

TAX MAP PARCEL

59-23G1

OWNER/DEVELOPER

Christian Aid Mission
555 Broomley Road
Charlottesville, VA 22901

PLAN PREPARATION

Shimp Engineering, P.C.
912 East High Street
Charlottesville, VA 22902
(434) 227-5140

ZONING

Commercial Office

MAGISTERIAL DISTRICT

Samuel Miller

SOURCE OF TITLE

DB 4327 PG 504, 506

Minimum Spacing Standards for Commercial Entrances					
	Functional Classification	Design Speed	Type	Minimum Spacing Required	Spacing Provided
Existing Route 250 Entrance	Minor Arterial	45 mph	Type 4 - Partial Access	250 ft	609 ft
Proposed Broomley Road Entrance	Minor Collector	≤ 30 mph & 35-45mph	Type 2 - Unsignalized/Full Crossover	440 ft	460 ft

*Virginia Department of Transportation, Appendix F, Access Management Design Standards for Entrances and Intersections, Table 2-2 Minimum Spacing Standards for Commercial Accesses, Intersections, and Median Crossovers

SOURCE OF BOUNDARY AND TOPOGRAPHY

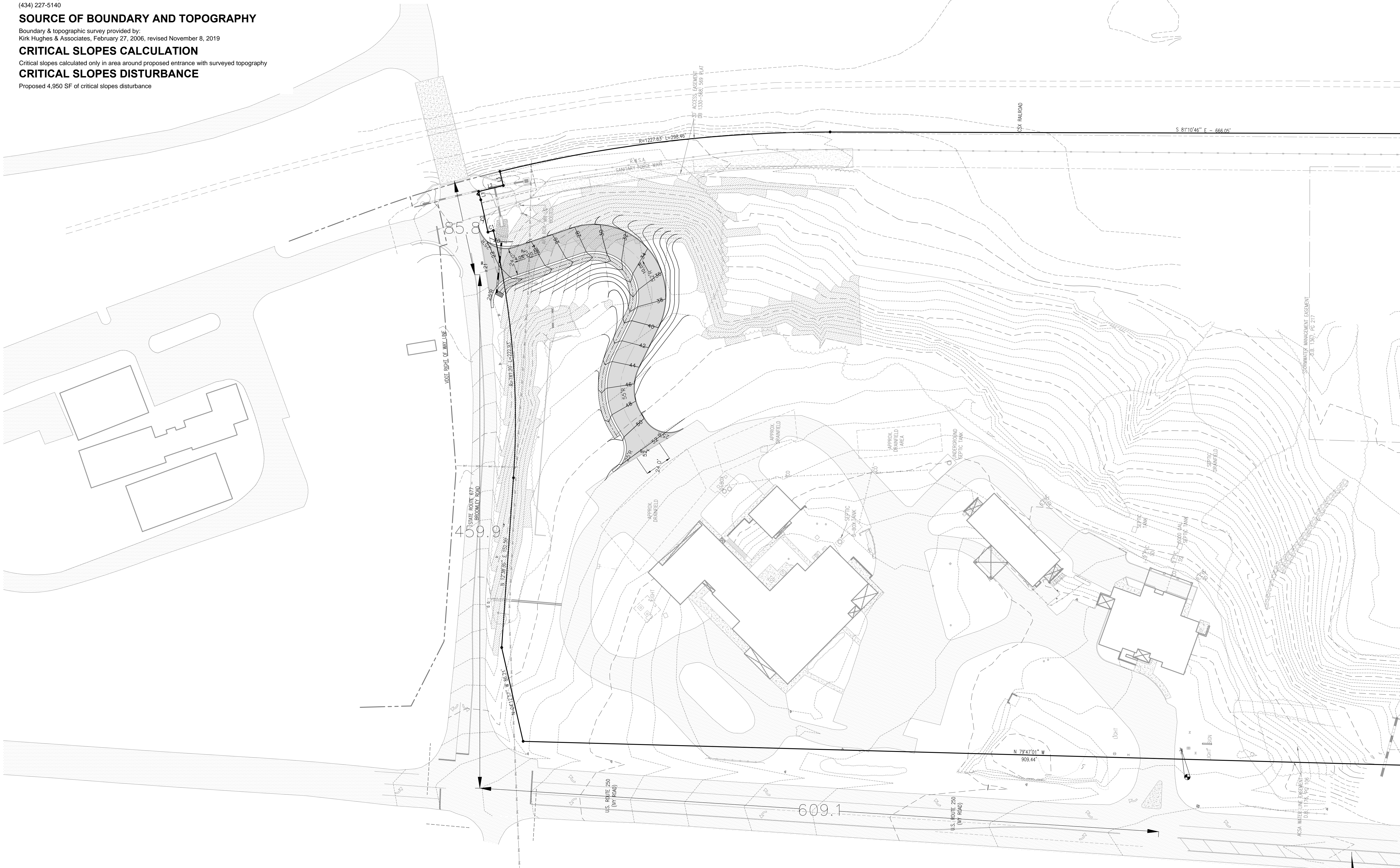
Boundary & topographic survey provided by:
Kirk Hughes & Associates, February 27, 2006, revised November 8, 2019

CRITICAL SLOPES CALCULATION

Critical slopes calculated only in area around proposed entrance with surveyed topography

CRITICAL SLOPES DISTURBANCE

Proposed 4,950 SF of critical slopes disturbance



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 CHARLOTTEVILLE VA 22902 JUSTIN@SHIMP-ENGINEERING.COM



SPECIAL EXCEPTION EXHIBITS

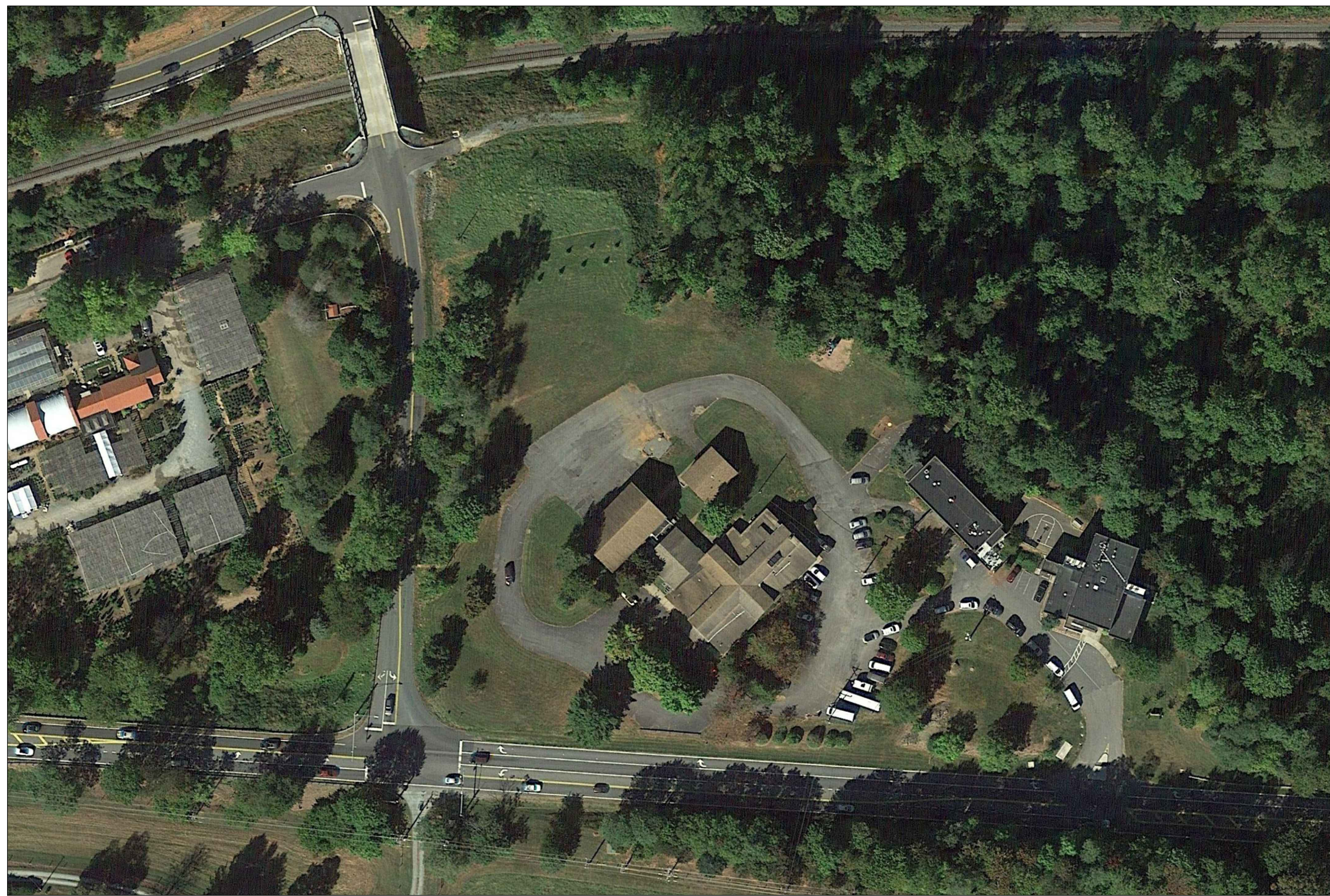
CHRISTIAN AID MISSION

ALBEMARLE COUNTY, VIRGINIA
SUBMISSION:
 2020.10.26
REVISION:
 2021.01.11
 2021.03.25

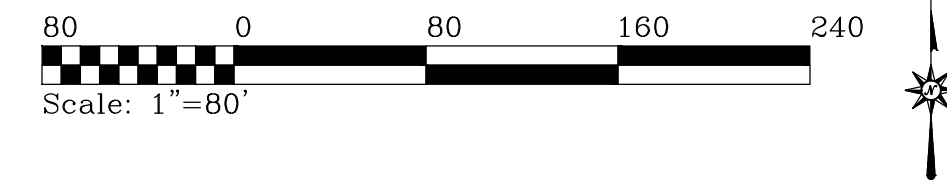
FILE NO. 19.068

EXISTING & PROPOSED ENTRANCES

C1

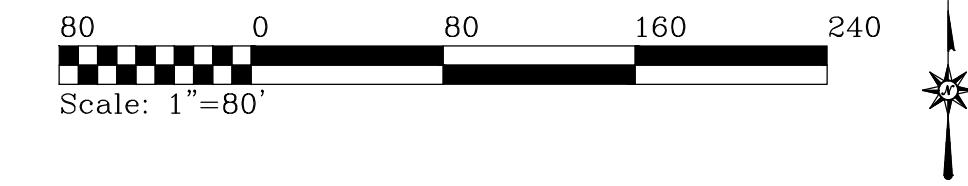


SITE AERIAL



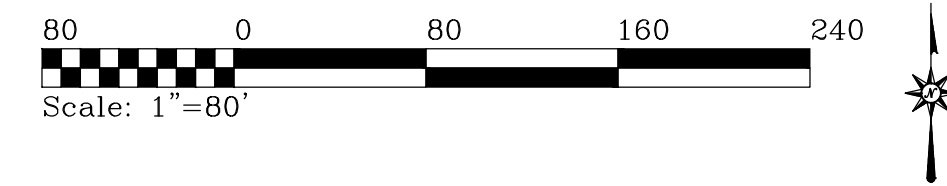
EXISTING CONDITIONS

CRITICAL SLOPES SHOWN PROVIDED BY ALBEMARLE COUNTY GIS

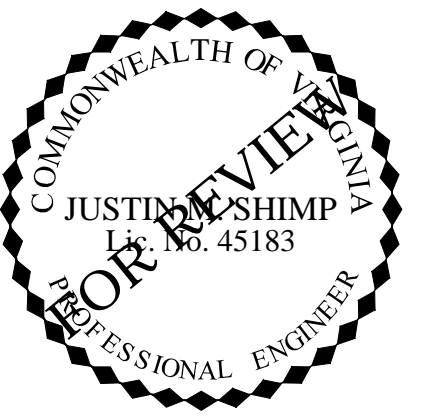


PROPOSED ENTRANCE & SLOPES DISTURBANCE

CRITICAL SLOPES SHOWN DERIVED FROM SURVEYED TOPOGRAPHY, KIRK HUGHES & ASSOCIATES, FEBRUARY 27, 2008, REVISED NOVEMBER 8, 2019



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