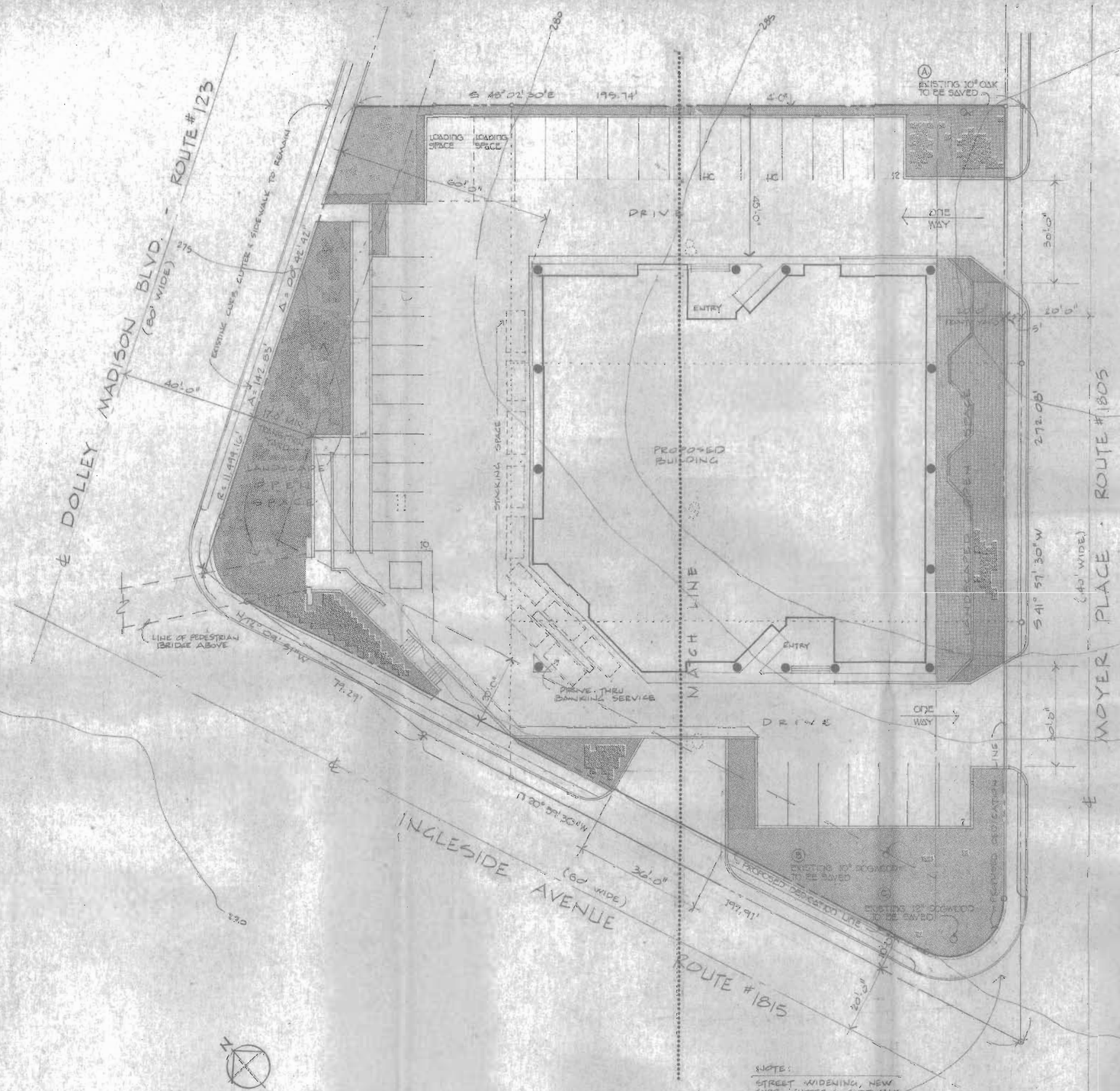


BUILDING ENTRY LEVEL PLAN

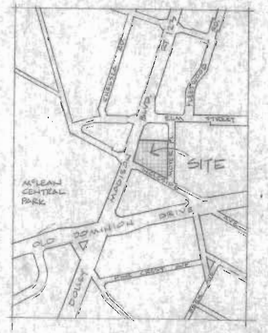
SCALE 1/16" = 1'-0"

NOTE: REFER TO DRAWING NO. 2 OF 2 FOR COVERED PARKING LAYOUT.

NOTE:
STREET WIDENING, NEW CURB, GUTTER & SIDEWALK TO BE PROVIDED TO MATCH EXISTING PROFILES ON BOTH MOYER PLACE AND INGLESIDE AVENUE.

DEVELOPMENT NOTES

1. THIS DEVELOPMENT PLAN IS IN ACCORDANCE WITH THE ADOPTED FAIRFAX COUNTY COMPREHENSIVE PLAN.
2. THE PROPOSED DEVELOPMENT CONFORMS TO THE PROVISIONS OF ALL APPLICABLE ORDINANCES, REGULATIONS AND ADOPTED STANDARDS OF FAIRFAX COUNTY.
3. TOPO TAKEN FROM FAIRFAX COUNTY TOPOGRAPHIC MAP SERIES CI-5.0'
4. BOUNDARY INFORMATION SHOWN WAS TAKEN FROM REZONING PLAT DATED NOV. 10, 1983 AS PREPARED BY RUNYON, DUDLEY ASSOCIATES, INC.
5. STORMWATER MANAGEMENT WILL BE PROVIDED IN ACCORDANCE WITH FAIRFAX COUNTY POLICIES AND ORDINANCES.
6. STREET WIDENING, NEW CURB, GUTTER, AND SIDEWALKS TO BE PROVIDED TO MATCH EXISTING PROFILES ON BOTH MOYER PLACE AND INGLESIDE AVE.
7. PROPOSED BUILDING TO BE THREE-STORY HEIGHT FINANCIAL INSTITUTION WITH DRIVE-IN BANKING SERVICES.
8. CONSTRUCTION TO BE COMPLETED ONE YEAR FROM THE COMMENCEMENT OF CONSTRUCTION.
9. TREES TO BE SAVED
   - (A) 10" OAK
   - (B) 10" DOGWOOD
   - (C) 18" DOGWOOD



VICINITY MAP

SCALE: 1" = 500'

DESCRIPTION

LOTS NO. 8, 9, 10, 11 AND PART OF LOT NO. 2A, MACKALL'S ADDITION TO WEST McLEAN

THE PROPERTY DELINEATED ON THIS PLAN IS LOCATED ON TAX MAP NO. 30-2-006

ZONING

PRESENT ZONING	C-2 & R-3
PROPOSED ZONE	C-3

AREA TABULATIONS

TOTAL AREA	47,173 SQ. FT.
PROPOSED DEDICATION TO PUBLIC ROADS	(3,670 SQ. FT.)
RESULTING GROSS AREA	43,503 SQ. FT.

ZONE C-3 STANDARDS

CATEGORY	REQUIRED OR ESTABLISHED	PROPOSED	NOTES
A. OPEN SPACE	15% OF GROSS AREA 8825 SQ. FT.	30 % 12,984 SQ. FT.	SHOWN SHADED
B. FRONT YARD	PER McLEAN DESIGN STANDARDS		
MOYER PLACE	20'	20'	40' FRONT YARD REQUIRED BY C-3 ZONING STANDARDS
INGLESIDE AVE.	20'	20'	
DOLLEY MADISON	25'	60'	
C. SIDE YARD	NONE	45'	
D. MAXIMUM FLOOR AREA RATIO (F.A.R.)	1.0 47,173 SQ. FT.	0.7 33,021 SQ. FT.	
E. TRANSITION YARD AT DOLLEY MADISON	35'	17.8' MIN.	SEE NOTES ON DRAWING NO. 2
F. PARKING	1 SPACE PER 280 NET SQ. FEET	26,417 NET SQ. FT.	BASED ON REQUIREMENTS FOR FINANCIAL INSTITUTION
TOTAL SPACES	106 SPACES	118 SPACES	INCLUDES 5% BIKE RACK CREDIT (5 SPACES)
LOWER LEVEL	—	81 COVERED SPACES	
UPPER LEVEL	—	29 OPEN SPACES	
HANDICAPPED	5 SPACES	6 SPACES	INCLUDED IN TOTAL ABOVE
OFF-STREET LOADING	2 SPACES	2 SPACES	NOT INCLUDED IN TOTAL ABOVE
G. BUILDING HEIGHT	90' MAX.	45'	

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DATE: APR. 1984
AUG 27 1984

SPECIAL EXCEPTION PLAT
GENERALIZED DEVELOPMENT PLAN

McLEAN SAVINGS & LOAN CORPORATE HDQTRS.
DOLLEY MADISON PARTNERSHIP

DRANESVILLE DISTRICT · FAIRFAX COUNTY · VIRGINIA

RZ 84-D-029
SE 84-D-065

burton associates
architecture
6715 whittier avenue
suite 300
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JOB NO 8403

1 OF 3

PARKING LEVEL 1:16

REFER TO DRAWING NO. 1 & NO. 3 FOR ADDITIONAL DETAILS AND NOTES RELATED TO UPPER DECK LEVEL, PROPOSED BUILDING AND PEDESTRIAN BRIDGE.

NOTE NO. ①: THE UPPER DECK LEVEL WILL OVERHANG THE DESIGNATED LANDSCAPED AREA AS REQUIRED TO MEET THE PEDESTRIAN BRIDGE STAIR & RAMP LANDINGS. STRUCTURAL COLUMNS SUPPORTING DECK OVERHANG WILL BE LOCATED IN LANDSCAPE AREAS.

NOTE NO. ②: THE STRUCTURAL SUPPORT SYSTEM FOR RAMPS, STAIR, AND THE PEDESTRIAN BRIDGE WILL BE LOCATED IN THE LANDSCAPED TRANSITION YARD.

SPECIAL EXCEPTION PLAT
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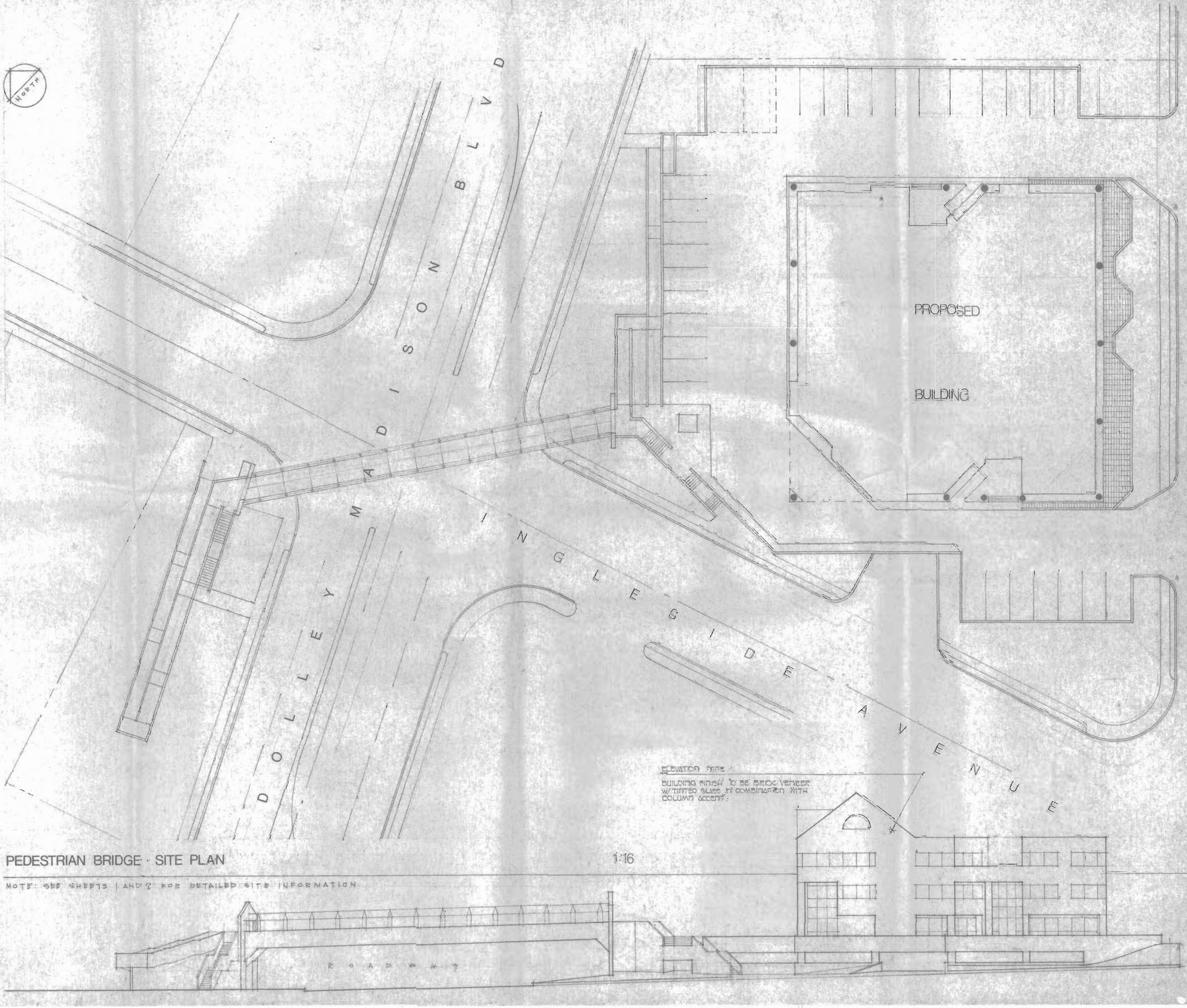

PEDESTRIAN BRIDGE · SITE PLAN

1:16

NOTE: SEE SHEETS 1 AND 2 FOR DETAILED SITE INFORMATION

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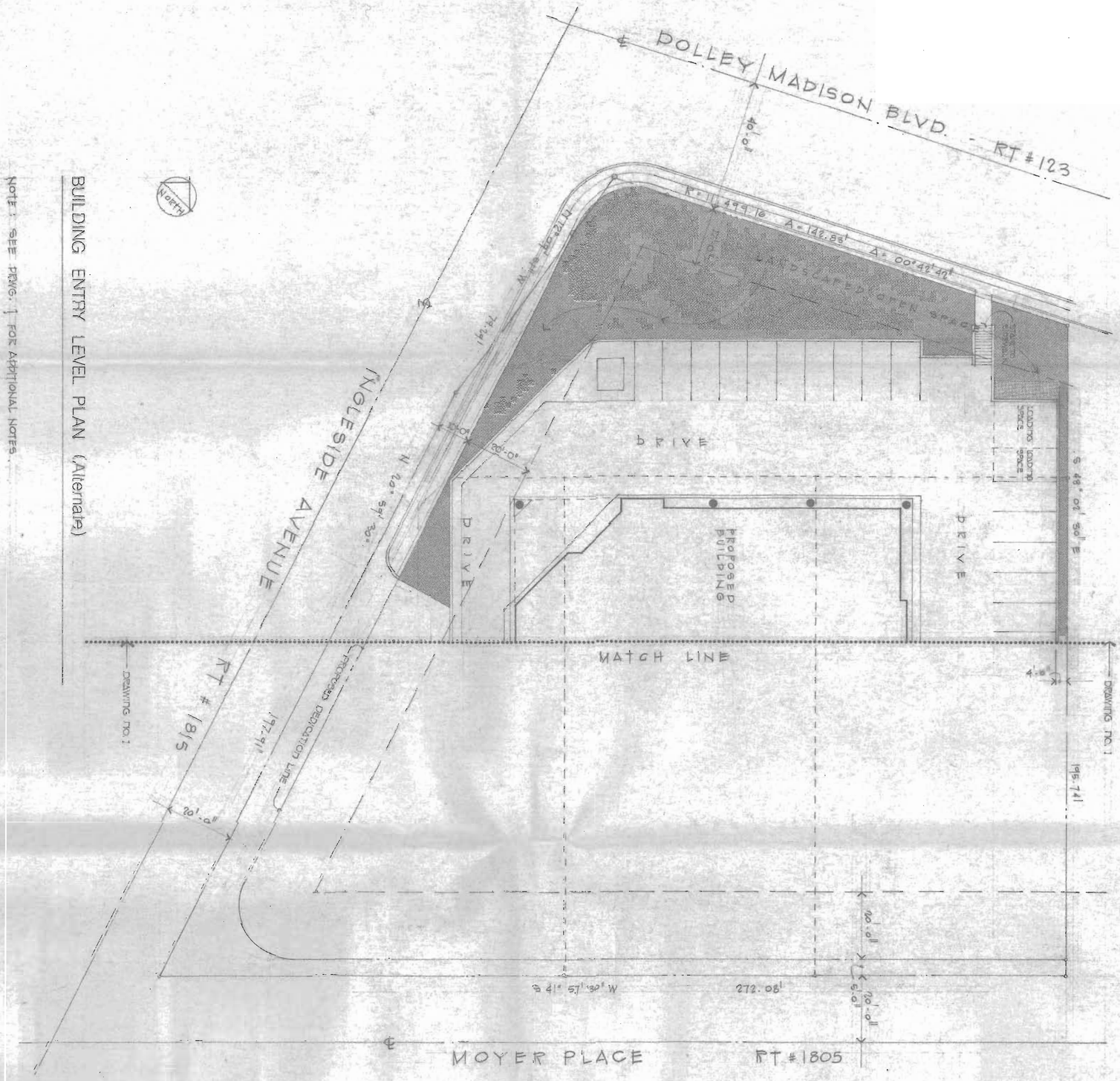
3 OF 3



BUILDING ENTRY LEVEL PLAN (Alternate)

NOTE: SEE DRWG. 1 FOR ADDITIONAL NOTES.

1A
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SPECIAL EXCEPTION PLAT
GENERALIZED DEVELOPMENT PLAN

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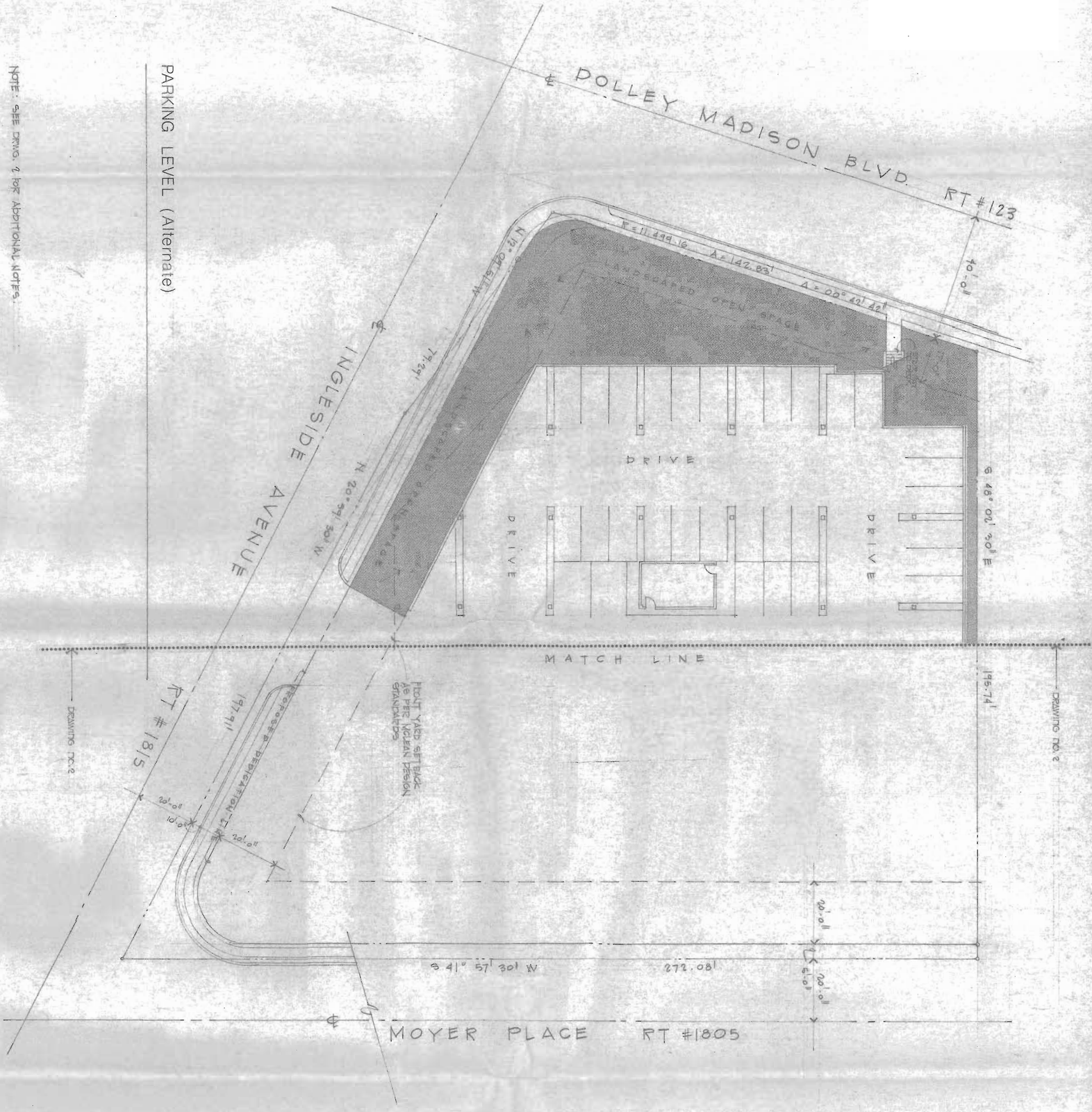

NOTE: SEE DRWG. 1 FOR ADDITIONAL NOTES.

PARKING LEVEL (Alternate)

℄ DOLLEY MADISON BLVD. RT #123

INGLESIDE AVENUE

℄ MOYER PLACE RT #1805

DRIVE

DRIVE

DRIVE

LANDSCAPED OPEN SPACE

MATCH LINE

DRAWING NO. 2

DRAWING NO. 2

PROPOSED PEDESTRIAN WAY

RT #1815

FRONT YARD SETBACK AS PER MCLEAN DESIGN STANDARDS

N 20° 57' 30" W

79.27'

R = 11,499.16'

A = 142.83'

A = 00° 42' 42"

10'-0"

S 48° 02' 30" E

195.74'

20'-0"

10'-0"

20'-0"

S 41° 57' 30" W

272.08'

6'-0"

20'-0"

SPECIAL EXCEPTION PLAT

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JOB NO. 8403

2A
ALTERNATE

TABLE OF CONTENTS

SHEET L-1 PLANT SCHEDULE & DETAILS

L-2 PLANTING PLAN

L-3 ALTERNATE 1

L-4 ALTERNATE 2

LEGEND

PROPOSED CONCRETE SIDEWALK

S / LV — NUMBER OF PLANTS REQUIRED / KEY TO PLANT SPECIES

NOTES TO LANDSCAPE CONTRACTOR

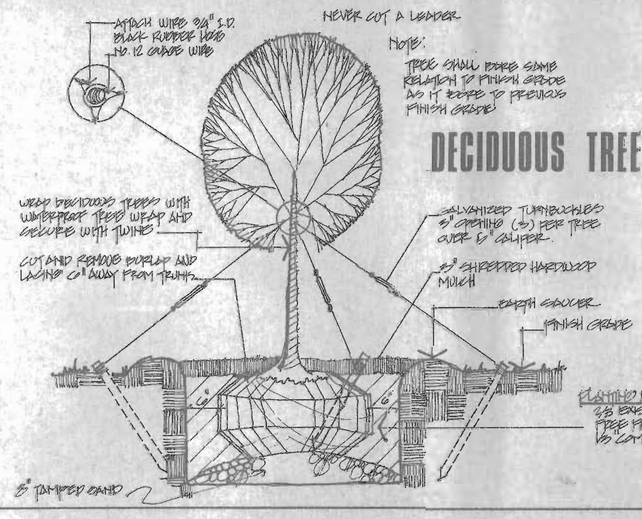
1. LANDSCAPE CONTRACTOR SHALL NOTIFY "MISS UTILITY" PRIOR TO PLANTING SO TO APPROPRIATELY MARK ALL UTILITIES. 559-0100
2. LANDSCAPE CONTRACTOR SHALL GUARANTEE ALL PLANTINGS FOR A PERIOD OF ONE YEAR FROM DATE OF INSTALLATION.
3. LANDSCAPE CONTRACTOR SHALL CONFORM TO ALL REQUIREMENTS SET FORTH BY FAIRFAX COUNTY ARBORIST & MCLEAN STANDARDS.
4. LANDSCAPE CONTRACTOR SHALL CONFORM TO THE PLANTING SPECIFICATIONS SET FORTH BY L.C.A.M.W.
5. AREAS LOCATED UNDER UPPER DECK & DESIGNATED AS LANDSCAPED WILL RECIEVE ARCHITECTURAL PAVING BY OTHERS.

PLANT LIST

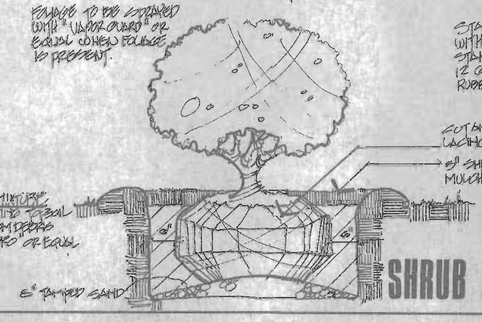
KEY	NO	PLANT NAME	SIZE	SPACE	PLANT	REMARKS
		TREES SHEET L-2				
KD	6	CORNUS KOUSA JAPANESE DOGWOOD	2"-2½" CAL. 8-10' HT.	14'-0" o.c.	B&B	FULL SPECIMEN MATCHED
JBP	3	PINUS THUNBERGII JAPANESE BLACK PINE	8'-10' HT. 4' SPR.	12'-0" o.c.	B&B	FULL HEAVY
SM	2	MAGNOLIA SOULANGEANA SAUCER MAGNOLIA	8'-10' HT. MULTI-STEM	AS SHOWN	B&B	3-5 STEMS MATCHED
SJ	2	SOPHORA JAPONICA "REGENT" REGENT'S SCHOLAR TREE	3½"-3½" CAL. 14'-16' HT.	AS SHOWN	B&B	FULL CROWN
		ALTERNATE 1				SHEET L-3
BD	7	BETULA NIGRA RIVER BIRCH	12'-14' HT. 5 STR.	15'-0" o.c.	B&B	MULTI-STEM 3-5 STEMS FULL CROWN
KD	5	CORNUS KOUSA JAPANESE DOGWOOD	2"-2½" CAL. 8-10' HT.	12'-0" o.c.	B&B	FULL CROWN
GHL	3	GLEDITSIA TRIACANTHOS INERMIS "SUNBURST" HONEYLOCUST	3"-3½" CAL. 14'-16' HT.	AS SHOWN	B&B	FULL CROWN
		ALTERNATE 2				SHEET L-4
CC	5	CERCIS CANADENSIS EASTERN REDBUD	8'-10' HT. 3-5 STEMS	10'-0" o.c.	B&B	FULL 3-5 STEMS
GHL	3	GLEDITSIA TRIACANTHOS INERMIS "SUNBURST" HONEYLOCUST	3"-3½" CAL. 14'-16' HT.	AS SHOWN	B&B	FULL CROWN
PCP	6	PYRUS CALLERYANA BRADFORD BRADFORD PEAR	2½"-3" CAL. 8-10' HT.	AS SHOWN	B&B	FULL CROWN
SJ	4	SOPHORA JAPONICA "REGENT" REGENT'S SCHOLAR TREE	2½"-3½" CAL. 12'-14' HT.	AS SHOWN	B&B	FULL CROWN
		(CONT.) SHRUBS ALTERNATE	2			SHEET L-4
MS	7	MISCANTHUS SINENSIS SLENDER LEAF MISCANTHUS	18"-24" CLUMPS	AS SHOWN	CONT	FULL
RH	26	RHODODENDRON HIRSE BLACK EYED SUSAN	QUART	12" o.c.	QUART	FULL PLANT IN SPRING
LV	19	VIBURNUM RHYTIDOPHYLLUM LEATHER LEAF VIBURNUM	24"-30" HT. + SPR	AS SHOWN	B&B	FULL

PLANT LIST

KEY	NO.	PLANT NAME	SIZE	SPACE	PLANT	REMARKS
		SHRUBS SHEET L-2				
CPB	15	BERBERIS "CRIMSON PUMY" CRIMSON PIGMY BARBERRY	2 GAL.	AS SHOWN	CONT.	FULL
CC	35	COTONEASTER DAMMERI BEARBERRY COTONEASTER	2 GAL.	3'-0" o.c.	CONT.	FULL
EAB	63	EUONYMUS ALATUS BURNING BUSH	24"-30" HT. + SPR.	4'-0" o.c.	B&B	FULL MATCHED
CJJ	69	JUNIPERUS CHINENSIS "SAN JOSE" SAN JOSE JUNIPER	12"-15" SPR.	3'-0" o.c.	CONT.	FULL
GCJ	7	JUNIPERUS "GOLD COAST" GOLD COAST JUNIPER	12"-15" SPR.	3'-0" o.c.	CONT.	FULL
VL	260	LIRIOPE MUSCARI VARIEGATED VARIEGATED LIRIOPE	SPRIGS	12" o.c.	SPRIGS	SPRIGS
OL	470	LIRIOPE SPICATA THIN LEAF LILYTURF	SPRIGS	12" o.c.	SPRIGS	SPRIGS
MS	13	MISCANTHUS SINENSIS SLENDER LEAF MISCANTHUS	18"-24" CLUMPS	AS SHOWN	CONT.	CLUMPS - FULL
OTL	21	PRUNUS "OTO LUKEN" OTO LUKEN LAUREL	18"-24" HT. + SPR.	3'-0" o.c.	B&B	FULL
RH	76	RUDBECKIA HIRTA BLACK EYED SUSAN	QUART	12" o.c.	QUART	FULL PLANT IN SPRING
DEY	34	TAXUS BACCATA REPANDENS DWARF ENGLISH YEW	18"-24" SPR.	3'-0" o.c.	B&B	FULL
		ALTERNATE 1				SHEET L-3
AZ	29	AZALEA DEGIRABE VALLEY WHITE D.V.W. AZALEA	18"-24" SPR.	AS SHOWN	CONT.	FULL
EAB	25	EUONYMUS ALATUS BURNING BUSH	24"-30" HT. + SPR.	AS SHOWN	B&B	FULL MATCHED
EF	19	ELEAGNUS PENTLANDI FRUITLAND OLIVE	30"-42" HT. + SPR.	AS SHOWN	CONT.	FULL
CJJ	34	JUNIPERUS CHINENSIS "SAN JOSE" SAN JOSE JUNIPER	12"-15" SPR.	3'-0" o.c.	CONT.	FULL
VL	1500	LIRIOPE MUSCARI VARIEGATED VARIEGATED LIRIOPE	SPRIGS	12" o.c.	SPRIGS	SPRIGS
M	29	MAHONIA AQUIFOLIUM OREGON HOLLY GRAPE	18"-24" HT. + SPR.	AS SHOWN	CONT.	FULL
RH	176	RUDBECKIA HIRTA BLACK EYED SUSAN	QUART	12" o.c.	QUARTS	FULL PLANT IN SPRING
		ALTERNATE 2				SHEET L-4
AZ	31	AZALEA "ELSIE LEE" ELSIE LEE AZALEA	18"-24" HT. + SPR.	AS SHOWN	CONT.	FULL
EAB	40	EUONYMUS ALATUS BURNING BUSH	24"-30" HT. + SPR	AS SHOWN	B&B	FULL MARKED
SJJ	31	JUNIPERUS "SAN JOSE" SAN JOSE JUNIPER	15"-18" SPR.	AS SHOWN	CONT.	FULL
VL	216	LIRIOPE MUSCARI VARIGATA VARIEGATED LIRIOPE	SPRIGS	12" o.c.	SPRIGS	SPRIGS
M	29	MAHONIA AQUIFOLIUM OREGON HOLLY GRAPE	18"-24" HT. + SPR.	AS SHOWN	CONT.	FULL



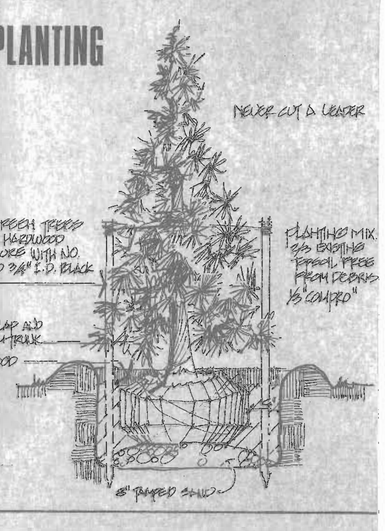
DECIDUOUS TREE PLANTING DETAIL



SHRUB DETAIL

NOTE: SHRUBS SHALL BEAR SAME RELATION TO FINISH GRADE AS IT BORE TO PREVIOUS FINISH GRADE.

EVERGREEN TREE PLANTING DETAIL



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JOB NO 8403

match line

SEE NOTE NO:5 / DWG. L-1
RE: BELOW DECK LEVEL

north

scale 1/8" = 1'-0"

ingleside avenue

proposed building

entrance

entrance

moyer place

EXISTING 10" OAK TO REMAIN

Robert A. Young Associates, Inc.
Builder/Developer

DATE: APR. 1984

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JOB Nº 8403

L-2
of 4

alternate 1

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L-3
of 4

alternate 2

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