TABULATIONS

ZONE	B-1
MAXIMUM LOT COVERAGE	85%
FRONT YARD SETBACK	=20'
REAR/SIDE YARD SETBACKS	=N/A

1. THERE ARE NO REAR NOR SIDE YARD SETBACKS SINCE THE ADJACENT PROPERTY IS NOT ZONED RESIDENTIAL NOR AGRICULTURAL.
2. THE EXISTING FEATURES DEPICTED HEREIN ARE BASED UPON INFORMATION OF RECORD AND SUBJECT TO THE COMPLETION OF AN ALTA AND TOPOGRAPHIC SURVEYS.
3. PERMISSION MAY BE REQUIRED FROM THE UTILITY PURVEYORS TO CONSTRUCT THE PARKING SPACES WITHIN THE EXISTING VDOT RELATED EASEMENTS ALONG LEE HIGHWAY.
4. 11 STACKING SPACES ARE REQUIRED INCLUDING 5 BETWEEN THE WINDOW AND MENU BOARD AND 6 BEHIND OR BEYOND THE MENU BOARD.
5. THE SUBJECT PROPERTY IS LOCATED WITHIN AN H.C.O.D.(OLD) BUT THIS H.C.O.D. DOES NOT REQUIRE A BUFFER BUT MAY RESTRICT SIGNAGE, ETC.
6. THIS LAYOUT IS SUBJECT TO FINAL ENGINEERING AND IS CONCEPTUAL IN NATURE.

PARKING REQUIRED:

DAYCARE	
1 SPACE PER 5 STUDENTS(40 STUDENTS)	= 8 SPACES
1 SPACE PER 10 STUDENTS(110 STUDENTS)	= 11 SPACES
NO LOADING SPACES REQUIRED	
TOTAL REQUIRED:	19 SPACES
INFORMAL RESTAURANT W/DRIVE THRU	
1 SPACE PER 75 N.S.F.	=26 SPACES
LOADING	
1 SPACE PER 10,000 N.S.F.	= 1 SPACE
TOTAL REQUIRED:	45 SPACES
TOTAL PROVIDED:	45 SPACES

LDC
4585 DAISY REID AVENUE, SUITE 201 WOODBRIDGE, VIRGINIA 22192
PH: 703-680-4355 FX: 703-680-4775

LAYOUT #1

LOGOS WAY

BRENTSVILLE MAGISTERIAL DISTRICT
PRINCE WILLIAM COUNTY, VIRGINIA

DATE	DESIGN NO.	DESCRIPTION	REVIEW BY	APPROVED	DATE

REVISION APPROVED BY:

ENGINEER

I HEREBY CERTIFY THAT OTHER THAN THE REVISIONS SHOWN HEREON, NO OTHER CHANGES HAVE BEEN MADE.

SCALE: 1"=30'

SHEET 1 OF 1

DATE: AUGUST, 2020

DRAFT: MTM | CHECK: MTM

FILE NUMBER: 20318-1-0