STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STOP
STANDARD DUTY ASPHALT
STANDARD DUTY CONCRETE
HEAVY DUTY CONCRETE
PARCEL TO BE DEDICATED TO THE TOWN
OF DRYDEN FOR USE AS A PARK ALONG
FALL CREEK AND/OR TO A NON-PROFIT
ORGANIZATION FOR USE AS A HOUSING
SERVICE. TRINITAS WILL WORK WITH THE
TOWN ON THE FINAL DEDICATIONS. THESE
PARCELS ARE CURRENTLY COUNTED
TOWARD GREEN SPACE.

LEGEND:
TRAIL FOR GREEN SPACE
RETAIL PARKING SPACES (14)
ELECTRIC VEHICLE PARKING SPACES (3)
TRAIL PARKING SPACES (6)
COMMUNITY GARDEN PARKING SPACES (2)
RIDE SHARE PARKING SPACES (3)
10 SPACE BIKE RACK WITH MULCH BASE (17)

TOWNHOMES AT DRYDEN
TRINITAS VENTURES
366 DRYDEN ROAD, ITHACA, NY 14850     TOWN OF VARNA, TOMPKINS COUNTY, NY
L2.0
SITE IMPROVEMENT PLAN