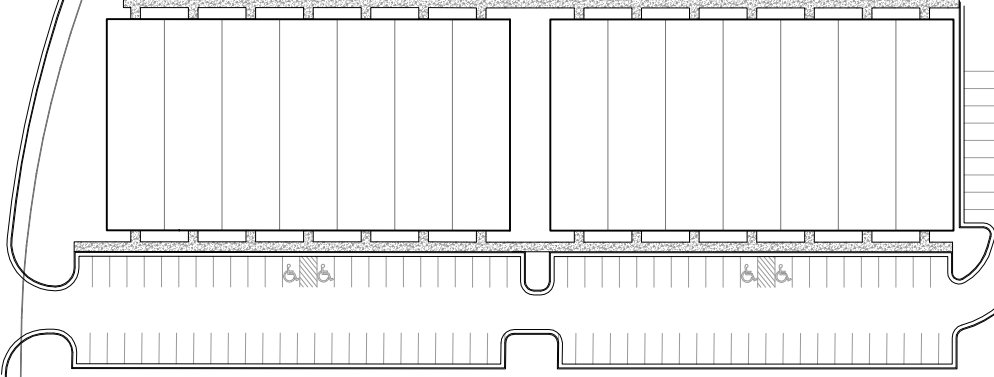




Fairbanks & Franklin

CIVIL ENGINEERING • LAND PLANNING
11901 Main Street • Fredericksburg, VA 22408 • (540) 899-3700

LANDSDOWNE INDUSTRIAL PARK
09-08-10

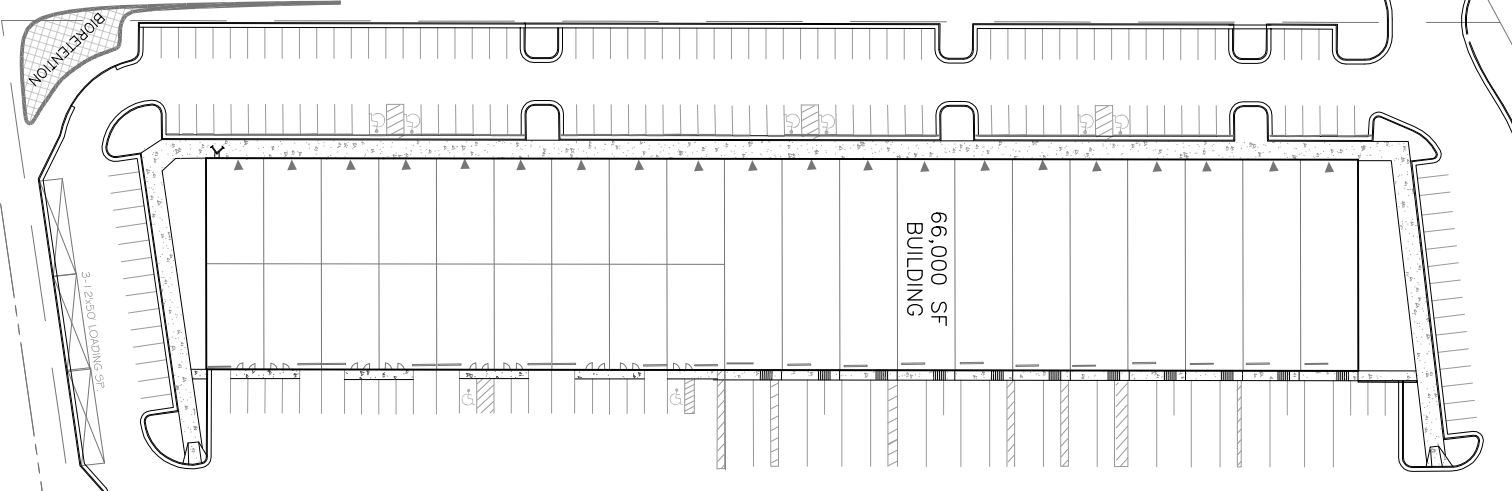


10' STREET BUFFER "C"

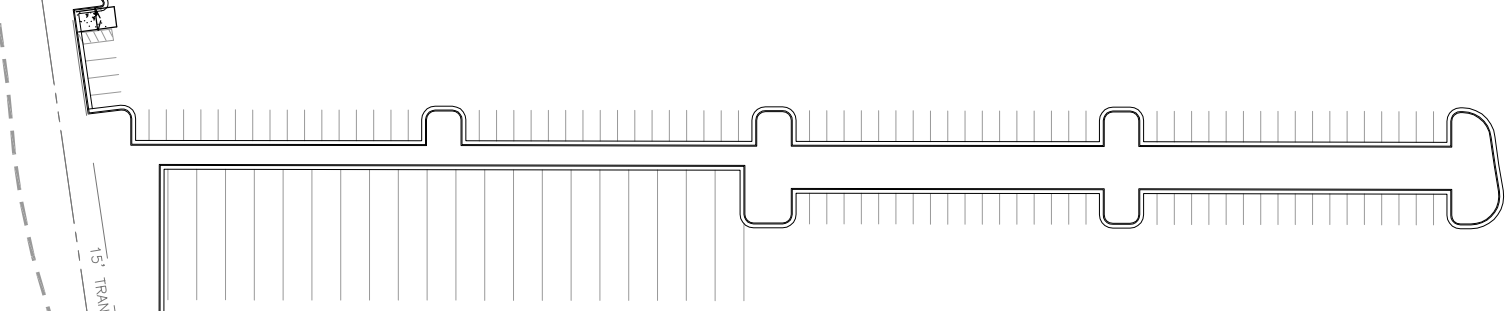
LANDSDOWNE ROAD (S.R. #638)

POSTED SPEED 45 MPH

10' CLASS "C" STREET BUFFER

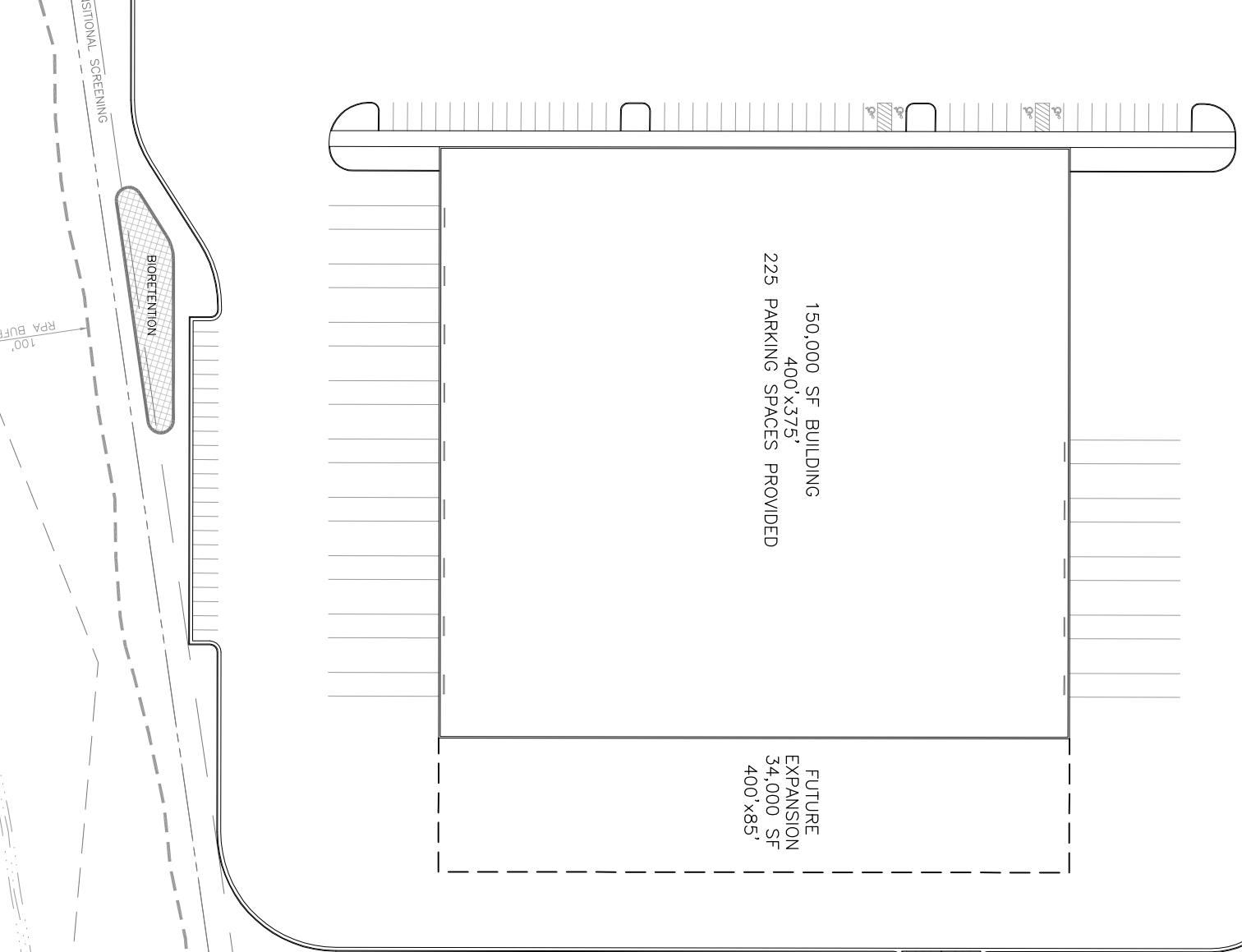


66,000 SF BUILDING



150,000 SF BUILDING
400'x375'
225 PARKING SPACES PROVIDED

FUTURE EXPANSION
34,000 SF
400'x85'



15' TRANSITIONAL SCREENING

20' TRANSITIONAL SCREENING

STORMWATER MANAGEMENT

BIORETENTION

BIORETENTION

BIORETENTION

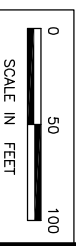
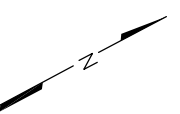
20' TRANSITIONAL SCREENING

BIORETENTION

100' RPA BUFFER

100' RPA BUFFER

DEEP RUN



SCALE IN FEET