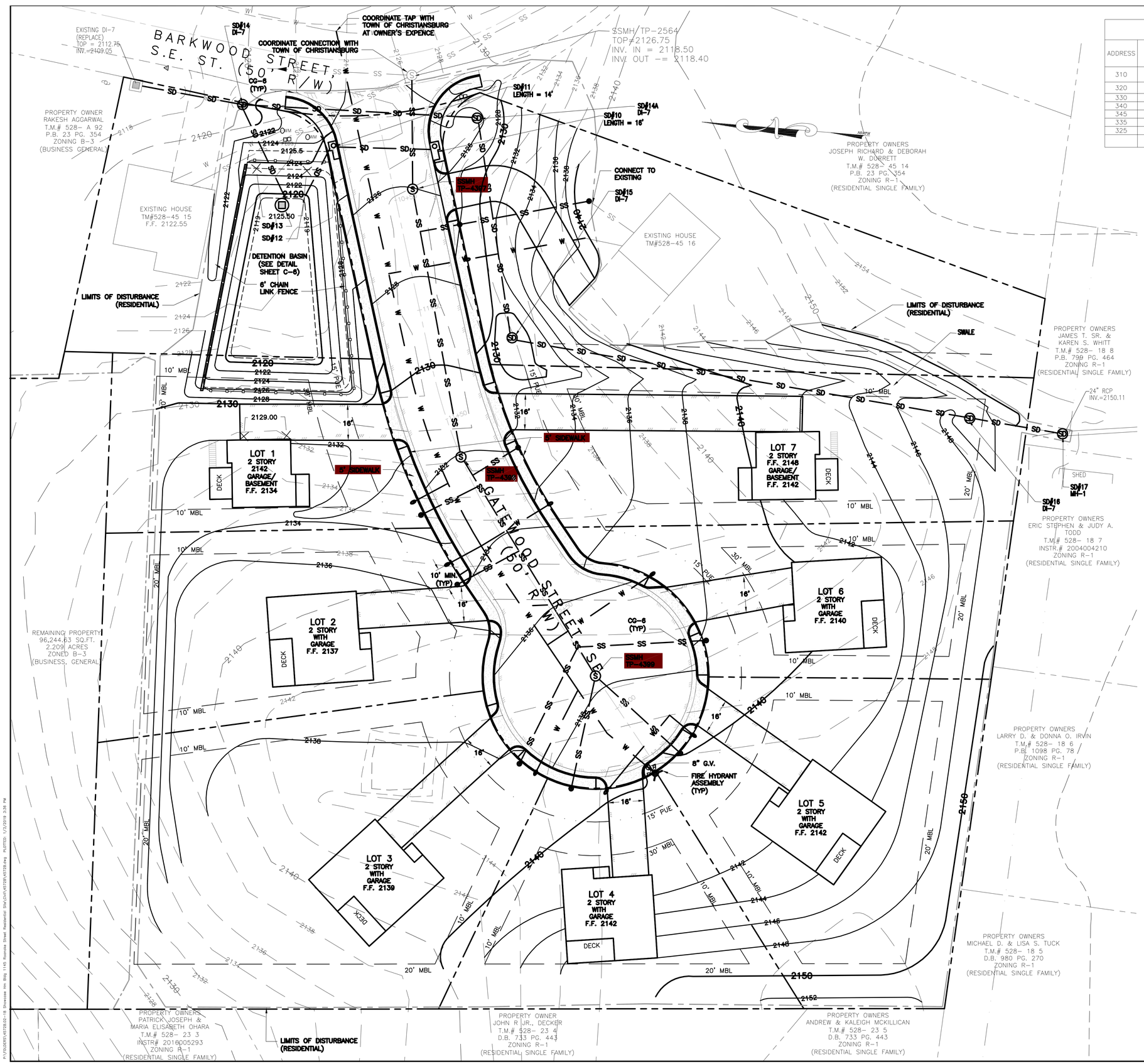

NEW LOTS							
ADDRESS	NAME	AC.	SQ.FT.	STREET FRONTAGE FT.	SETBACK LINE FRONTAGE FT.	FRONT YARD GREENSPACE SQ.FT. (%)	IMPERVIOUS AREA SQ.FT.
310	LOT 1	.2296	10,001	80.00	80.41	2,756 (80%)	1,787
320	LOT 2	.3144	13,695	80.00	83.61	2,845 (77%)	2,173
330	LOT 3	.5377	23,420	50.00	80.00	4,836 (82%)	2,353
340	LOT 4	.2478	10,794	50.00	80.00	2,279 (78%)	1,905
345	LOT 5	.3741	16,295	50.00	80.00	3,253 (79%)	2,170
335	LOT 6	.2421	10,547	100.81	80.00	3,114 (79%)	2,157
325	LOT 7	.3501	15,249	80.00	99.20	5,375 (75%)	2,701
	R/W	.4420	19,254				

EXISTING LOTS		
	CURRENT	NEW
A	ROGER WOODY T.M.# 528- A 91 ZONE: B3 ROANOKE ST 0.653 AC DB2017 P006214	SEE B
B	ROGER WOODY T.M.# 528- A 83 ZONE: B3 CHRISTIANSBURG 4.000 AC DB2017 P006217	ROGER WOODY T.M.# 528- A 83 ZONE: B3 CHRISTIANSBURG 2.2153 AC DB2017 P006217
C	RWW19 LLC TM#528-45 16 ZONE: R1 CRAIG MOUNTAIN SEC 14 LOT 16 0.320 AC DB2009 P006914	RWW19 LLC TM#528-45 16 ZONE: R1 CRAIG MOUNTAIN SEC 14 LOT 16 0.2985 AC DB2009 P006914
D	RWW19 LLC TM#528-45 15 ZONE: R1 CRAIG MOUNTAIN SEC 14 LOT 15 0.640 AC DB2009 P006914	RWW19 LLC TM#528-45 15 ZONE: R1 CRAIG MOUNTAIN SEC 14 LOT 15 0.4702 AC DB2009 P006914

SEQUENCE OF CONSTRUCTION:

THE RESIDENTIAL SITE AND COMMERCIAL SITE WILL BE GRADED SEPERATELY WITH THE RESIDUAL CUT REMOVED FROM THE SITE TO AN APPROVED (PERMITTED) FILL SITE WITHIN THE TOWN OF CHRISTIANSBURG.

THE CONTRACTOR SHALL SEQUENCE HIS CONSTRUCTION SO THAT ALL DEBRIS AND SOIL WILL BE MOVED OFF SITE BY ROANOKE STREET S.E. THERE SHALL BE NO SITE ACCESS VIA BARKWOOD ST S.E. ALL SITE CONSTRUCTION MATERIALS MOVED ON SITE AND SOILS/DEBRIS BEING MOVED OFF SITE SHALL BE BY ROANOKE ST. S.E.

ONCE GATEWOOD STREET, S.E. IS STABILIZED, MATERIALS FOR HOUSE CONSTRUCTION CAN ACCESS THE RESIDENTIAL AREA VIA BARKWOOD STREET, S.E.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

APPROVED: Engineering Date

APPROVED: Planning Date

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Engineering
Architecture
Surveying
Landscape Design

SHOWCASE HOME BUILDERS
RESIDENTIAL SITE DEVELOPMENT
GATEWOOD SUBDIVISION
CHRISTIANSBURG, VIRGINIA

No.	Date	Description	By

SITE PLAN

FIFTH REVIEW 01/09/19 NOT FOR CONSTRUCTIONFOR CONSTRUCTION NOT FOR RECORDINGFOR RECORDING

Drawn By	SAC
Checked By	DRM
Drawing	4572B
Commission No.	4572B

C-5

Sheet 8 of 13

P:\PROJECTS\4572B-02-18 Showcase Inc Bldg 1145 Roanoke Street Residential Site\Civil\4572B-4572B.dwg, PLOTTED: 1/7/2019 3:36 PM