

PUBLIC COPY

UB Zoning DO NOT REMOVE

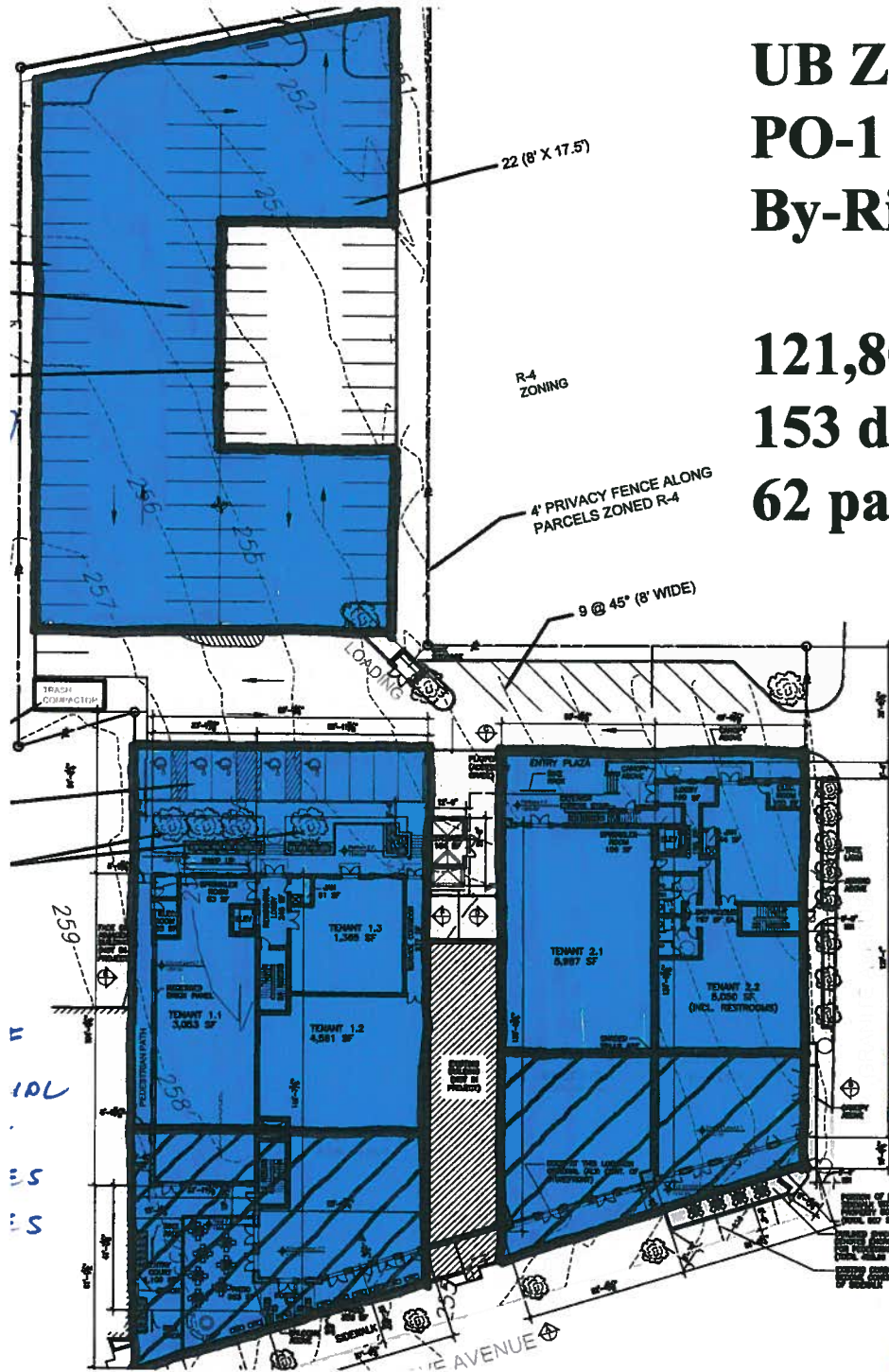
PO-1

By-Right Development

121,800 square feet

153 dwellings

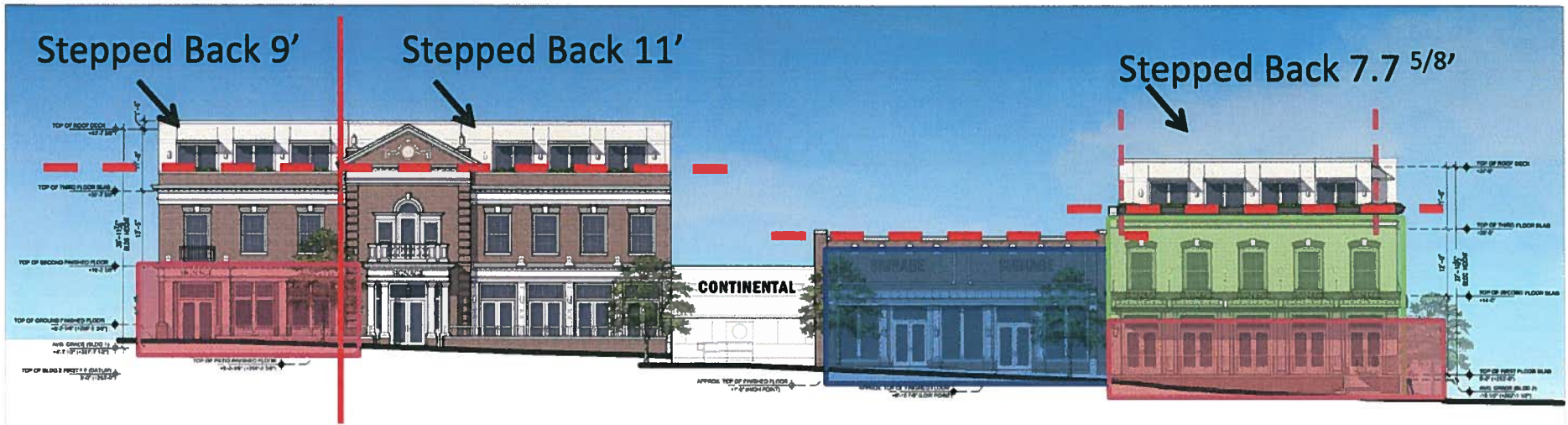
62 parking spaces



Special Use Permit Benefits versus By-Right Development (UB District)

PRIMARY RELIEF:	<u>SUP PROJECT</u>	<u>UB DISTRICT DEVELOPMENT</u>
Zoning Height	37' and 38'-11 7/8"	28'
Actual Height (Corner of Grove and Granite)	42.5'	36'
LIMITATIONS/RESTRICTIONS:	<u>SUP PROJECT</u>	<u>UB DISTRICT DEVELOPMENT</u>
Dwelling Units	12 Dwellings	153 Dwellings
Building Area/Total Building Mass	49,084 SF	121,800 SF
Outdoor Dining (commercial) Hours	11PM	None
Lowered Site Lights	8' along entrance way	None
BENEFITS/GUARANTEES:	<u>SUP PROJECT</u>	<u>UB DISTRICT DEVELOPMENT</u>
<u>Parking:</u>		
Parking Spaces	104 spaces	62 spaces
Enhanced Parking Lot Design and Landscaping	Guaranteed	Not Required
<u>Pedestrian Orientation:</u>		
Outdoor Dining	Guaranteed	Not Required
Street Furniture	Guaranteed	Not Required
Pedestrian Scale Design	Guaranteed	Not Required
Bike Racks	12 Short Term/4 Long Term (for Dwellings)	0 short term/ 4 Long Term (for Dwellings)
<u>Building Design:</u>		
Quality Materials (Brick)	Guaranteed	Not Required
Step Backs for Upper Floor	Guaranteed	Not Required
Variation in Facades	Guaranteed	Not Required
Fenestration/Architectural Detail	Guaranteed	Not Required
Organic/Ageless Architecture	Guaranteed	Not Required
Tall Floor to Ceiling Heights to Ensure Quality	Guaranteed	Not Required

THE PROJECT

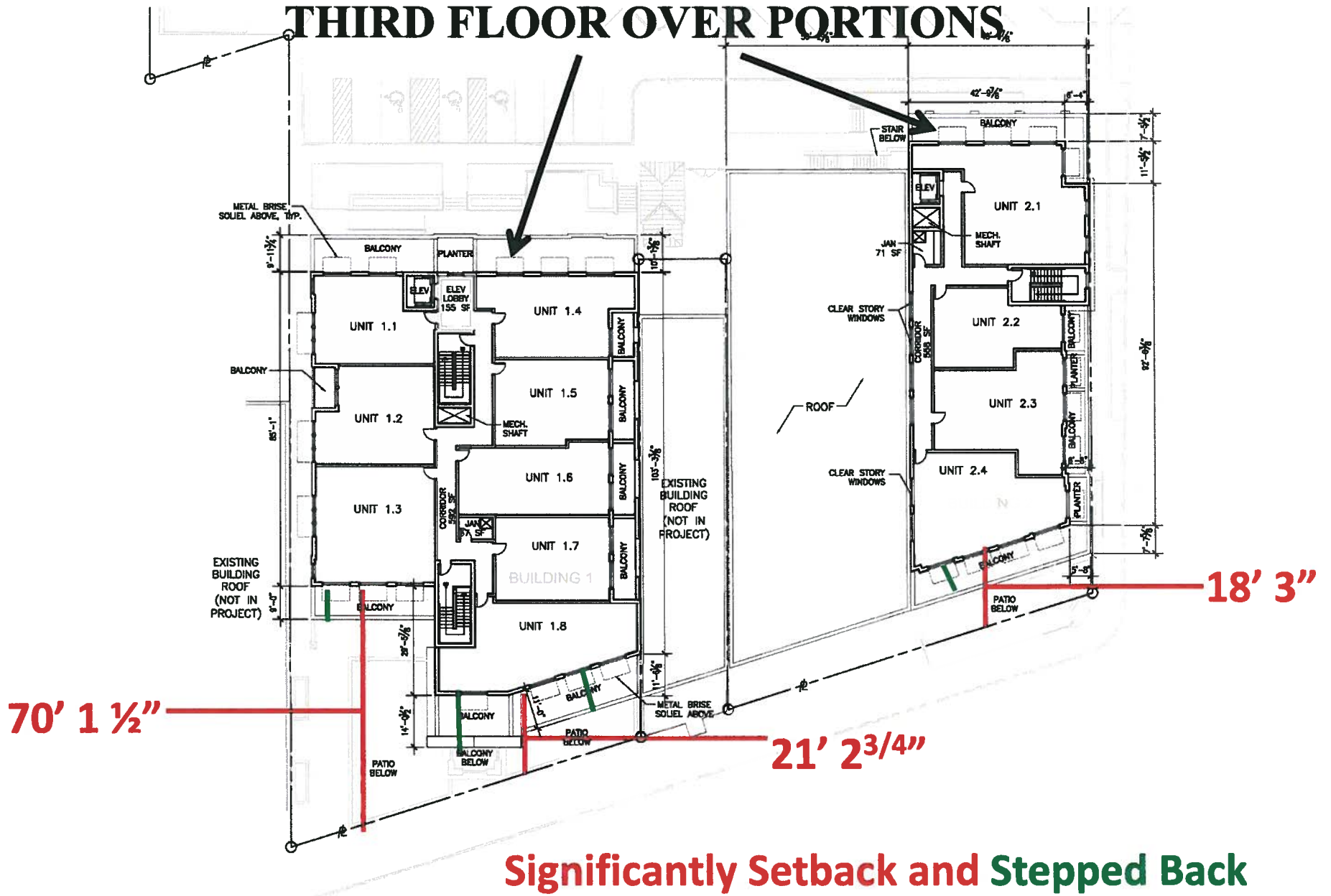


A GROVE AVENUE ELEVATION
SCALE: 1/4" = 1'-0"



B GRANITE AVENUE ELEVATION
SCALE: 1/4" = 1'-0"

THIRD FLOOR OVER PORTIONS



Existing



THE PROJECT



Existing



THE PROJECT



Existing



THE PROJECT

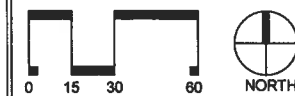


WESTHAMPTON
 ON GROVE

NOT FOR CONSTRUCTION

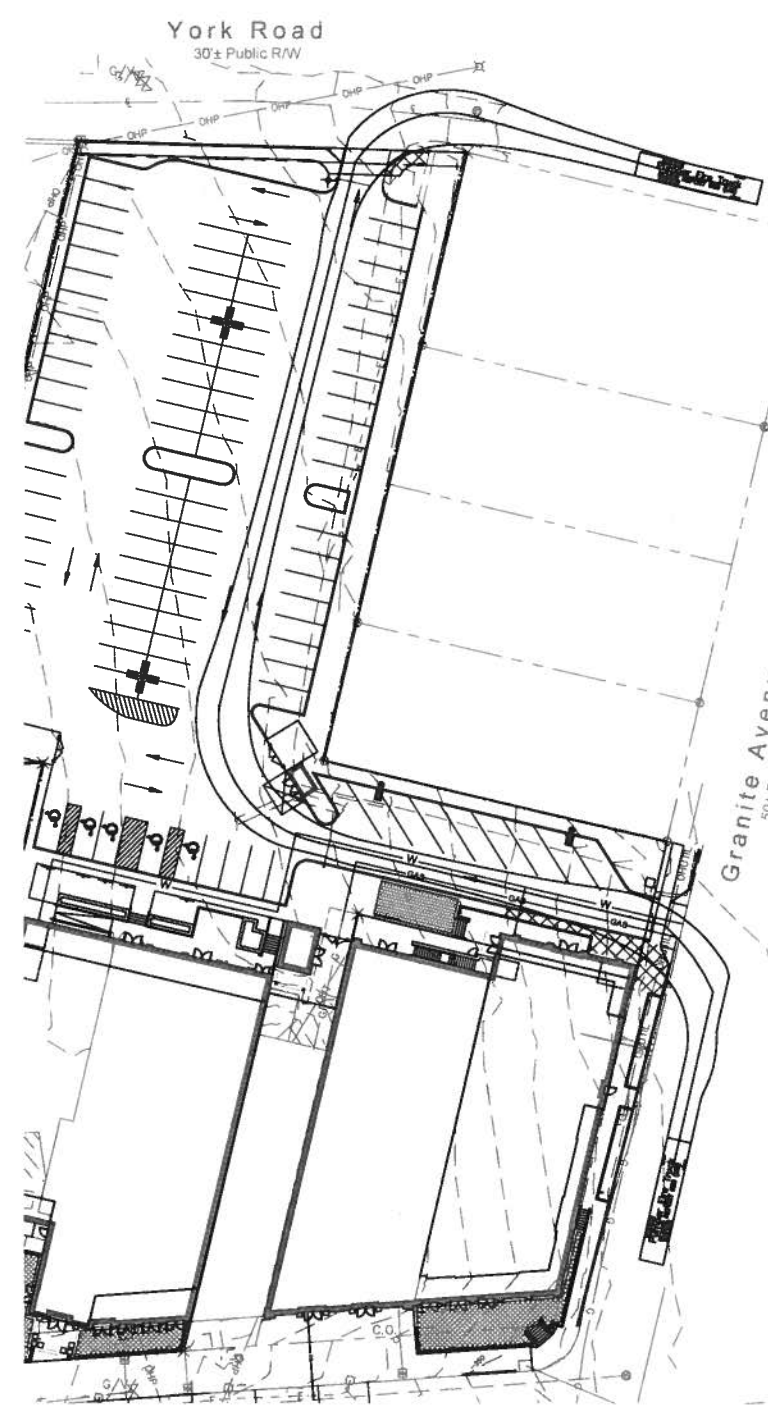
SPECIAL USE PERMIT

No.	Date	Description

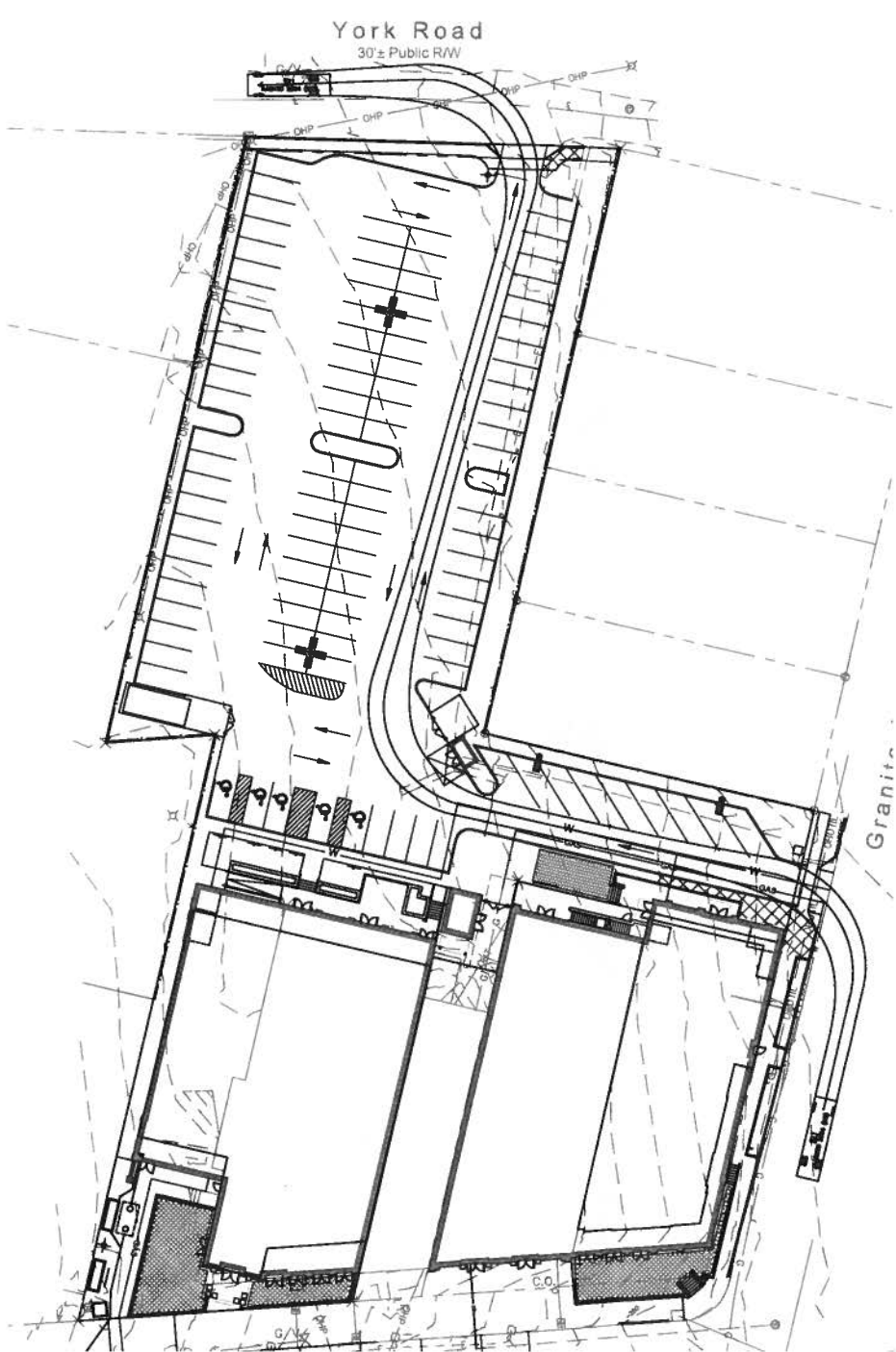


SCALE: 1"=30'

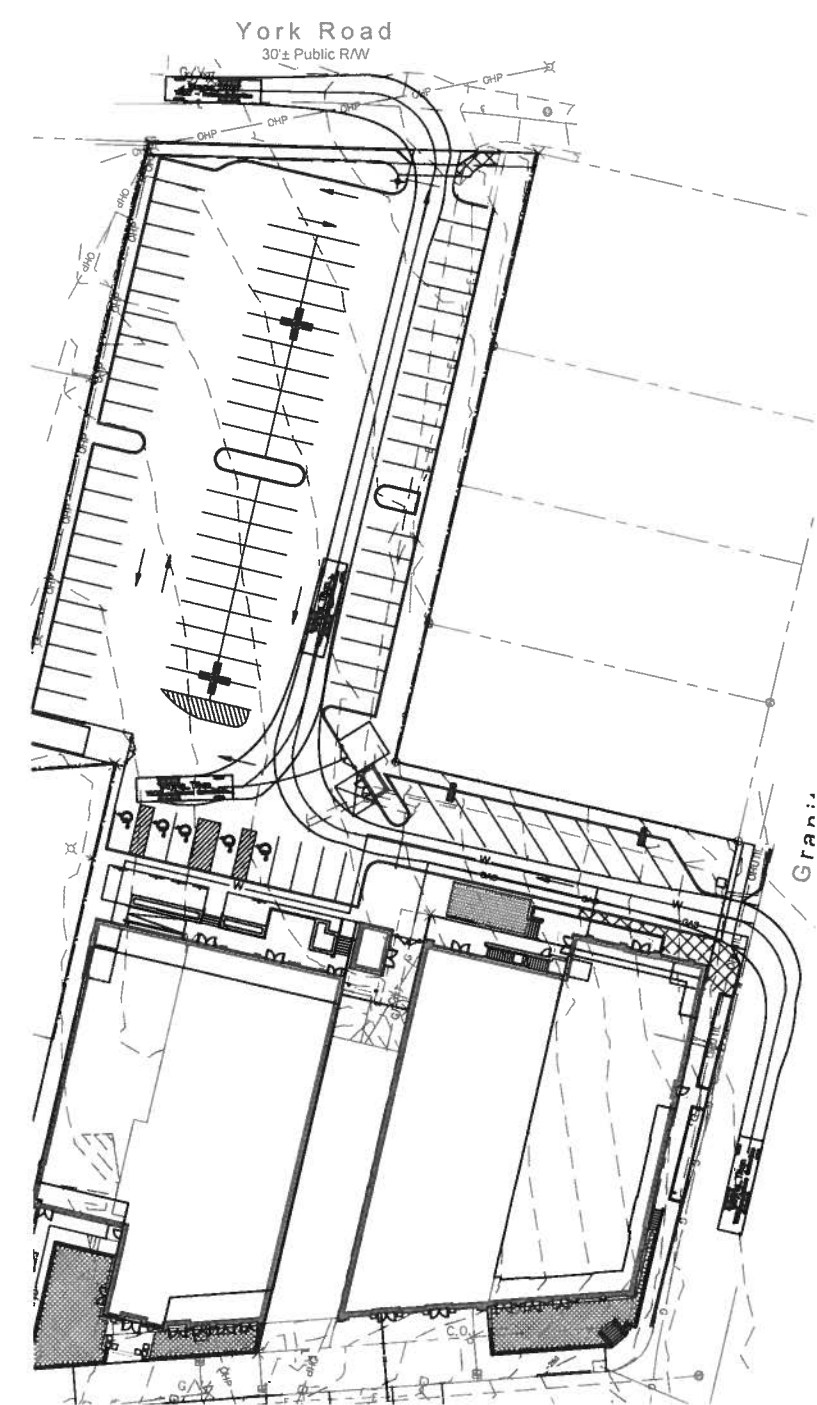
AUTO-TURN ANALYSIS



FIRE TRUCK (L=44')



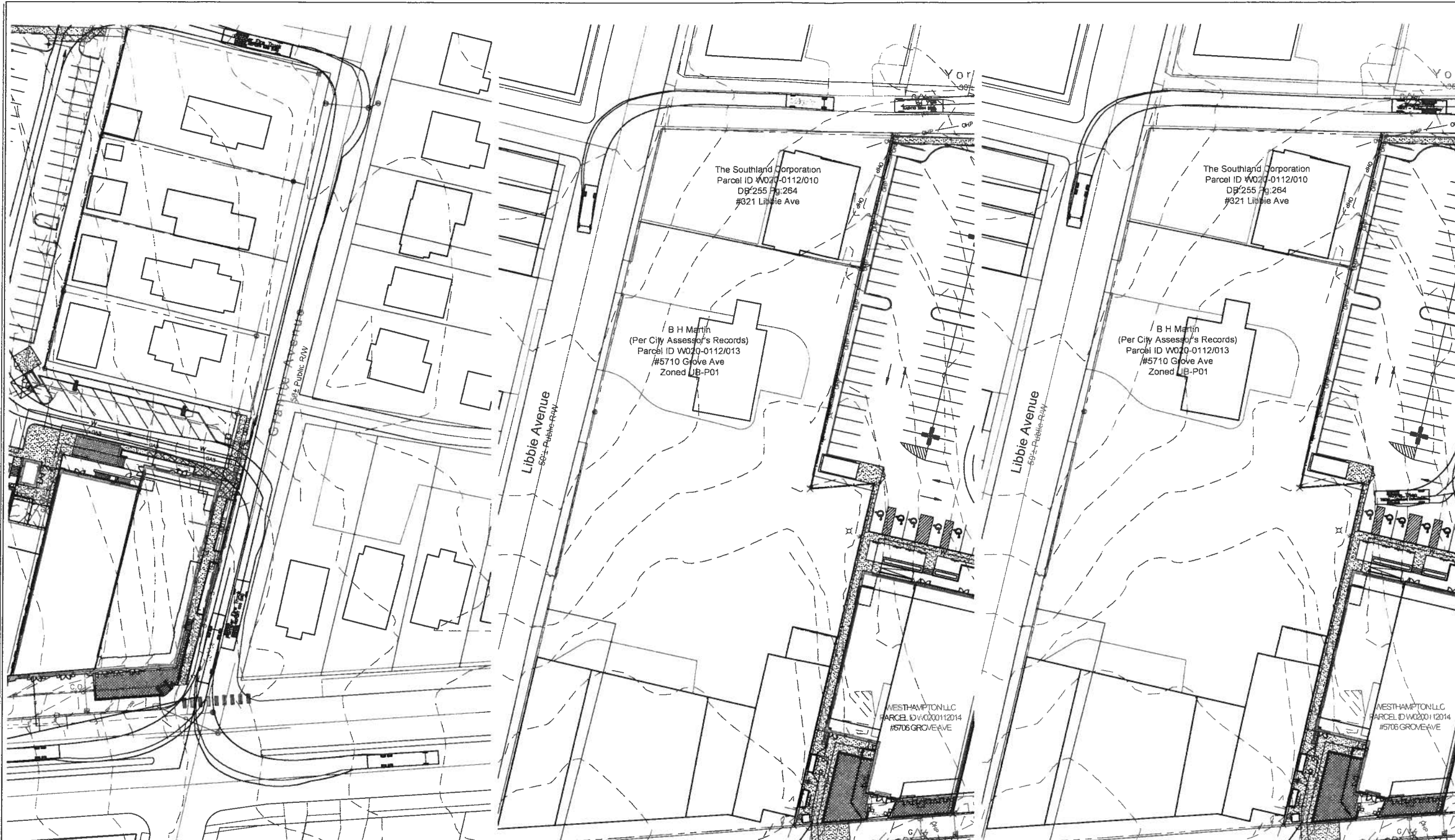
DELIVERY TRUCK (L=30 FT)



GARBAGE TRUCK (L=34 FT)

CONTINENTAL DELIVERY TRUCKS = 32 FT LONG.
 32 FT CAN BE ACCOMMODATED AS DEMONSTRATED
 BY 30 FT AND 34 FT SCENARIOS.

F:\2015\Cametas - Westhampton Theatre Property M15038\DWGS\1 - DesignSheet\Final\M15038-C3 00-Site Plan.dwg Jul 25, 2016 - 3:58pm



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 BY 30 FT AND 34 FT SCENARIOS.

3701 GROVE AVENUE
 REC-84240, VA 23228
 T 804.743.7026

PRM LICENSE # C-1051
 www.premiac.com
 PROJECT # M15038

CONTACT: CHARLENE HARPER

Client:

WESTHAMPTON, LLC
 350 PEMBROKE LANE
 GOOCHLAND, VA 23228
 CONTACT: STEFAN CAMETAS

Project:

WESTHAMPTON ON GROVE

Vicinity map:

Seal:

NOT FOR CONSTRUCTION

Issued for:

SPECIAL USE PERMIT

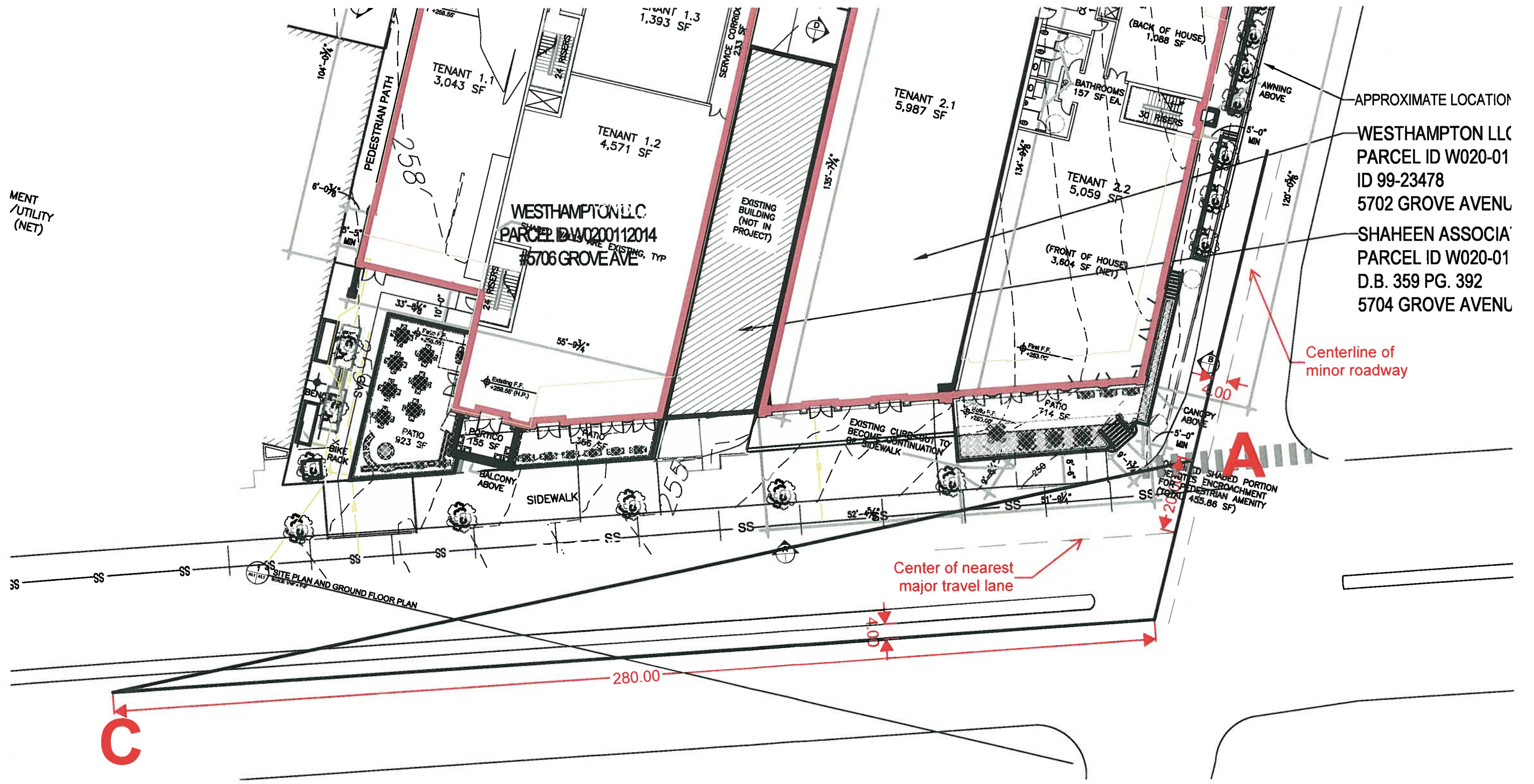
No.	Date	Description

SCALE: 1"=30'

Title:

AUTO-TURN ANALYSIS

Project number: M15038 Sheet:
 Date: 07.25.2016
 Drawn by:
 Approved by: C3.21



APPROXIMATE LOCATION
 WESTHAMPTON LLC
 PARCEL ID W020-01
 ID 99-23478
 5702 GROVE AVENUE
 SHAHEEN ASSOCIATION
 PARCEL ID W020-01
 D.B. 359 PG. 392
 5704 GROVE AVENUE

Centerline of minor roadway

Center of nearest major travel lane

SHADDED PORTION FOR PEDESTRIAN AMENITY (TOTAL 455.88 SF)

MENT /UTILITY (NET)

SITE PLAN AND GROUND FLOOR PLAN

WESTHAMPTON LLC
 PARCEL ID W020-01
 5706 GROVE AVE

280.00

C

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