

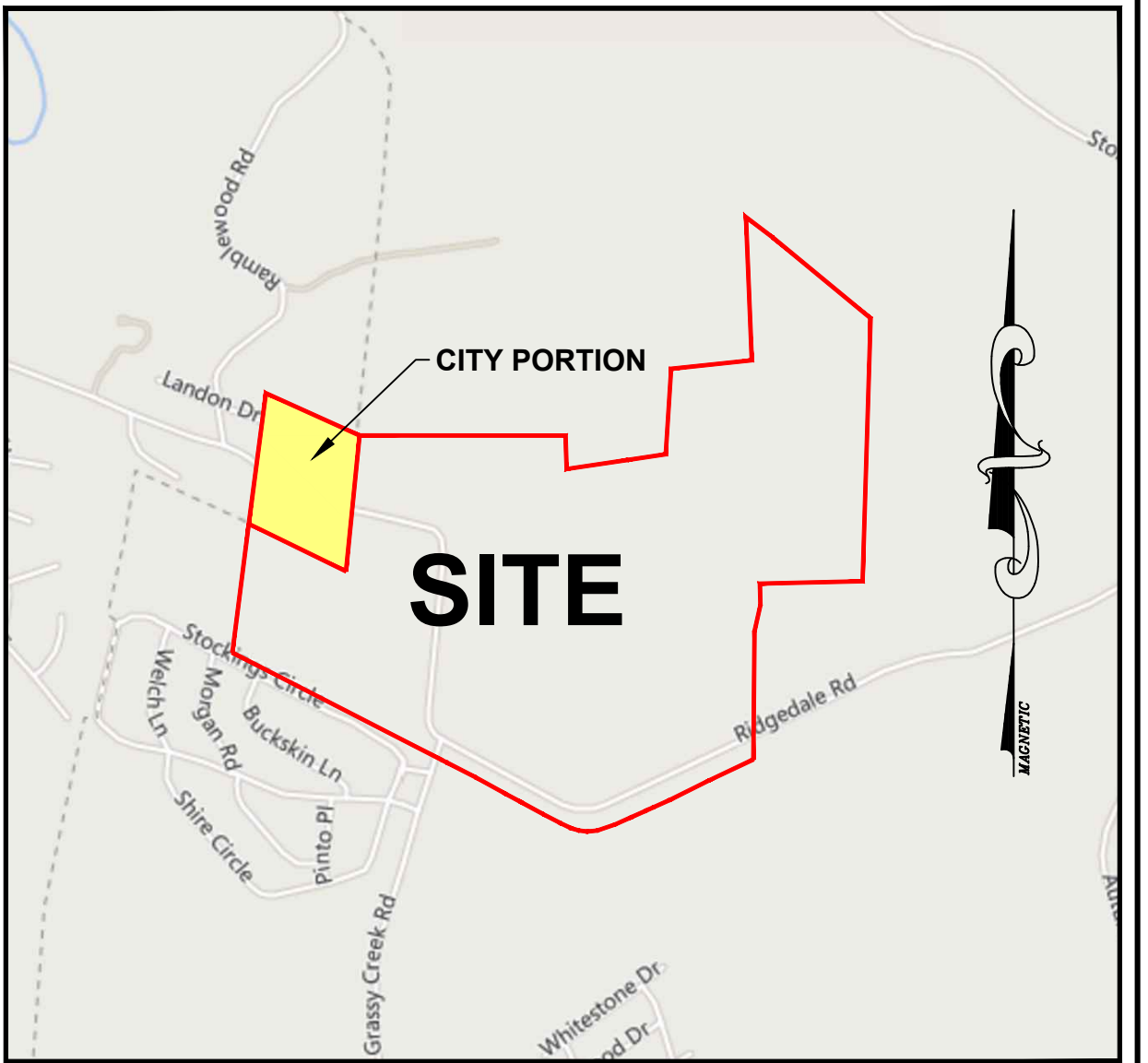
DEVELOPER/OWNER:
 MCBRIDE, HENRY T. JR. AND LOLA H.
 1583 RIDGEDALE ROAD
 HARRISONBURG, VA 22801
 571-298-5105

PROPERTY INFO:
 CITY OF HARRISONBURG:
 TM# 97-A-10; ZONED: R-1;
 PART OF 9.19 ACRES
 CURRENT USE: UNDEVELOPED
 D.B.: 0/0
 FEMA FLOOD ZONE: C

TM# 97-B-7; ZONED: R-1;
 PART OF 9.19 ACRES
 CURRENT USE: UNDEVELOPED
 D.B.: 0/0
 FEMA FLOOD ZONE: C

DEVELOPMENT INFO:
 TO BE SUBDIVIDED INTO:
 11 CITY LOTS (FOR SINGLE FAMILY DWELLINGS)
 (1.20 UNITS/ACRE)
 2 CITY LOTS (RESIDUAL)

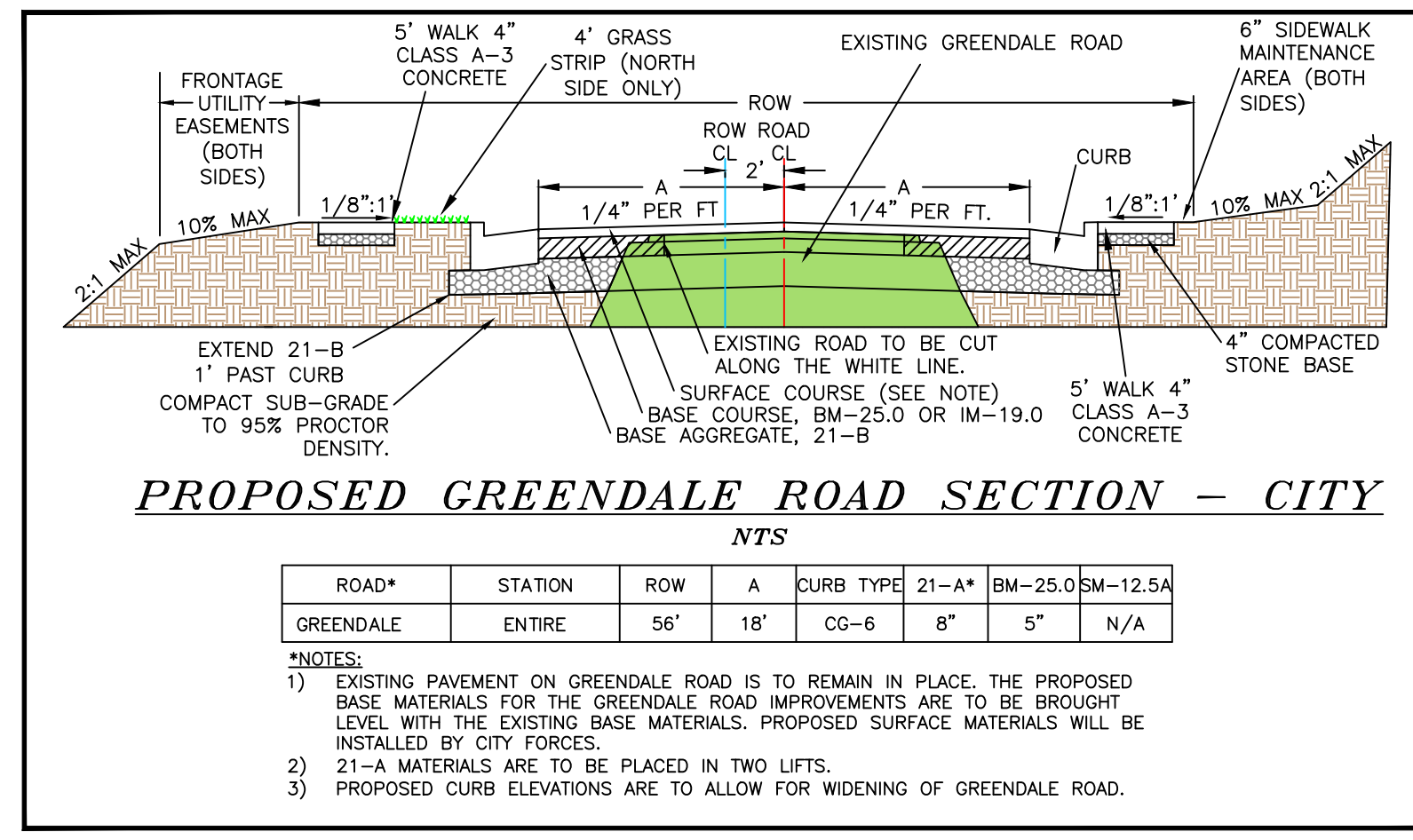
SURVEYOR:
 BENNER & ASSOCIATES INC.
 3061 SOUTH MAIN STREET
 HARRISONBURG, VA 22801
 540-434-0267



VICINITY MAP
 (SCALE: 1"=1000')

- PRELIMINARY PLAT NOTES**
1. WATER/SEWER: All water and sewer mains shall be dedicated to the City of Harrisonburg. Municipal Water and/or Sanitary Sewer System shall be constructed and tested to conform to Commonwealth of Virginia/State Board of Health Waterworks and/or Sewerage Regulations and the City of Harrisonburg Design and Construction Standards Manual.
 2. ELECTRIC: Harrisonburg Electric Commission.
 3. STORM: Stormwater quantity and quality will be provided in onsite ponds, after which it will leave the site through the same flowpaths that existed prior to development.
 4. STREETS: City of Harrisonburg.
5. ROW: The property Owner will dedicate land to achieve the fee simple 56' right-of-way needed for the Proposed Greendale Road Section - City.

- LEGEND**
- CENTER LINE
 - ⊠ AC UNIT
 - E/T- ELECTRIC/TELEPHONE
 - UTILITY POLE
 - ☆ PROPOSED LIGHT POLES
 - W WATER LINES
 - SANITARY LINES
 - SANITARY SEWER CLEANOUT
 - STORM SYSTEM
 - PROPOSED DITCH OR SWALE
 - G GAS LINES
 - EXISTING PROPERTY LINE
 - PROPOSED PROPERTY LINE
 - EXISTING RIGHT-OF-WAY LIMIT
 - SETBACK LINE
 - EASEMENT LINE
 - PROPOSED ROAD/EOP
 - EXISTING OR FUTURE ROAD
 - EXISTING OR FUTURE PARKING
 - CURBING: CG-2 OR CG-6
 - DUMPSTER
 - HANDICAP PARKING
 - CG-12/ASPHALT RAMP
 - FIRE HYDRANT
 - WATER METER
 - PROPOSED FENCE
 - FUTURE RAIL
 - EXISTING FENCE LINE
 - PROPOSED PAVEMENT
 - PROPOSED EASEMENT
 - PROPOSED CONCRETE
 - GRASS AREA
 - EXISTING CONTOURS
 - 1284 PROPOSED CONTOURS
 - + 28.5 PV PROPOSED SPOT ELEVATIONS
 - EXISTING OR FUTURE BUILDING
 - PROPOSED BUILDING
 - ⚠ REVISION SYMBOLS
 - DISTURBED AREA
 - EXISTING STREAM
 - PROPOSED STREAM RESTORATION



Date: 5-7-21
 Scale: 1" = 50'
 Designed by: JDO
 Drawn by: JDO
 Checked by: JDO

Blackwell
 Engineering, P.C.
 566 East Market Street
 Harrisonburg, Virginia 22801
 Phone: (540) 432-9555
 Email: BE@BlackwellEngineering.com

Revision Dates

6-2-21

PRELIMINARY PLAT
 GREENDALE GREEN SUBDIVISION
 HENRY T. MCBRIDE, JR.
 1583 RIDGEDALE ROAD
 HARRISONBURG, VA 22801

Drawing No.
1
 of 1 Sheets

Job No. 2886