

October 23, 2019  
*Revised March 5, 2020*

Ms. Kinsey O'Shea  
Town of Blacksburg  
400 South Main Street  
P.O. Box 90003  
Blacksburg, VA 24062-9003

RE: The Farm Multi-Family Development  
Job No. 1108.7

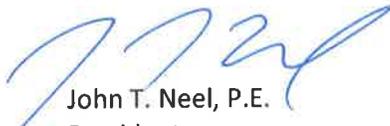
Dear Ms. O'Shea:

Please consider this submission in its entirety as well as the below requests for exceptions from the Town's use and design standards as illustrated on the PRD Master Plan.

- The project would propose a minimum separation between each dwelling unit on the site of ~~eight (8)~~ ten (10) feet. This is a variance from the Town's use and design standard of twenty-five (25) feet between multi-family dwelling units.
- The project would propose a minimum separation between the two townhome blocks of eighteen (18) feet. This would require an exception from the Town's use and design standard of twenty (20) feet between contiguous series of townhomes.
- ~~The project would propose that the ten (10) foot setback also be allowed to count towards the project's total open space. This request would not include areas where the building façade is at the setback. See the Master Plan submitted with the proposed PRD.~~

Please do not hesitate to call and/or email me with any questions or concerns you may have.

Sincerely,  
Gay and Neel, Inc.



John T. Neel, P.E.  
President

cc: Craig Stipes

JTN/scw