNER)
- (HR) HAND RAIL
- (I) VDOT YIELD SIGN (R1-2)
- (J) "TRAFFIC CALMING" SIGN
SEE DETAIL SHEET C43
- (K) HANDICAP PARKING SPACE & SIGN
SEE DETAIL SHEETS C37 & C42
- (L) LIGHT POLE
- (N) VDOT NO PARKING SIGN (R7-1)
- (O) "TOWNHOUSE PARKING ONLY" SIGN
TO BE PLACED WITHIN PROJECT AT DEVELOPER'S DISCRETION
- (P) VDOT DO NOT ENTER & WRONG WAY SIGNS
(R5-1 & R5-1A)
- (Q) VDOT NO LEFT TURN SIGN (R3-2)
- (V) VDOT NO RIGHT TURN SIGN (R3-1)

- ASPHALT PAVING
- CONCRETE
- HEAVY DUTY ASPHALT PAVING
- HEAVY DUTY CONCRETE

SITE PLAN NOTES

- PAVEMENT FLOW LINE RADIUS OF 5' IS TYPICAL.
- ALL PROPOSED SITE STAIRS HAVE 6" RISERS WITH 12" TREADS UNLESS OTHERWISE NOTED. (SEE DETAIL SHEET C42)
-  16 FT TALL LIGHT POLE WITH 2 LANTERNS
-  14 FT LIGHT POLE WITH 1 LANTERN
- RAMPS REFERENCING CG-12 DETAIL MUST BE CONSTRUCTED IN COMPLIANCE WITH ADA/PROWAG STANDARDS. THE PUBLIC IMPROVEMENTS WILL BE INSPECTED TO THESE STANDARDS PRIOR TO TOWN ACCEPTANCE AND ANY RAMPS THAT ARE FOUND TO BE NON-COMPLIANT SHALL BE RECONSTRUCTED AND REINSPECTED.

CLIFTON TOWN CENTER - PHASE I

LAYOUT & DIMENSIONAL PLAN - AREA A

RIVER MAGISTERIAL DISTRICT, MONTGOMERY COUNTY
TOWN OF CHRISTIANBURG, VIRGINIA 24073

DRAWN BY ACN
DESIGNED BY ACN
CHECKED BY SMS
DATE 01/29/2021
SCALE 1"=30'
REVISIONS
06/04/2021
11/23/2021
04/15/2022
08/08/2023 APPROVAL SUBMITTAL
05/22/2024 REVISION A
10/09/2024 REVISION B

TOWN OF CHRISTIANBURG APPROVAL BLOCK
Retta Jackson 10/10/2024 8:23:26 AM
PLANNING DIRECTOR
Michael Kelley 10/10/2024 8:33:25 AM
ENGINEERING DIRECTOR DATE

C7
PROJECT NO. 24200071.00

TOC COVER AND NOTES REVISION 2022.08.03

