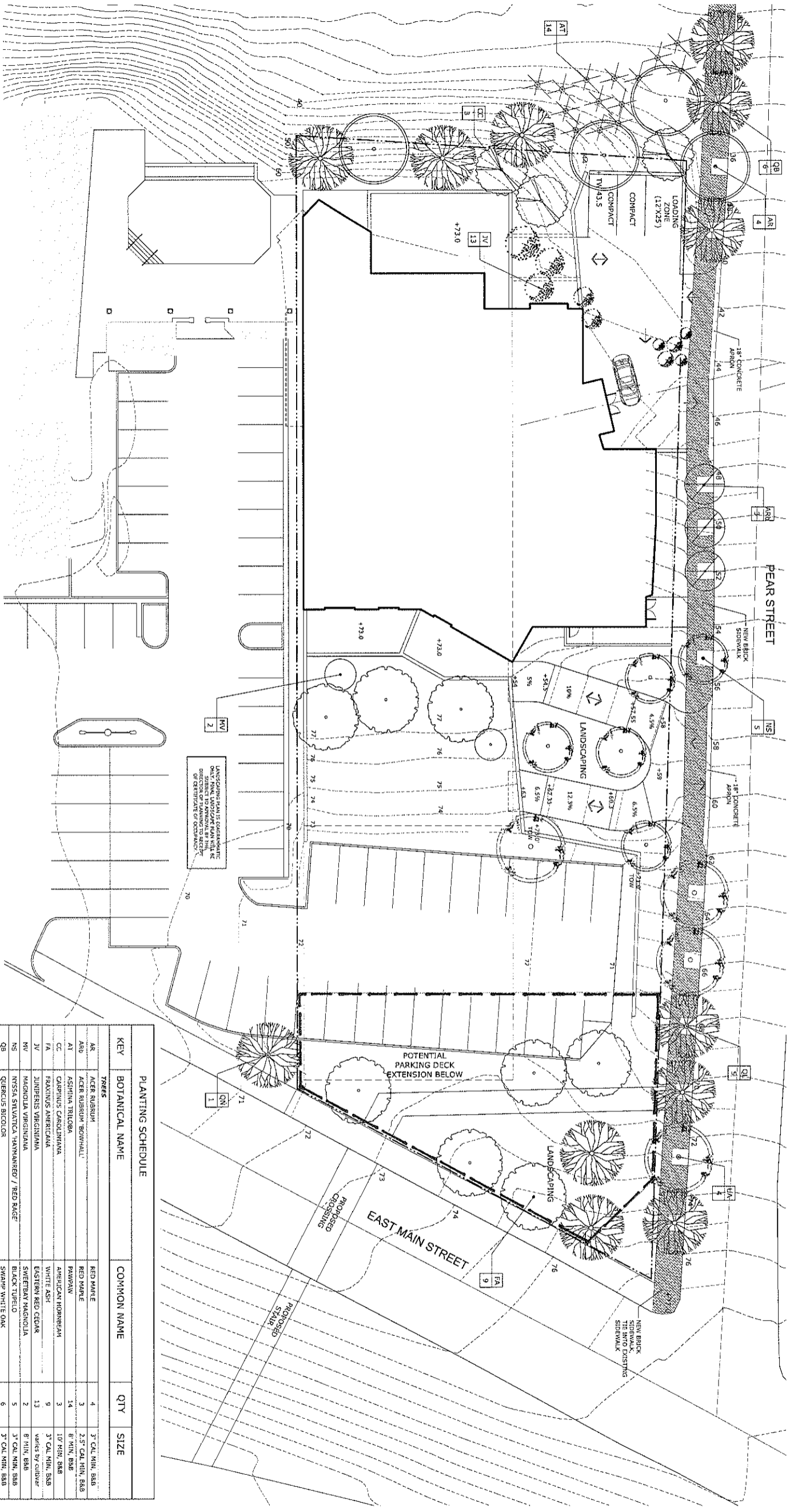


**James at River Bend Area Summary**

**Total Summary by Category**

Total Land Area	34751
Building Footprint Area	15346
Gross Building Area	35736
Gross Floor Area Above 4 Stories	147685
Percentage of Gross Floor Area Above 4 Stories to Land Area	61130
Total Open Space on Site	1,75909
Total Paved Area on Site	22000
Exterior Surface	5496
Enclosed Deck	2
Total	79
	81

Floor by Floor Summary	Open Space ft2	Paved Area ft2	Surface Parking #	Enclosed Parking #	Parking ft2	Lobby ft2	Residential Accommodation / ft2				Gross Total Floor Area	Private Balcony / ft2						
							Unit A	BR	Unit B	BR		Unit C	BR	Unit D	BR			
P1	3,648	2,245	2	26	1,223.6	1,120												
P2	1,173	280		27	1,175.0	490												
P3	3,573.6	1,062		26	1,175.0	417												
R1	11,001	1,909				324	3,013	3	2,303	2	1,179	1	1,576	2	1,017.6	258	262	355
R2						324	3,080	3	2,303	2	1,994	2	1,576	2	1,021.3	518	262	355
R3						324	3,080	3	2,303	2	1,994	2	1,576	2	1,021.3	518	262	355
R4						324	3,080	3	2,303	2	1,938	2	1,576	2	1,021.3	518	262	355
R5						324	3,080	3	2,303	2	1,938	2	1,576	2	1,021.3	518	262	355
R6	891					324	3,080	3	2,303	2	1,938	2	1,576	2	1,021.3	518	262	355
R7						324	3,080	3	2,303	2	1,938	2	1,576	2	1,021.3	518	262	355
R8						324	3,080	3	2,303	2	1,938	2	1,576	2	1,021.3	518	262	355
R9						324	3,080	3	2,303	2	1,938	2	1,576	2	1,021.3	518	262	355
R10	4360					303	3,598	3	2,303	2	1,162	1	1,938	2	4,458	436	262	355
R11						324	3,598	3	2,303	2	3,598	3	4,217	718	4,217	718		
R12						324	3,598	3	2,303	2	3,598	3	4,217	718	4,217	718		
R13						324	3,598	3	2,303	2	3,598	3	4,217	718	4,217	718		
R14						324	3,598	3	2,303	2	3,598	3	4,217	718	4,217	718		
total	22000	5496	2	79	35736	5246	41129	20727	18845	147685	10002	2358	4796	398				



**PLANTING SCHEDULE**

KEY	BOTANICAL NAME	COMMON NAME	QTY	SIZE
<b>TREES</b>				
AK	ACER RUBRUM	RED MAPLE	4	3" CAL. MIN. B&B
AR0	ACER RUBRUM 'BOVENHALL'	RED MAPLE	3	2.5" CAL. MIN. B&B
AI	ASHPH. TRILOB. A.	PAWPAW	14	8" MIN. B&B
CC	CARRINUS CANTONIANA	AMERICAN HORNBEAM	3	10" MIN. B&B
FA	FRAXINUS AMERICANA	WHITE ASH	9	3" CAL. MIN. B&B
IV	JUNIPERUS VIRGINIANA	EASTERN RED CEDAR	13	8" MIN. B&B
WV	MAGNOLIA VIRGINIANA	SWEETBAY MAGNOLIA	2	8" MIN. B&B
NS	NESSA SIVATICA 'HANNANRED' / RED KAGE'	BLACK TUPELO	5	3" CAL. MIN. B&B
QB	QUERCUS BICOLO. R.	SWAMP WHITE OAK	6	3" CAL. MIN. B&B
QR	QUERCUS LYRATA	OVERCUP OAK	5	3" CAL. MIN. B&B
QN	QUERCUS NUTTALLI	NUTTALL OAK	1	3" CAL. MIN. B&B
UA	ULMUS AMERICANA 'PRINCETON'	AMERICAN ELM	4	3" CAL. MIN. B&B

**01 SITE PLAN**  
SCALE: 1/32" = 1'-0"

12-021 JAMES AT RIVER BEND  
PEAR STREET  
RICHMOND, VA 23223

owner:  
David & Jean White

design:  
Spatial Affairs Bureau  
3409 Carlton Street  
Richmond, VA 23230  
Email: hite@spatialaffairsbureau.com  
www.spatialaffairsbureau.com

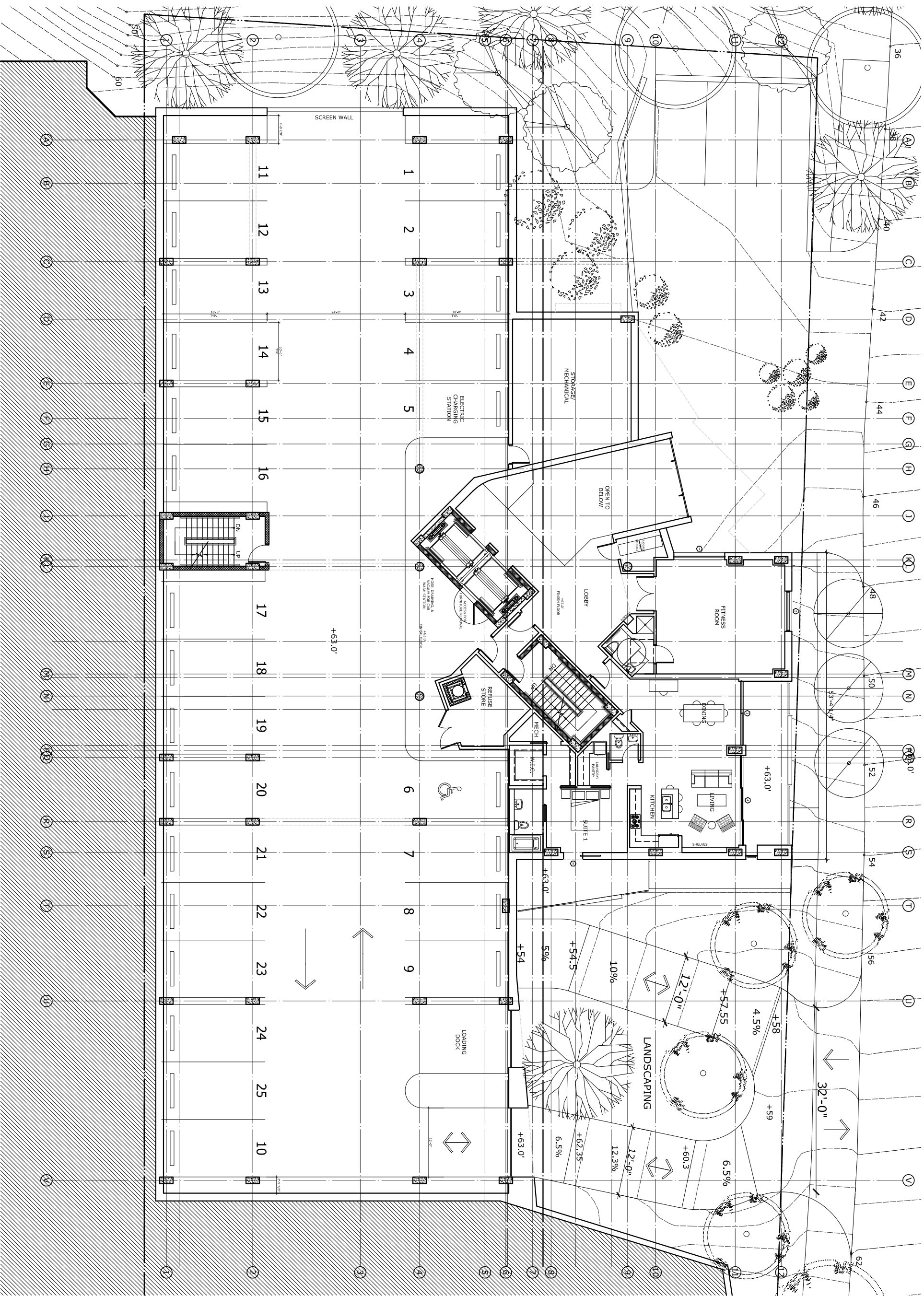
notes:

SCHMATIC DESIGN  
DRAFT  
NOT FOR CONSTRUCTION

date: 2014/04/23  
scale: AS NOTED  
drawn: JH  
checked: PC  
project #: 12-021

**SITE PLAN**

**A100**

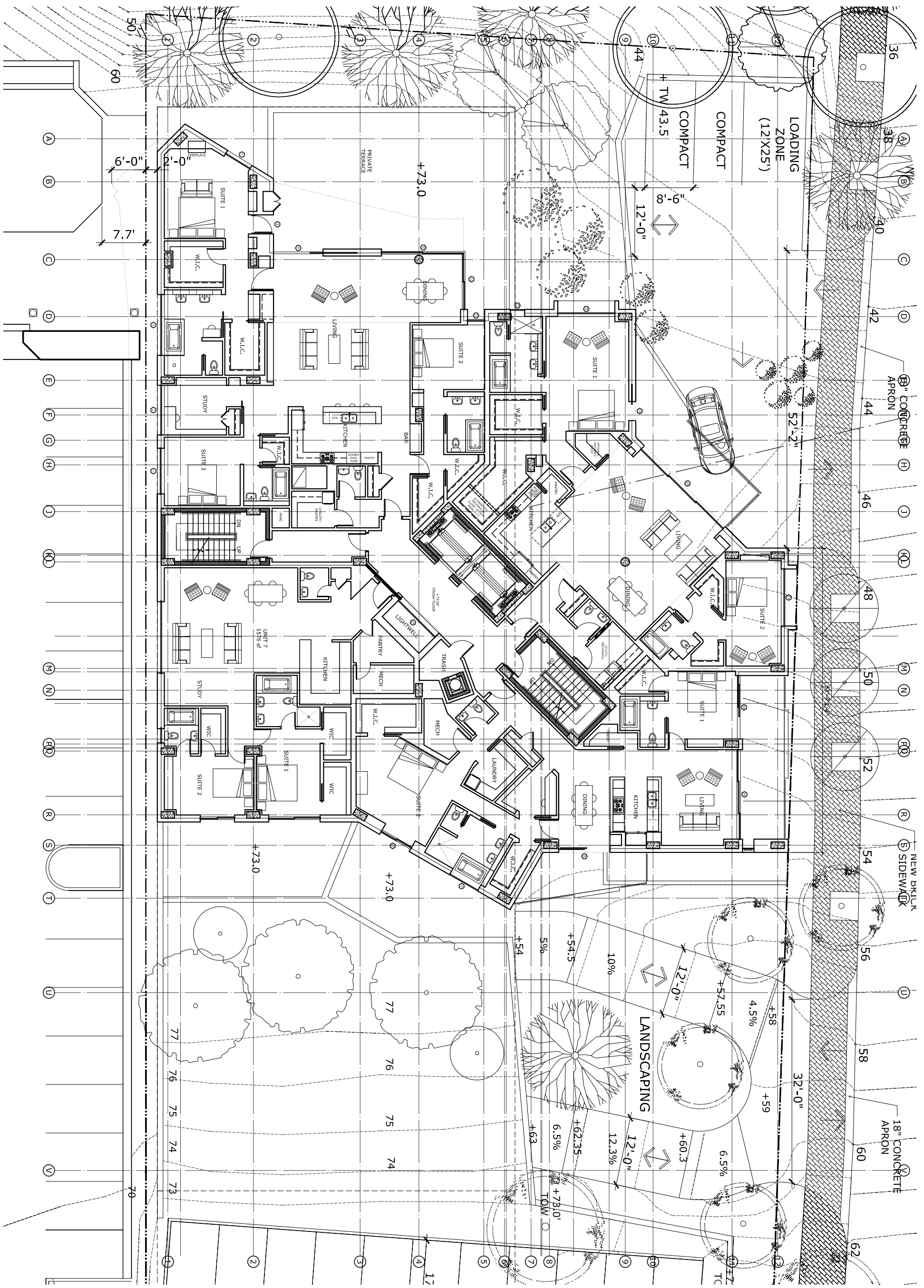


PODIUM LEVEL 3  
 PLAN  
 SCALE: 1/16" = 1'-0"

<p>12-021 JAMES AT RIVER BEND          PEAR STREET          RICHMOND, VA 23223</p>	
owner:	David & Jean White
design:	<p>Spatial Affairs Bureau          3409 Carlton Street          Richmond, VA 23230          www.spatialaffairsbureau.com</p>
notes:	
<p>SCHMATIC DESIGN          DRAFT          NOT FOR CONSTRUCTION</p>	
date:	2014/04/24
scale:	AS NOTED
drawn:	JH
checked:	PC
project #:	12-021

A103

PODIUM LEVEL 3  
 PLAN



RESIDENTIAL LEVEL 1  
 PLAN  
 SCALE: 1/16" = 1'-0"

12-021 JAMES AT RIVER BEND  
 PEAR STREET  
 RICHMOND, VA 23223

owner:  
 David & Jean White

design:  
 Spatial Affairs Bureau  
 3409 Carlton Street  
 Richmond, VA 23230  
 www.spatialaffairsbureau.com

notes:

SCHEMATIC DESIGN  
 DRAFT  
 NOT FOR CONSTRUCTION

date: 2014/04/24  
 scale: AS NOTED  
 drawn: JH  
 checked: JH  
 project #: 12-021

RESIDENTIAL LEVEL 1  
 PLAN

A104