



SITE INFORMATION:
 TAX MAP #: 84-(B)-17
 DEEDBOOK: 1492/376
 ACREAGE: 0.51 AC
 ZONING: R-3
 ADDRESS: 728 FOLEY ROAD
 HARRISONBURG, VA 22801
 USE GROUP: MULTIFAMILY, R-3
 ENGINEER: MONTEVERDE ENGINEERING & DESIGN STUDIO
 250 E. ELIZABETH ST, SUITE 114
 HARRISONBURG, VA 22802
 SRODERICK@MONTEVERDEDESIGNS.COM
 (540) 228-0202
 OWNER: WASEEM AFRIDI
 954 S. HIGH ST.
 HARRISONBURG, VA 22801
 WASEEM0126@AOL.COM
 (540) 435-3333

PARKING SUMMARY:	
PARKING REQUIRED: MULTIFAMILY UNITS WITHIN R-3 DISTRICT	
- TWO POINT FIVE (2.5) PARKING SPACES FOR EACH DWELLING UNIT WITH TWO OR THREE BEDROOMS.	
- 4 BICYCLE SPACES MIN.	
TOTAL REQUIRED:	10 SPACES (4 BICYCLE SPACES)
PARKING PROVIDED:	10 SPACES (4 BICYCLE SPACES)

- SITE PLAN NOTES:**
- NEW PAVEMENT SHALL BE MADE FLUSH WITH ADJACENT FOR SMOOTH TIE-INS.
 - ALL REQUIRED BICYCLE SPACES MUST HAVE MINIMUM DIMENSIONS OF 2 FEET IN WIDTH BY 6 FEET IN LENGTH, WITH A MINIMUM OVERHEAD VERTICAL CLEARANCE OF 7 FEET.
 - TOTAL DISTURBED AREA IS APPROXIMATELY 6,400 SF; NO EROSION CONTROL OR SWM MEASURES REQUIRED. CONTRACTOR TO ENSURE DISTURBANCE REMAINS LESS THAN 10,000 SF.
 - PROPOSED DRIVEWAY AND PARKING AREA SHALL BE SLOPED NO STEEPER THAN 8% IN ANY DIRECTION.
 - ANY NECESSARY CUT/FILL BEYOND PAVING LIMITS SHALL BE NO STEEPER THAN 3:1 (H:V).
 - PROPOSED FENCE EXTENSION SHALL MATCH EXISTING FENCE TO EXTENT PRACTICAL. REVIEW SUBMITTAL WITH OWNER FOR CONFIRMATION PRIOR TO ORDERING OF MATERIALS.
 - DRIVEWAY SHALL BE ROUTED IN A MANNER THAT PROVIDES A MINIMUM CLEARANCE OF 4' BETWEEN EDGE OF DRIVE AND EXISTING FIRE HYDRANT AT ALL TIMES.

- UTILITY NOTES:**
- WATER SERVICES INDICATED FOR REPLACEMENT SHALL BE COORDINATED WITH HARRISONBURG PUBLIC UTILITIES UPON EXECUTION OF WORK AUTHORIZATION AGREEMENT. CONTRACTOR SHALL COORDINATE WITH HARRISONBURG PUBLIC UTILITIES AT LEAST 7 DAYS IN ADVANCE OF WORK TO BE PERFORMED. CONTRACTOR SHALL PROVIDE OSHA SAFE TRENCH INCLUDING ALL TRAFFIC CONTROL WATER LATERAL TO BE PLACED WITH A MINIMUM COVER OF 36".
 - PRIOR TO GRADING CONTRACTOR IS RESPONSIBLE FOR VERIFYING DEPTH AND COVER OF EXISTING WATER MAIN.

THIS PLAN DOES NOT GUARANTEE THE EXISTENCE OR NON-EXISTENCE OF UTILITIES WITHIN THE WORK LIMITS. CALL MISS UTILITY AT 811 OR 1-800-552-7001 BEFORE DIGGING. EACH 'PERSON' AS DEFINED IN THE UNDERGROUND UTILITY DAMAGE PREVENTION ACT MUST PROVIDE THEIR OWN NOTICE OF EXCAVATION. SUBCONTRACTORS MAY NOT WORK UNDER ANOTHER COMPANY'S TICKET UNLESS THEY ARE UNDER THE DIRECT SUPERVISION OF THE COMPANY THAT PROVIDED THE NOTICE OF EXCAVATION.

ALLOW REQUIRED TIME FOR MARKING - BEGIN EXCAVATION ONLY AFTER CHECKING THE POSITIVE RESPONSE SYSTEM.
 EXCAVATION MAY BEGIN WHEN: ALL NOTIFIED UTILITIES HAVE EITHER MARKED THEIR LINES OR REPORTED THAT THEY HAVE NO FACILITIES IN THE AREA OF EXCAVATION OR THE MARKING PERIOD HAS EXPIRED (AFTER 7:00 AM ON THE THIRD WORKING DAY AFTER NOTICE TO THE CENTER.) OR MISS UTILITY INFORMS YOU THAT NO MEMBER OPERATORS NEED TO BE NOTIFIED OF THE EXCAVATION. YOU WILL STILL GET A TICKET NUMBER!
 RESPECT THE MARKS - PROTECT AND PRESERVE THE MARKINGS FROM THE TIME EXCAVATION BEGINS UNTIL THE WORK IS COMPLETED. CALL MISS UTILITY TO UPDATE THE TICKET IF WORK WILL CONTINUE PAST 15 DAYS OR IF THE MARKS BECOME ILLIGIBLE DUE TO TIME, WEATHER, CONSTRUCTION OR ANY OTHER CAUSE.
 EXCAVATE CAREFULLY - IF THE EXCAVATION IS WITHIN 2 FEET OF A MARKED UTILITY LINE, EXPOSE THE UTILITY LINE BY HAND DIGGING AND KEEP ALL MECHANIZED EQUIPMENT AT LEAST 2 FEET AWAY FROM THE EXTREMITIES OF THE UTILITY.



Seal: _____
 Project: _____

SITE PLAN
FOLEY ROAD UNITS
 728 Foley Rd.
 Harrisonburg, VA 22801

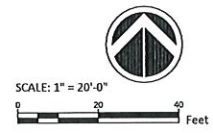
Revisions:	No.	Description	Date

PRELIMINARY ISSUE
 NOT FOR CONSTRUCTION

SITE PLAN

Project number: 20055C
 Date: November 2, 2020
 Drawn by: RES
 Checked by: SOR

C4.01



VICINITY MAP
 1" = 1000'