

2 VICINITY MAP
SCALE: NOT TO SCALE

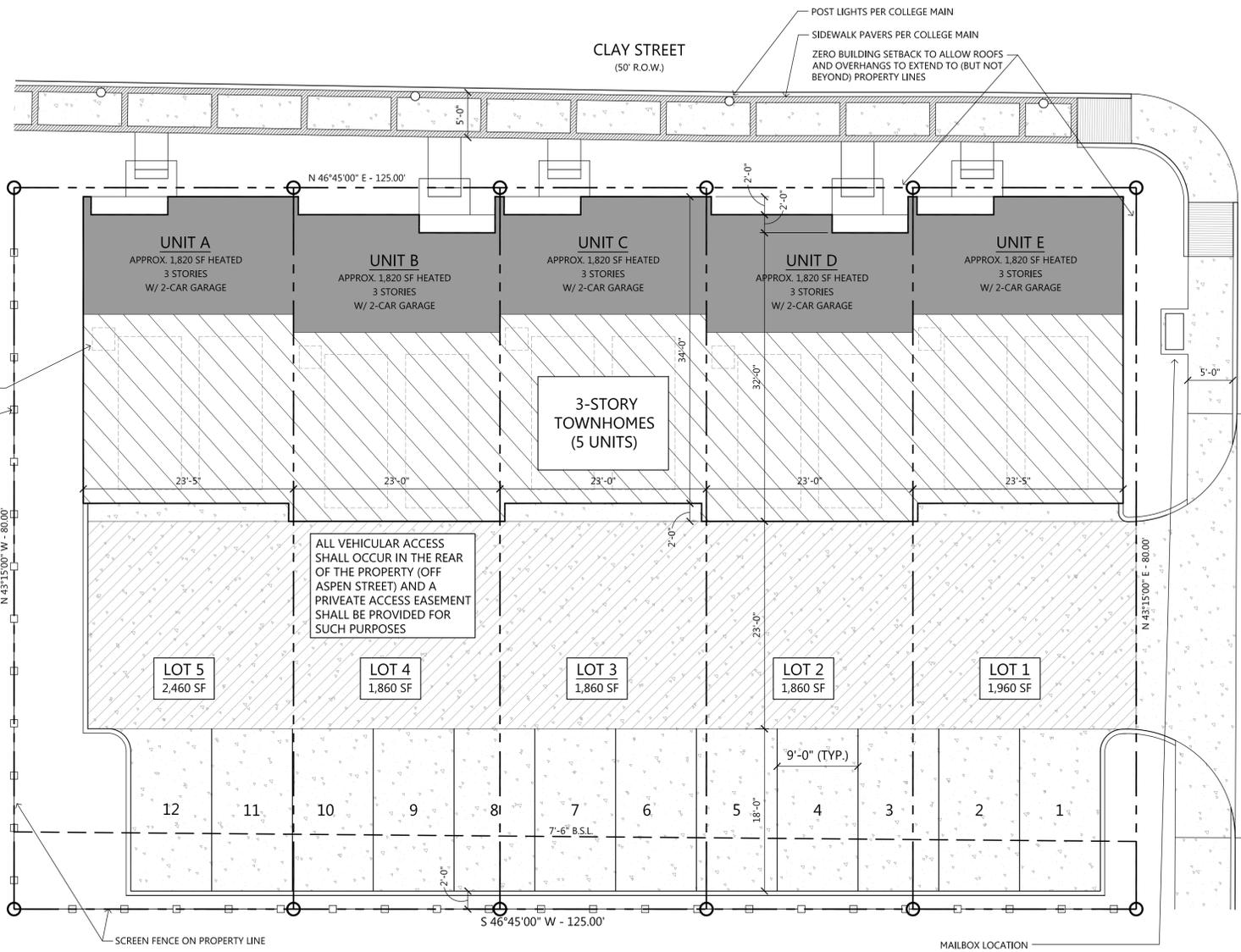


PARKING ANALYSIS	
PROPOSED IMPROVEMENTS:	(5) TOWNHOMES (3 BED / 3.5 BATH)
NEW REQUIRED PARKING:	(15) SPACES (1 SPACE PER BEDROOM)
NEW PROVIDED PARKING:	(10) GARAGE SPACES (2 CAR GARAGE PARKING PER UNIT) (12) DRIVEWAY PARKING (WITHIN PROPOSED SHARED ACCESS EASEMENT)
	(22) TOTAL PARKING SPACES = 1.46 PARKING SPACES PER BEDROOM

NOTES	
1.	ALL VEHICULAR ACCESS TO THE PROPOSED DEVELOPMENT SHALL OCCUR IN THE REAR OF THE PROPERTY AND A PRIVATE ACCESS EASEMENT SHALL BE PROVIDED FOR SUCH PURPOSES.
2.	A HOME OWNERS ASSOCIATION (HOA) SHALL BE CREATED FOR THE PROPOSED DEVELOPMENT IN ACCORDANCE WITH THE CITY'S SUBDIVISION ORDINANCE.
3.	LANDSCAPING REQUIREMENTS SHALL BE CALCULATED FOR THE (5) COMBINED LOTS.
4.	SIDEWALK LIGHTING AND INSET PAVERS SHALL BE PROVIDED SIMILAR TO COLLEGE MAIN

LEGEND:

FENCE (AS INDICATED)	
CONCRETE	
CONCRETE (23' FIRE LANE)	
UNCONDITIONED (GARAGE)	
CONDITIONED SPACE	



1 PROPOSED SITE PLAN FOR CITY REVIEW
SCALE: 1/8" = 1'-0"



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**NOT FOR REGULATORY
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OR CONSTRUCTION**

CLAY ST. TOWNHOMES
BRYAN, TEXAS

15-022
2015.11.19

**EXHIBIT
A**