



**Page County Railroad Club**  
**Luray, Virginia**  
**Established 1999**  
**1 Cave Street, Luray, Virginia 22835**  
**Post Office Box 361**

October 3, 2017

**A Request from the Page County Railroad Club (PCRRC) for the use of the Dining Room Area of the Town-owned Brown's Restaurant Building as a Club Room.**

The PCRRC is a division of the Page Valley Rail Historical Society, a non-profit, 501 c 3 corporation, and carries a \$500,000/\$1,000,000 Commercial General Liability policy on its operations.

The PCRRC is seeking to move to a location which will give the Club better exposure to the public in order to attract more young people and their parents to the club's activities. We hope to provide a variety of opportunities for folks to learn about railroading, model building, electrical wiring, carpentry, scenery painting, etc. instead of spending time looking at small screens.

This proposal has been discussed at our recent Fall picnic and the preliminary response was favorable; however, we realize that the final response will depend on discussions of the details of any arrangement with the Town.

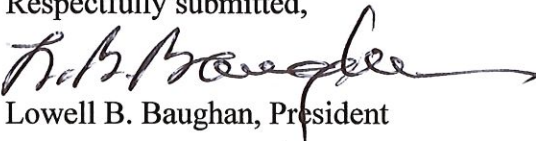
We understand that, during the construction of the bridge, any occupancy of the building is restricted to ten percent of the net area. We have attached a sketch of the main level which indicates that less than ten percent of the area of all three floors would be occupied by the uses shown.

If granted permission to use this building, we propose to expand our current meeting hours from our current third Thursday night monthly meeting to several hours each Saturday and Sunday afternoons to be staffed by Club members to greet, monitor and mentor our visitors.

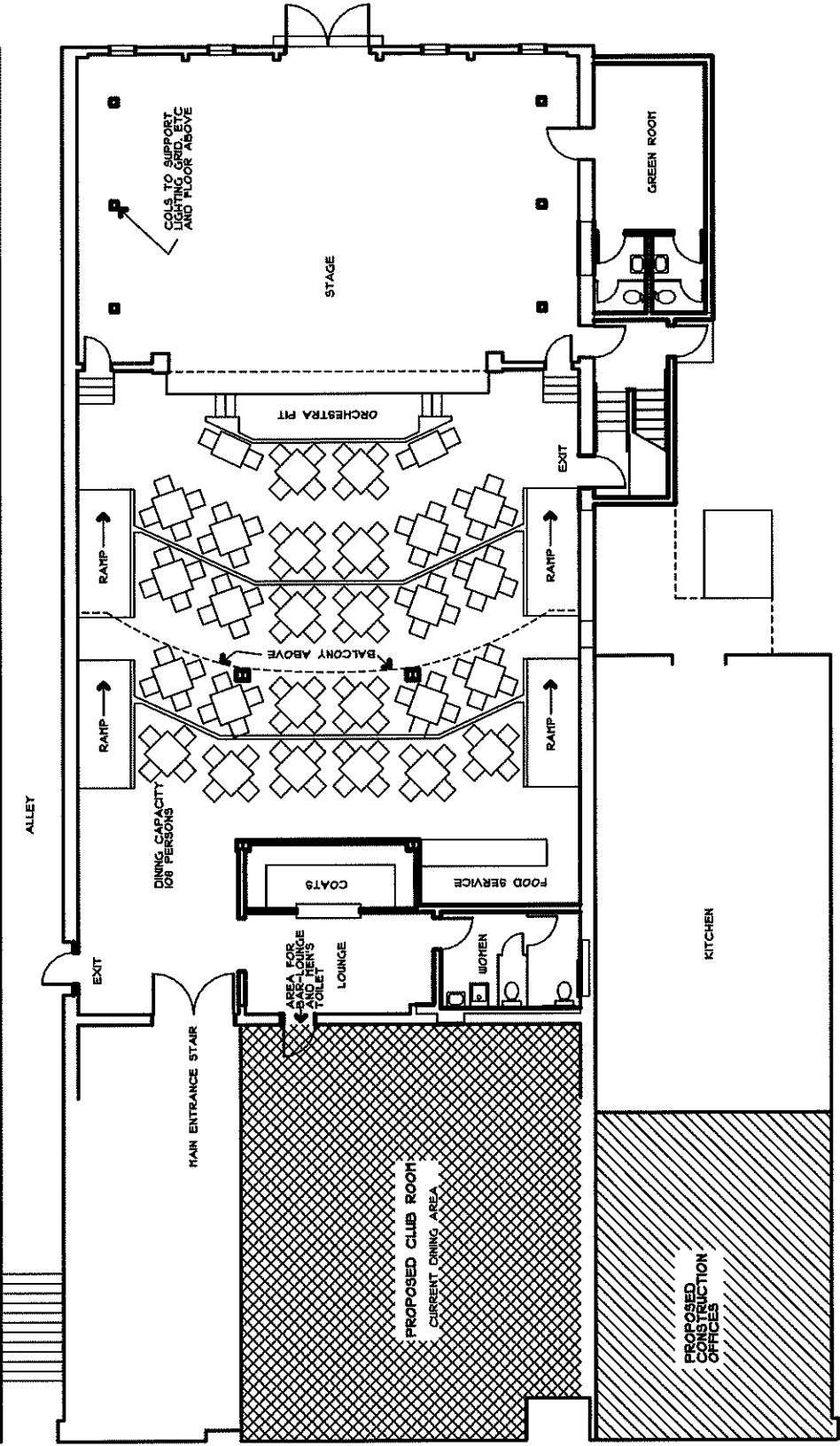
We are very portable. We would have room in this space for our modular O gauge layout, an O-27 children's layout, future S and HO gauge layouts and a floor layout of our G gauge outdoor trains and accessories; however, we can vacate the premises when the Town sells or develops the building with as little as sixty days notice.

We hope that the Town Council will look favorably upon our request to have a more visible space to attract more young people and their parents to a lifelong and rewarding hobby.

Respectfully submitted,

  
Lowell B. Baughan, President

TOTAL BUILDING AREA = 21,390 SQUARE FEET  
 AREA OCCUPIED BY USES HATCHED = 1934 S F



**MAIN FLOOR PLAN**

SCALE: 1/8" = 1'-0"  
 131TA201  
 PLOTTED SCALE ON 8.5" X 11" IS 1/16" = 1'-0"