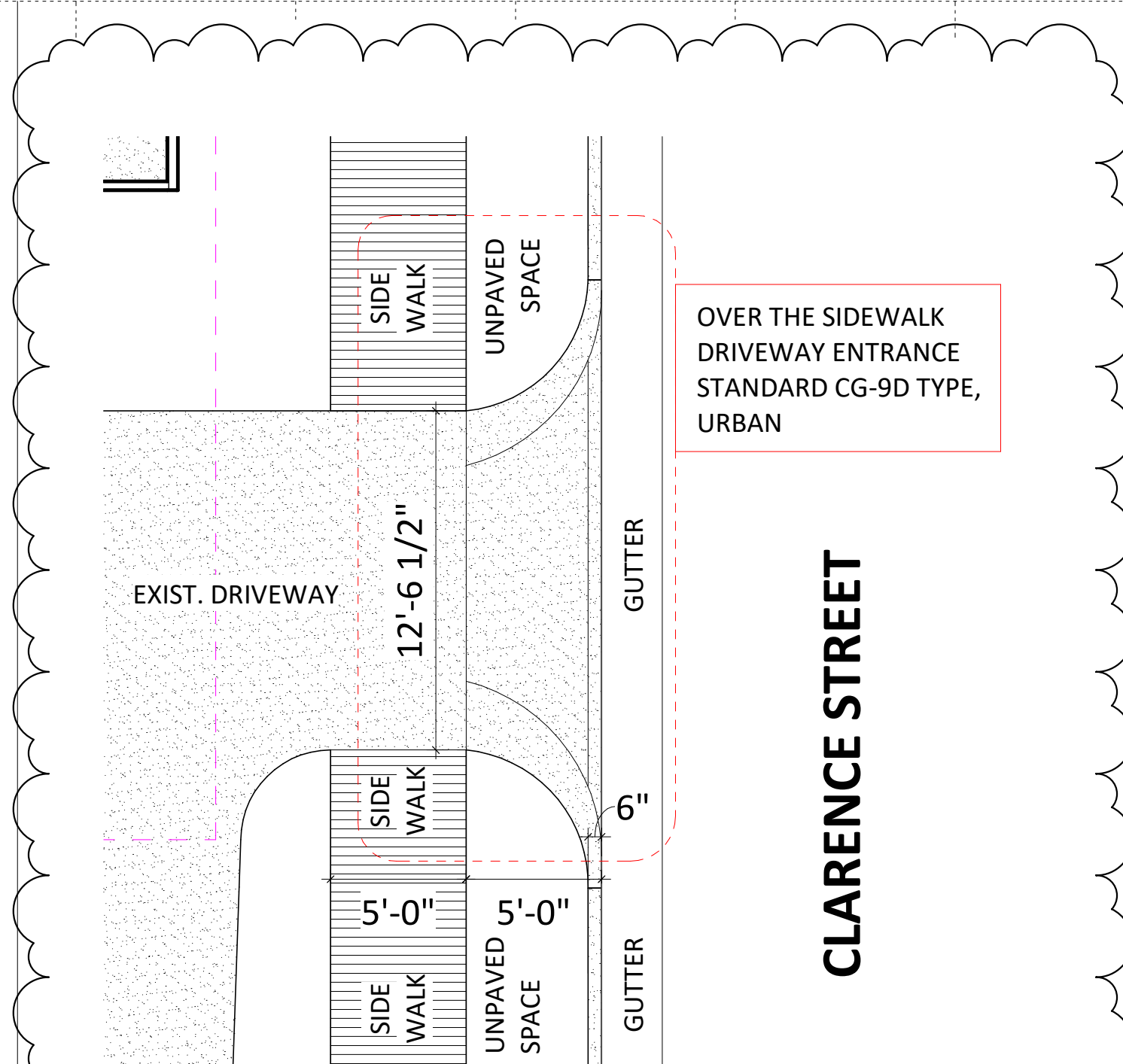
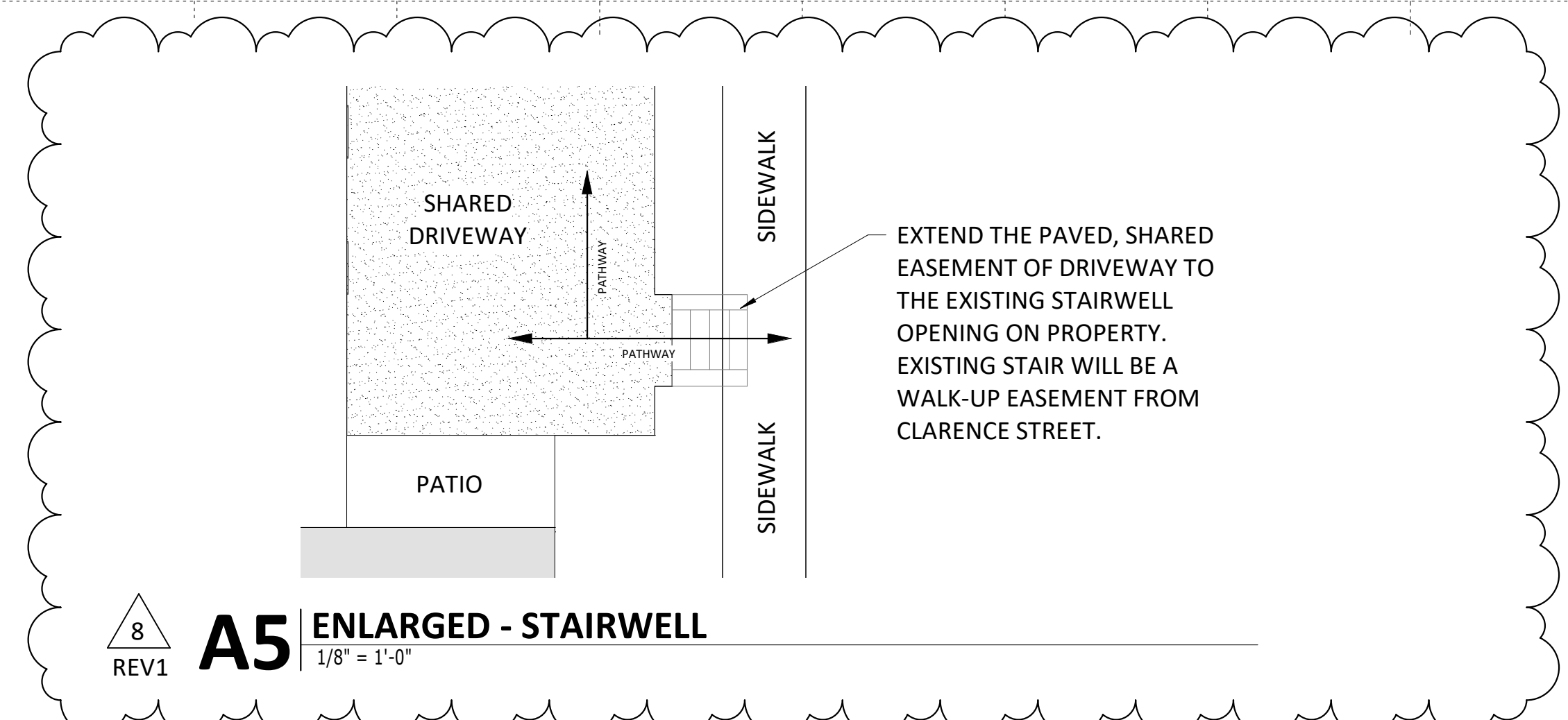


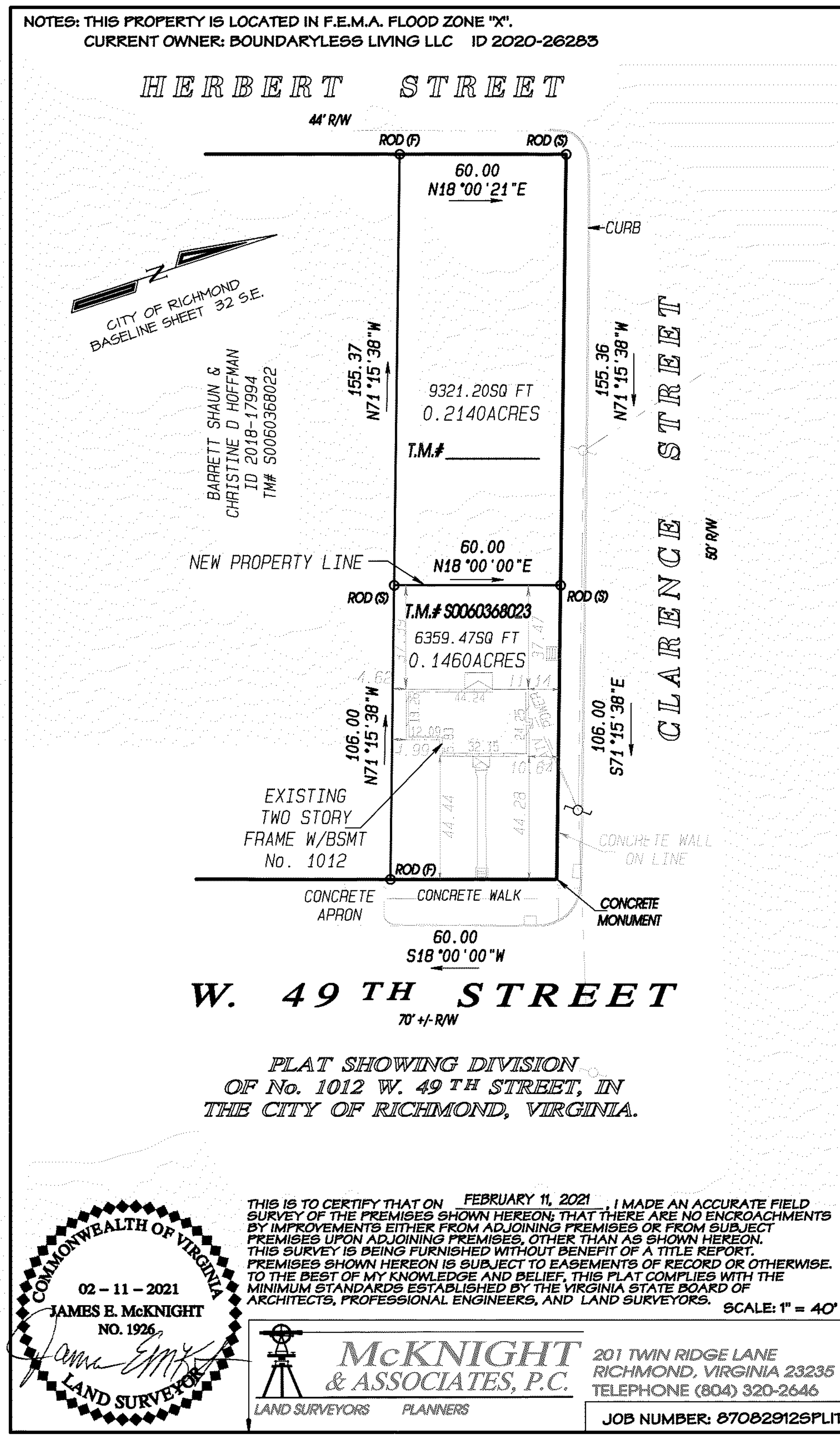
**A2** ENLARGED SHARED DRIVEWAY DIAGRAM.  
3/16" = 1'-0"



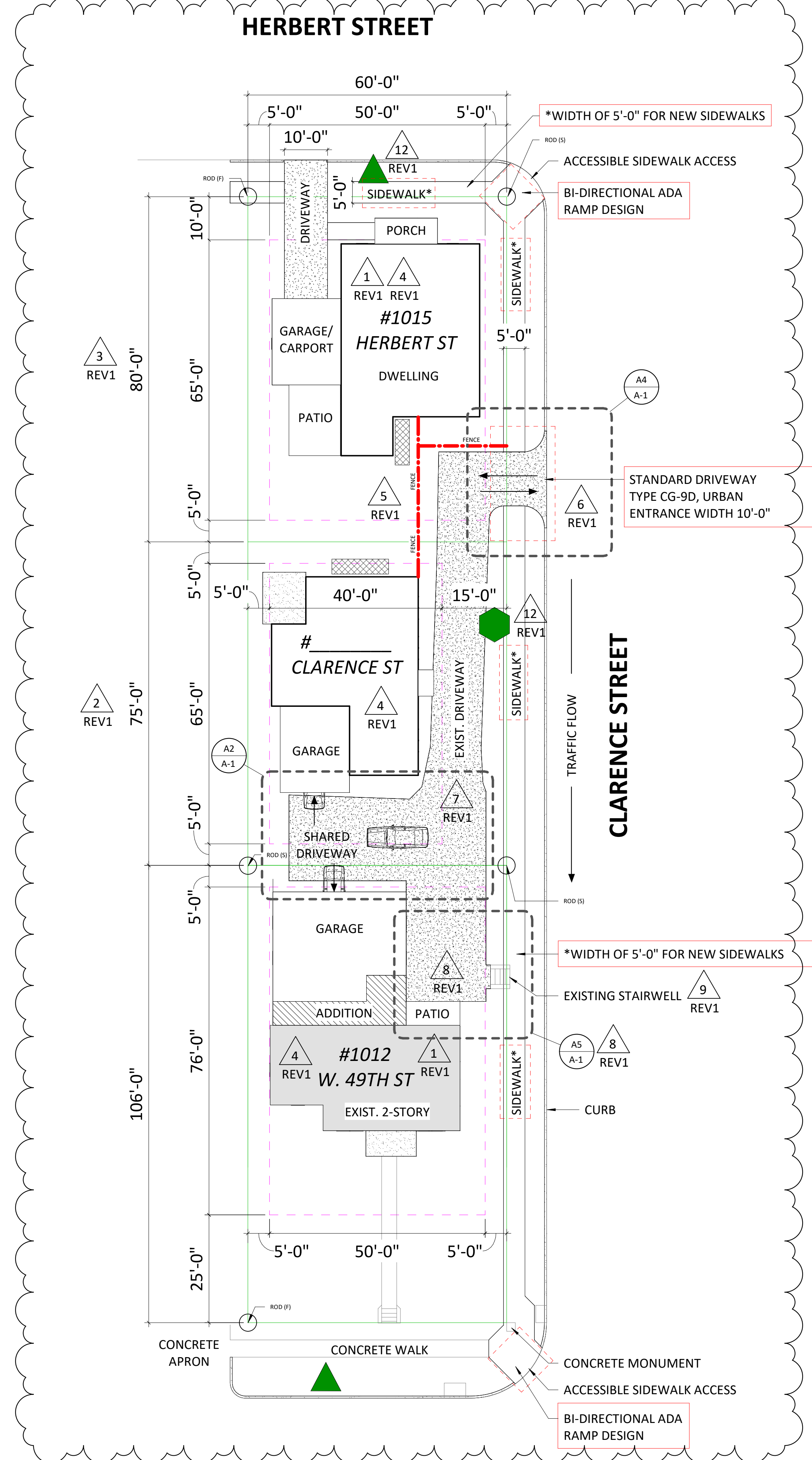
**A4** ENLARGED DRIVEWAY ENTRANCE  
3/16" = 1'-0"



**A5** ENLARGED - STAIRWELL  
1/8" = 1'-0"



**A3** ORIGINAL PLAT - FOR REFERENCE ONLY  
1/16" = 1'-0"



**A1** SITE PLAN  
1/16" = 1'-0"

**SHEET LIST**

A-1	SITE PLAN
A-2	3D VIEWS
A-3	3D VIEWS
A-4	FURNITURE PLANS - CLARENCE HOUSE
A-5	FLOOR PLANS - CLARENCE HOUSE
A-6	ELEVATIONS - CLARENCE HOUSE
A-7	FURNITURE PLANS - HERBERT HOUSE
A-8	FLOOR PLANS - HERBERT HOUSE
A-9	ELEVATIONS - HERBERT HOUSE

**LEGEND**

- "BUILDABLE" LOT
- LOT LINES
- IMPROVEMENTS
- EXISTING STRUCTURE
- DRIVEWAY
- HVAC/SUPERCAN AREA
- ▲ NEW STREET TREE (Herbert & W. 49th Street)
- ◆ EXISTING STREET TREE (Clarence Street)

**LOT INFO**

ZONING = R5 13  
REV1

**HERBERT HOUSE** 13  
REV1  
LOT = 4800 SF  
DWELLING FOOTPRINT = 1395 SF  
29% LOT COVERAGE

**CLARENCE HOUSE** 13  
REV1  
LOT = 4500 SF  
DWELLING FOOTPRINT = 1188 SF  
26% LOT COVERAGE

**49TH HOUSE**  
LOT = 6360  
DWELLING FOOTPRINT = 1229 SF  
19% LOT COVERAGE

**GARAGE INFO**

**HERBERT HOUSE**  
SINGLE CAR

**CLARENCE HOUSE**  
SINGLE CAR

**W 49TH STREET**  
TWO CAR

FOR ORIGINAL SITE PLAN  
RE: CITY OF RICHMOND  
BASELINE SHEET 32 S.E.

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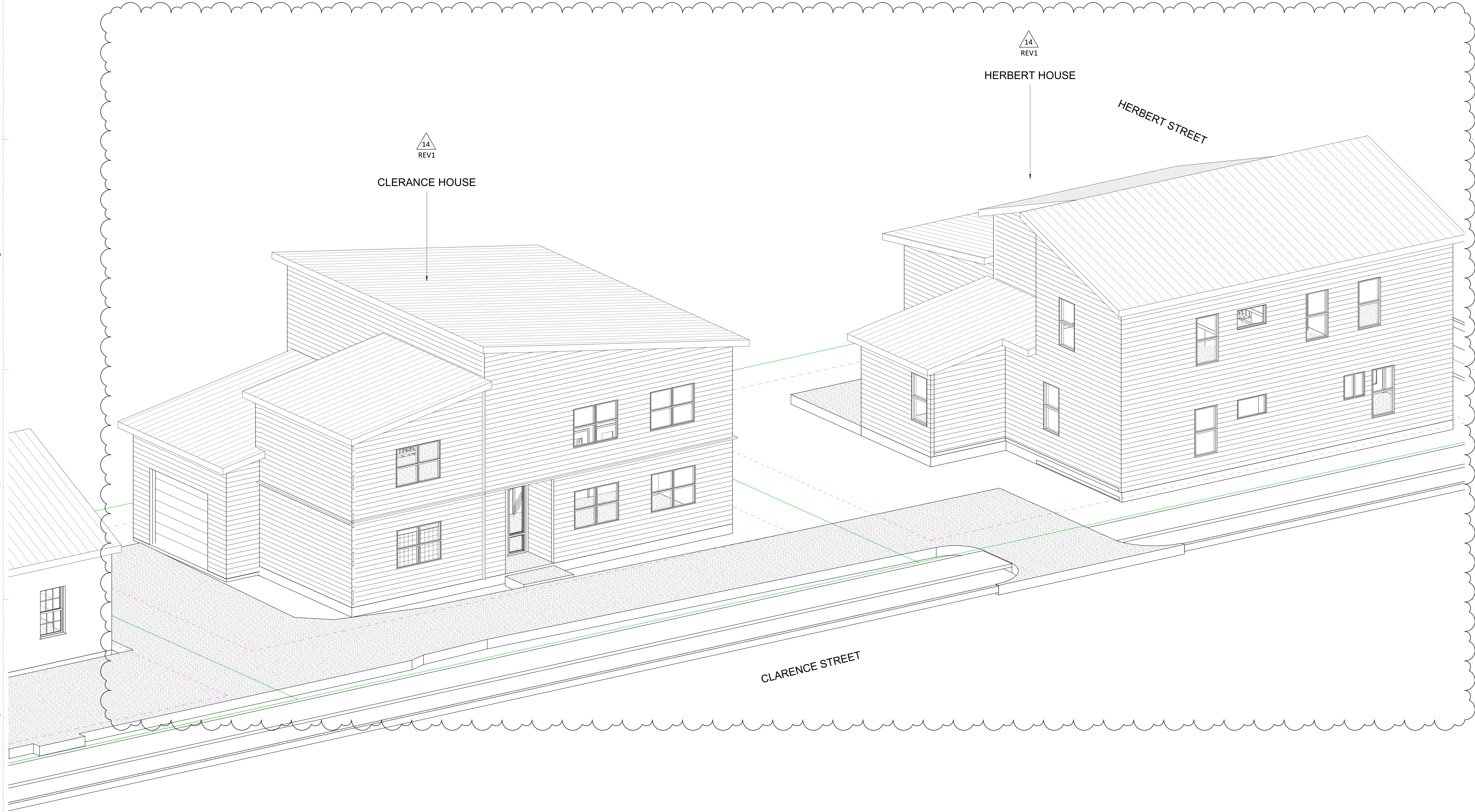
**BOUNDARYLESS LIVING LLC**

BILL SWEENEY - PRESIDENT  
BOUNDARYLESS LIVING  
HALLMARK REALTY GROUP

PROJECT #: N/A  
ISSUE DATE: 08.20.2021  
REVISIONS:  
DESCRIPTION DATE  
Revision 2 05.08.2022  
See Verbiage Document  
Revision 1 09.20.2021  
Callouts:  
Sidewalks  
ADA Curbs  
Driveway Type  
Garages

SHEET INFORMATION  
SITE PLAN  
**A-1**

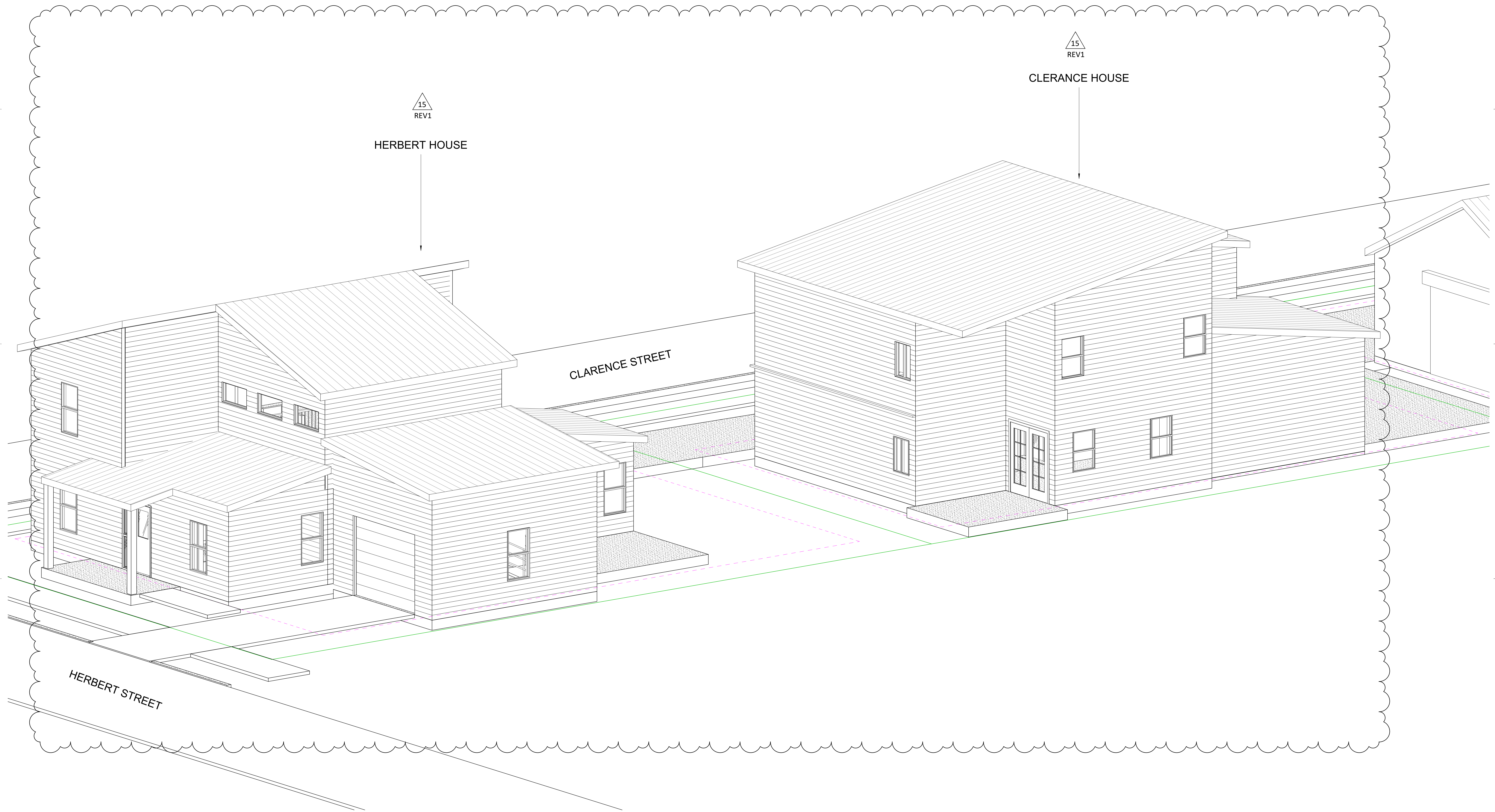
5/11/2022 2:42:20 PM - PLOT DATE



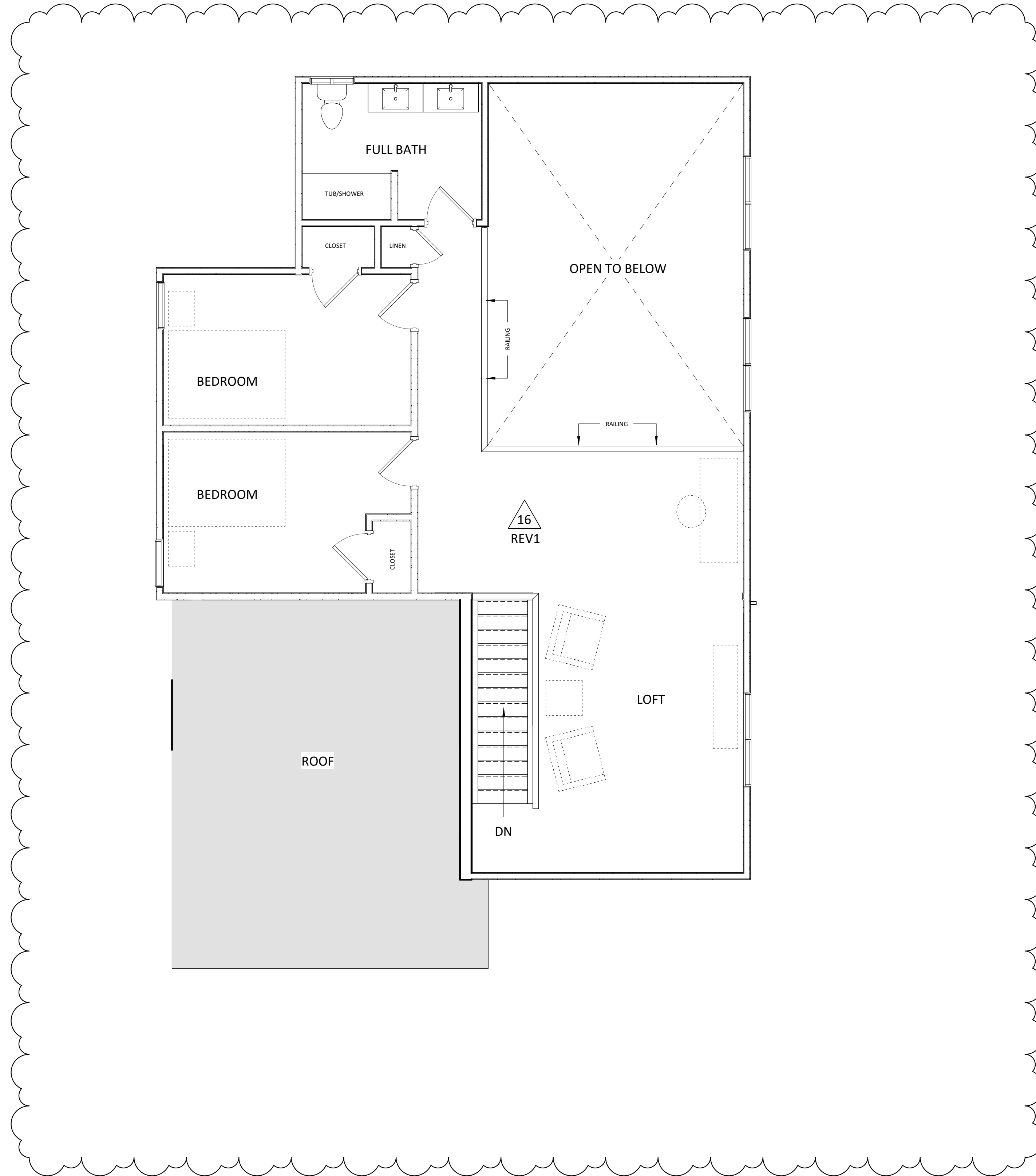
3D VIEW - NEW CONSTRUCTION HOUSES - VIEW A  
NOT TO SCALE

PROJECT #:	N/A
ISSUE DATE:	08.20.2021
REVISIONS:	
DESCRIPTION	DATE
Revision 2	05.08.2022
See Verbiage Document	
Revision 1	09.20.2021

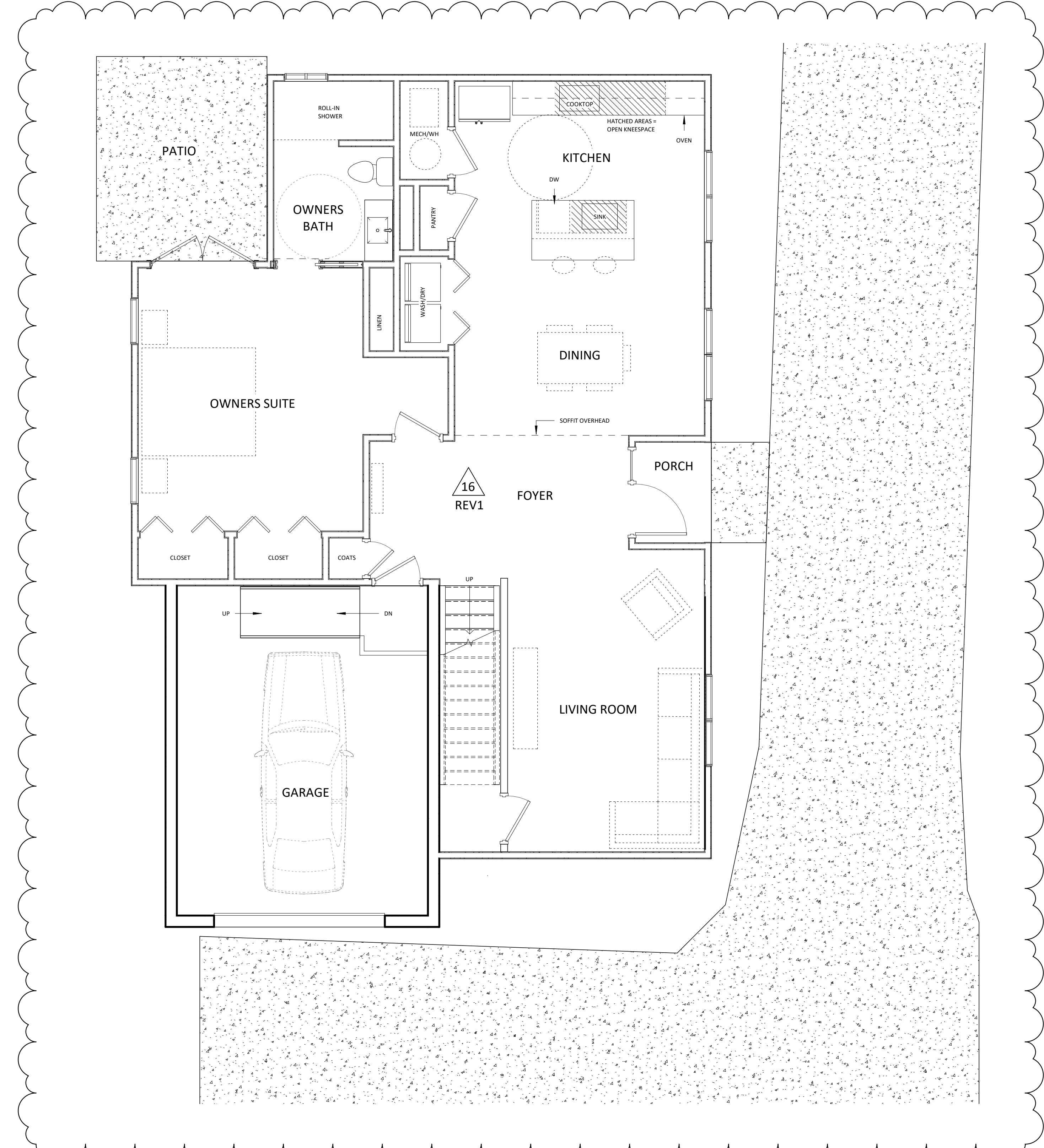
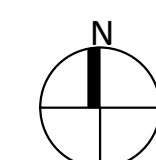
Callouts:  
Sidewalks  
ADA Curbs  
Driveway Type  
Garages



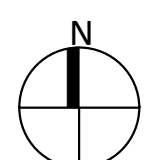
**3D VIEW - NEW CONSTRUCTION HOUSES - VIEW B**  
NOT TO SCALE

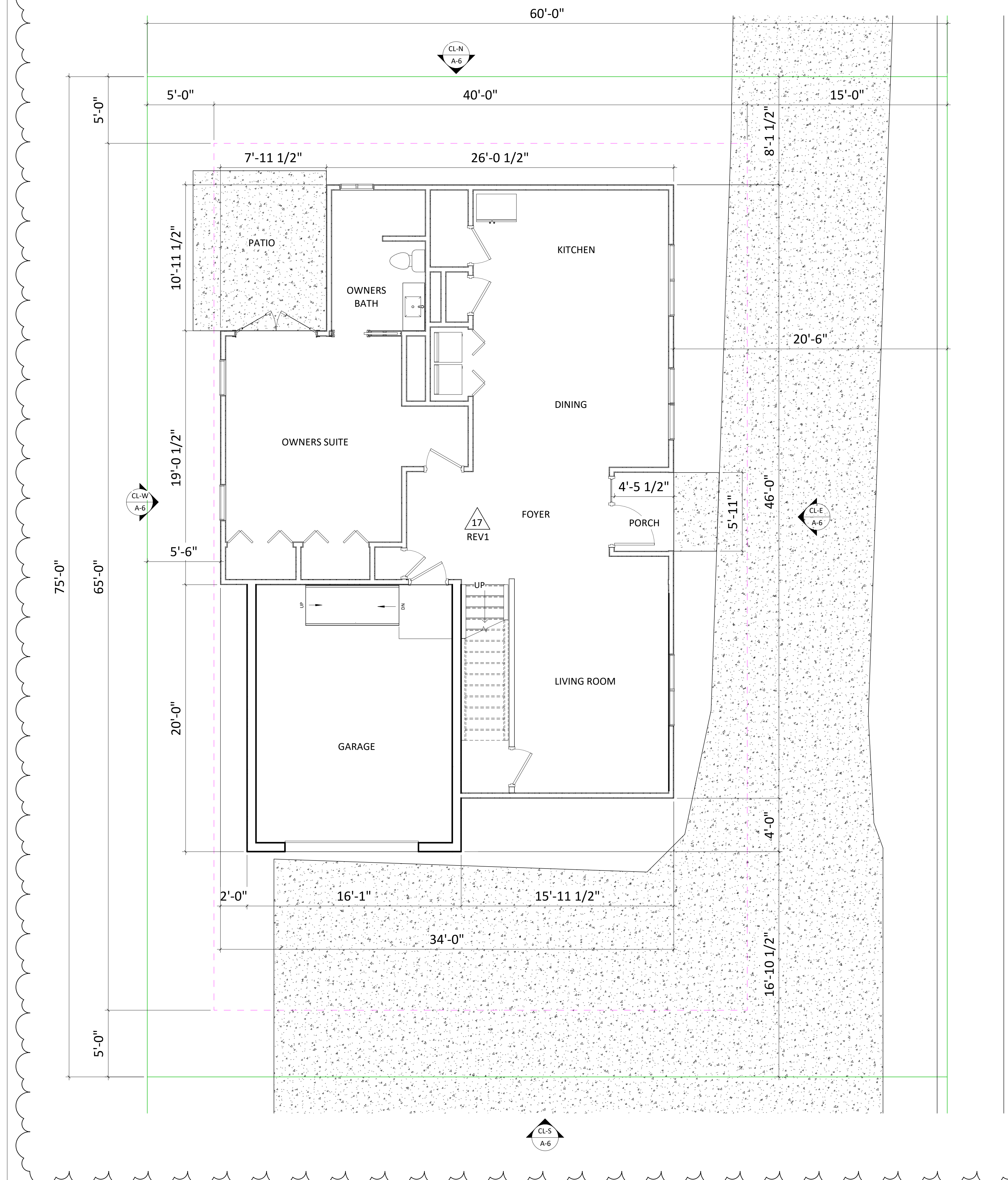
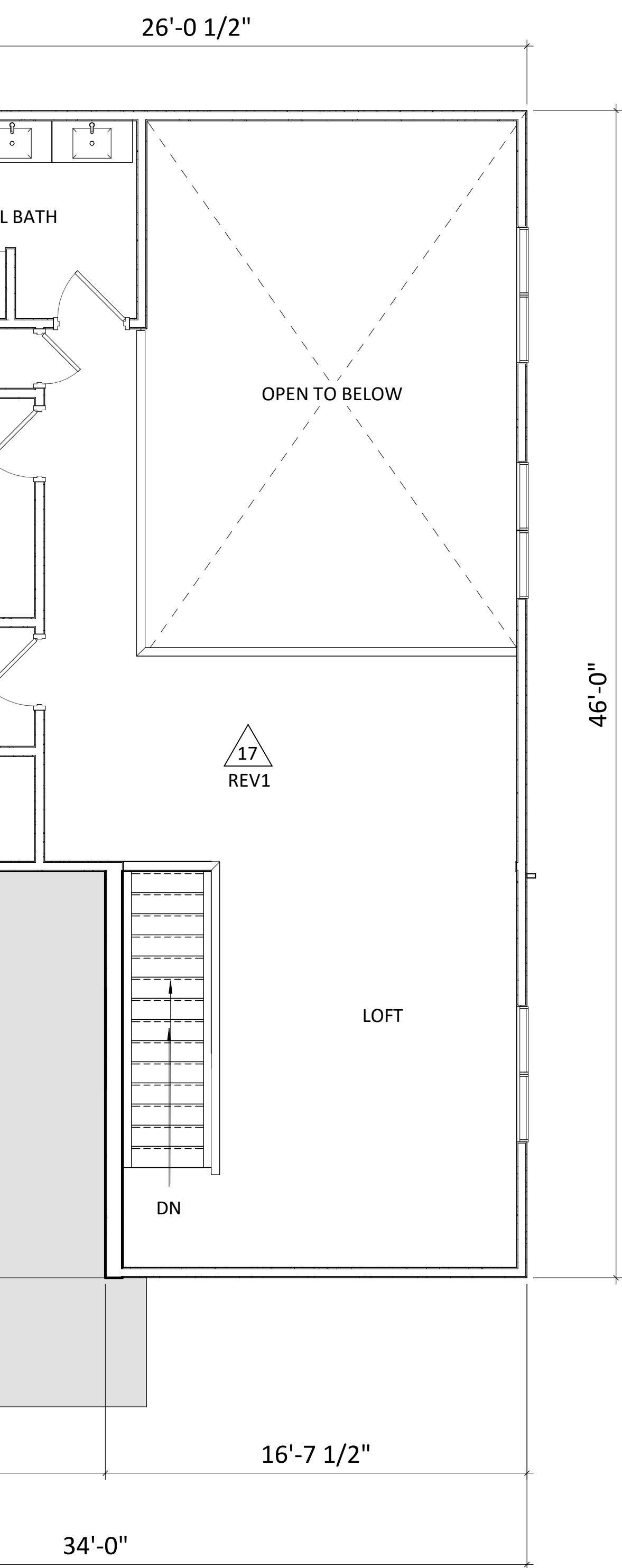


**A2** LEVEL 2 - FURNITURE PLANS - CLARENCE HOUSE  
1/4" = 1'-0"



**A1** LEVEL 1 - FURNITURE PLANS - CLARENCE HOUSE  
1/4" = 1'-0"





**A1** LEVEL 1 - CLARENCE HOUSE  
1/4" = 1'-0"

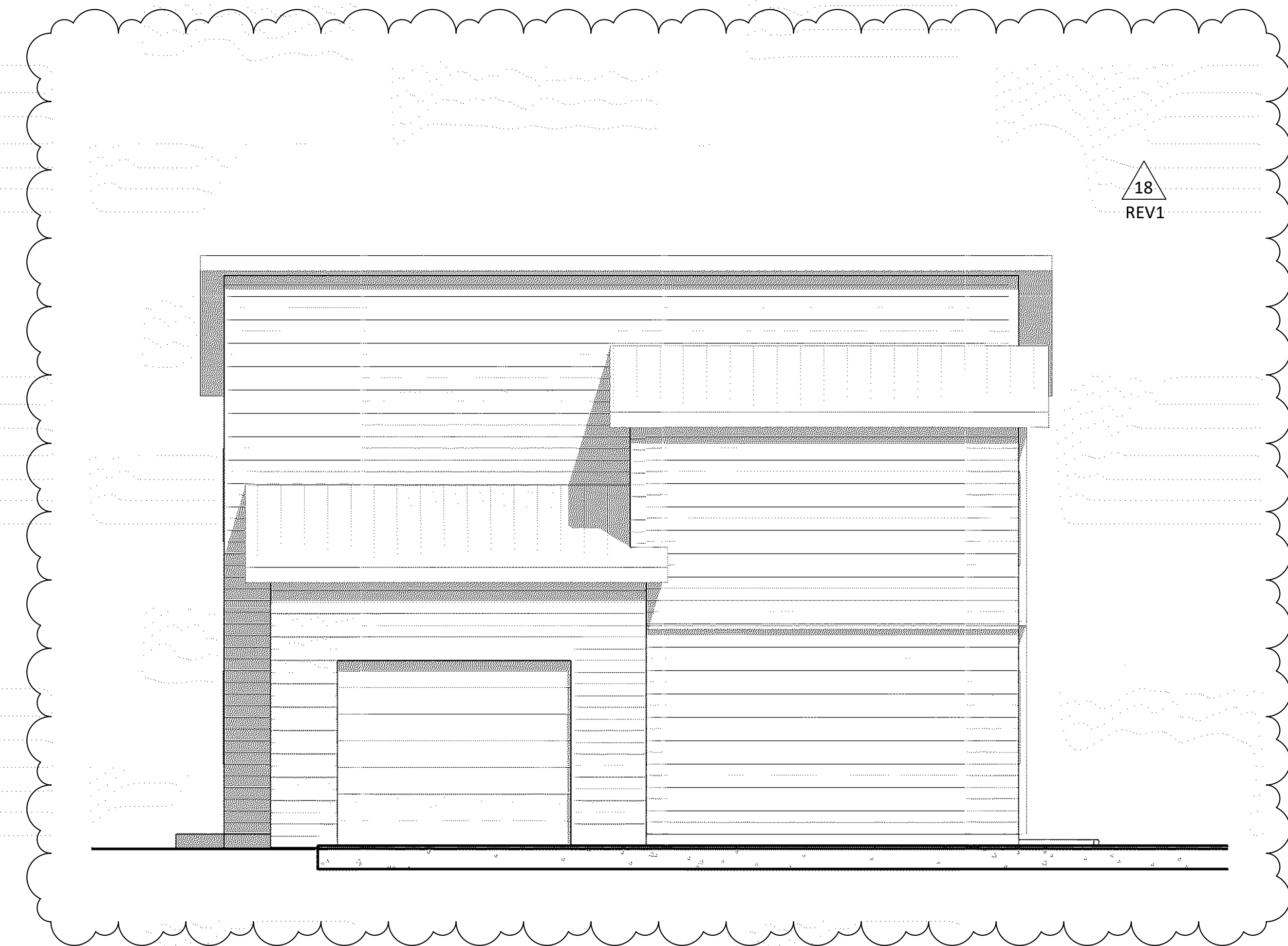
DESIGN FIRM	DESIGN INTENT CREATIVE SOLUTIONS PLANNING & DESIGN 410.913.8800 jessie@designintent.biz designintentcreativesolutions.com
SEAL	
CONSULTANT	
PROJECT PHASE	<b>SPECIAL USE PERMIT DRAWINGS</b>
PROJECT INFORMATION	<b>BOUNDARYLESS LIVING LLC</b> BILL SWEENEY - PRESIDENT BOUNDARYLESS LIVING HALLMARK REALTY GROUP
SHEET INFORMATION	FLOOR PLANS - CLARENCE HOUSE <b>A-5</b>

PROJECT #: N/A

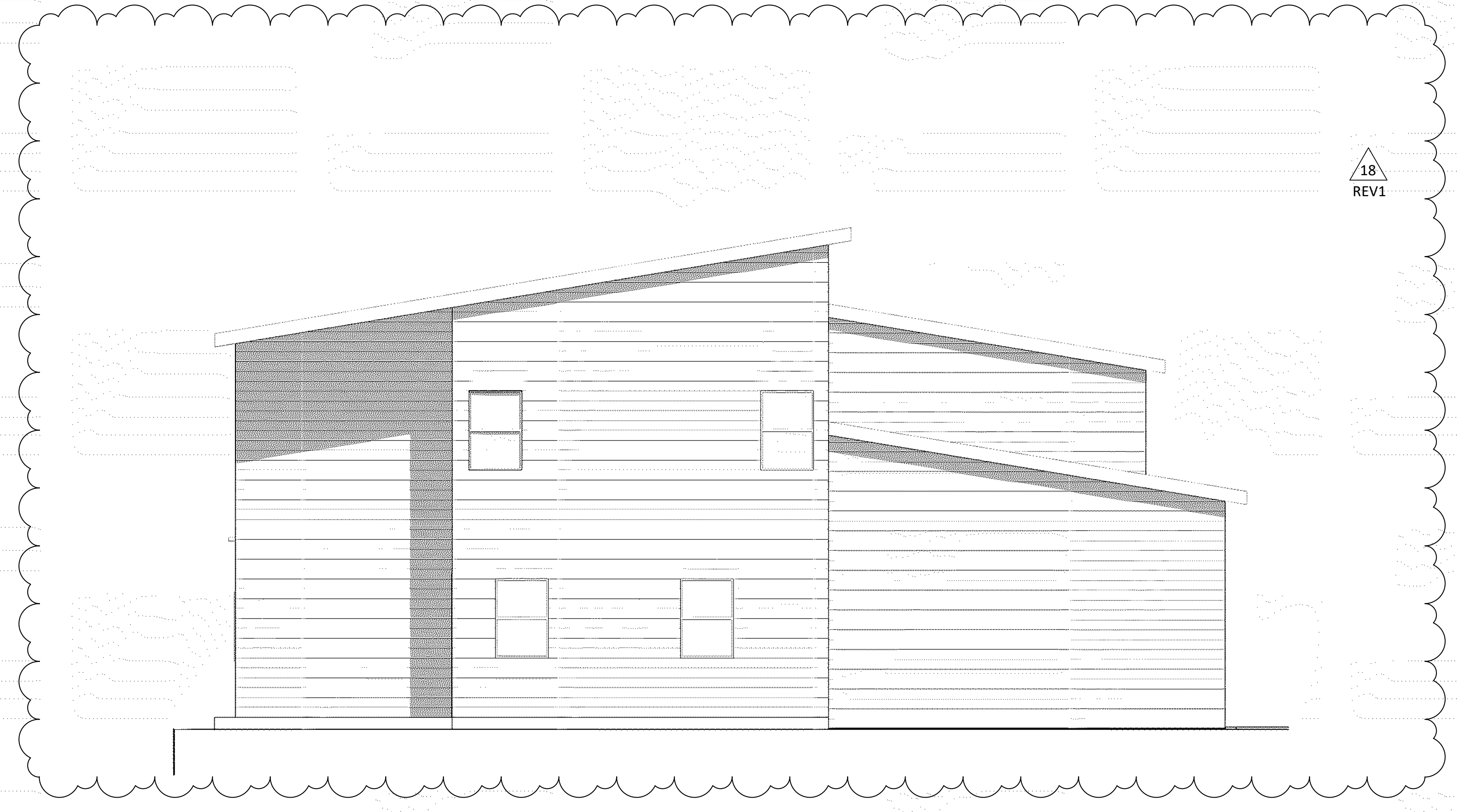
ISSUE DATE: 08.20.2021

REVISIONS:

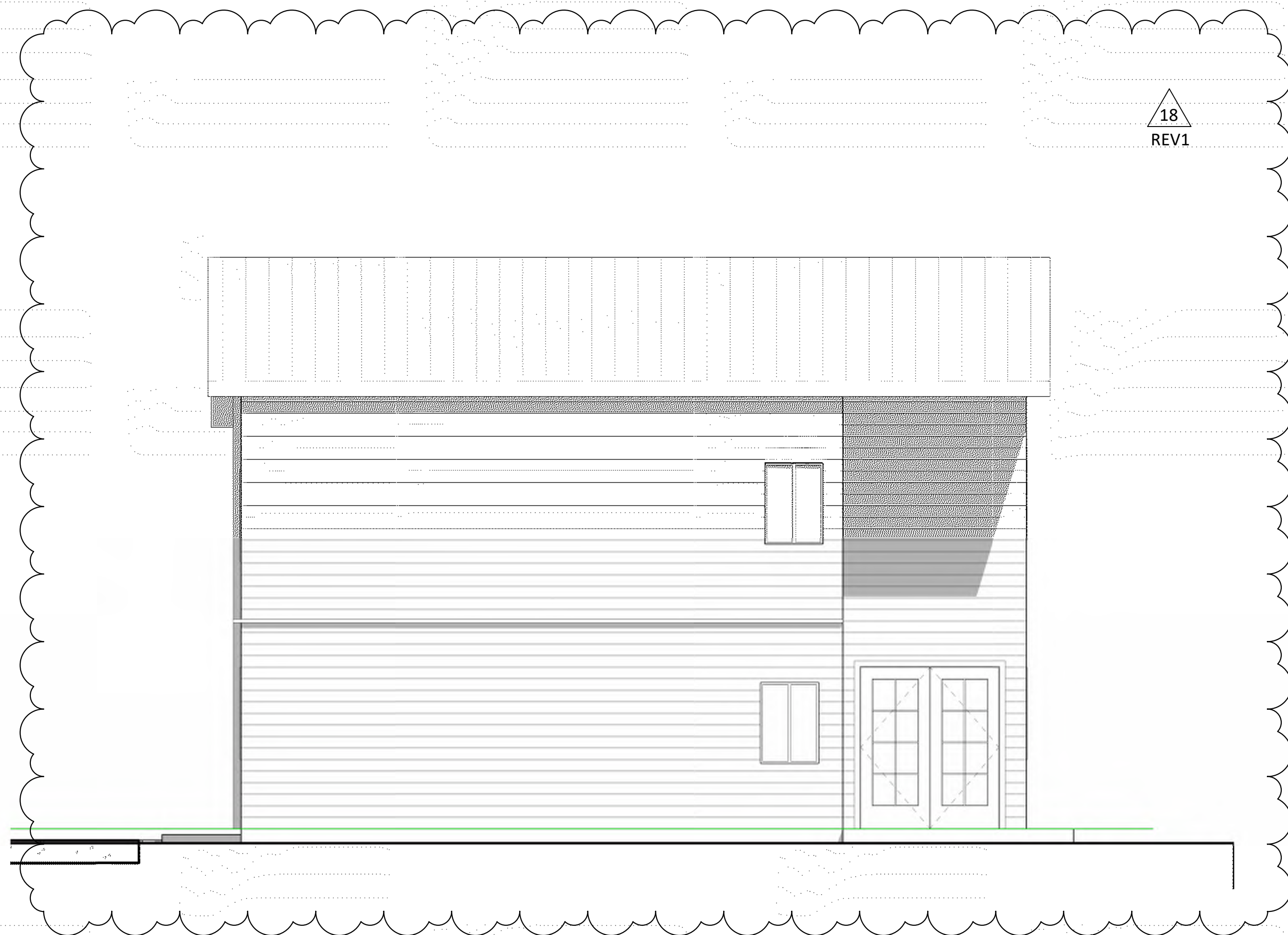
DESCRIPTION	DATE
Revision 2	05.08.2022



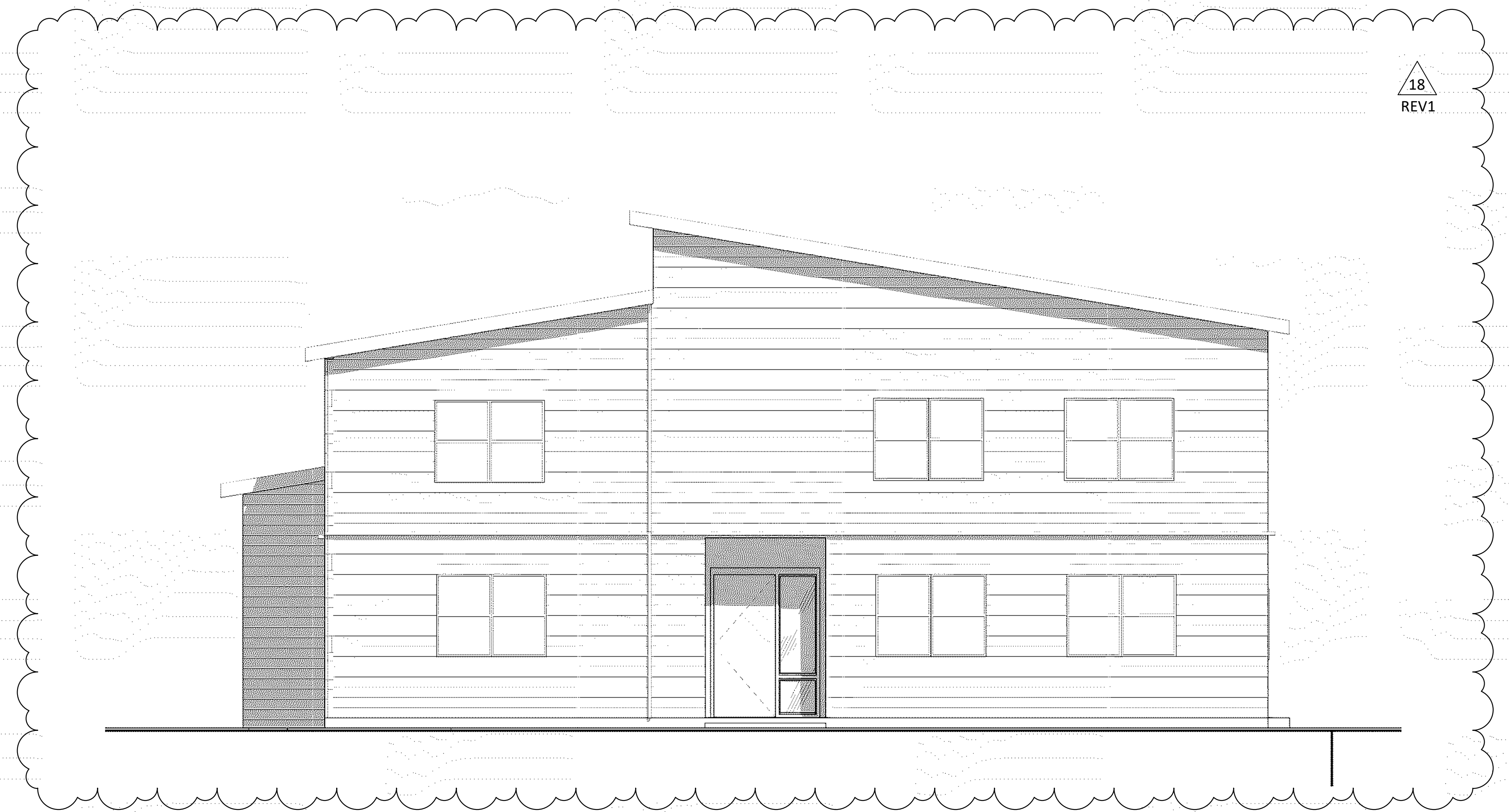
**CL-S** CLARENCE SOUTH  
1/4" = 1'-0"



**CL-W** CLARENCE WEST  
1/4" = 1'-0"



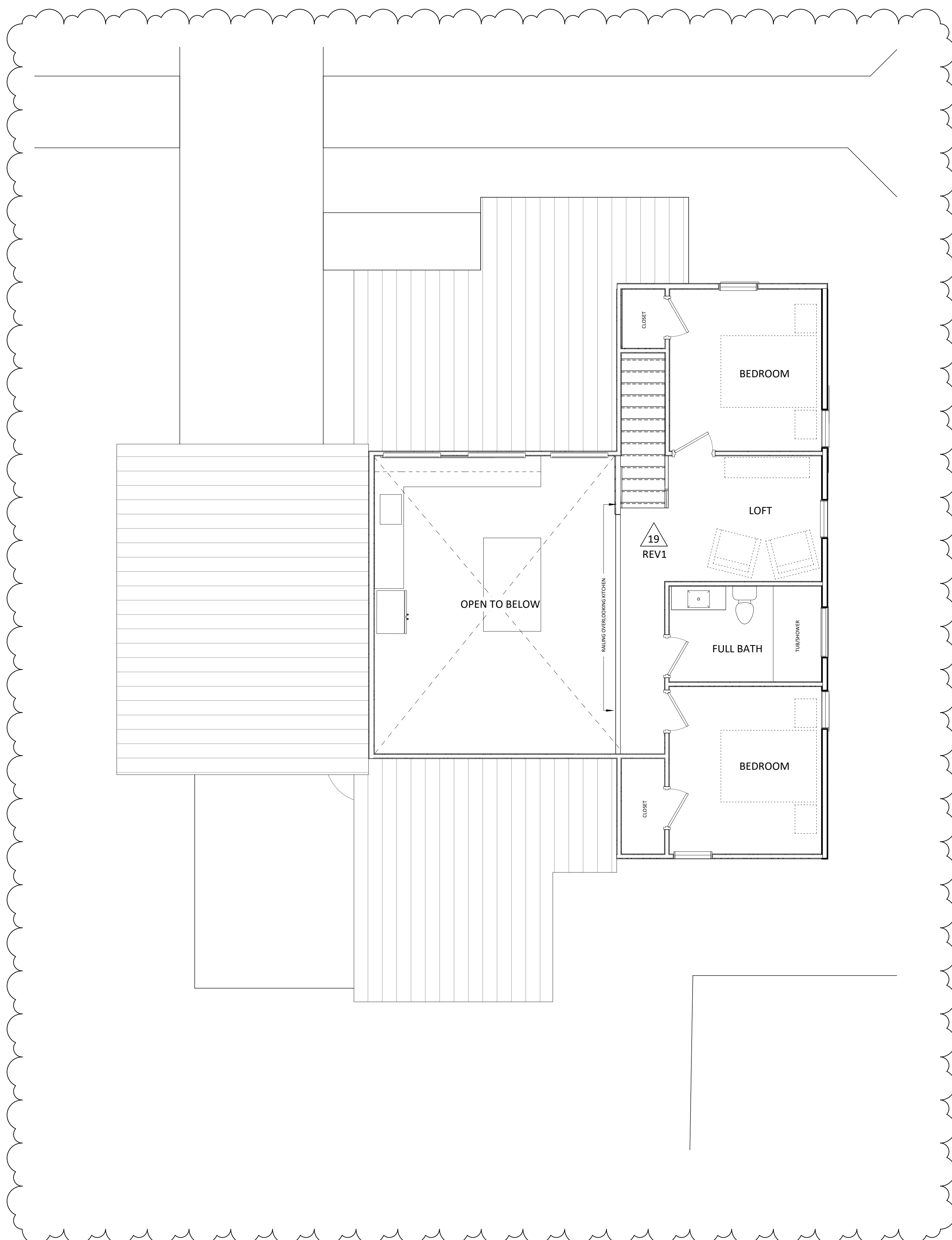
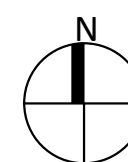
**CL-N** CLARENCE NORTH  
1/4" = 1'-0"



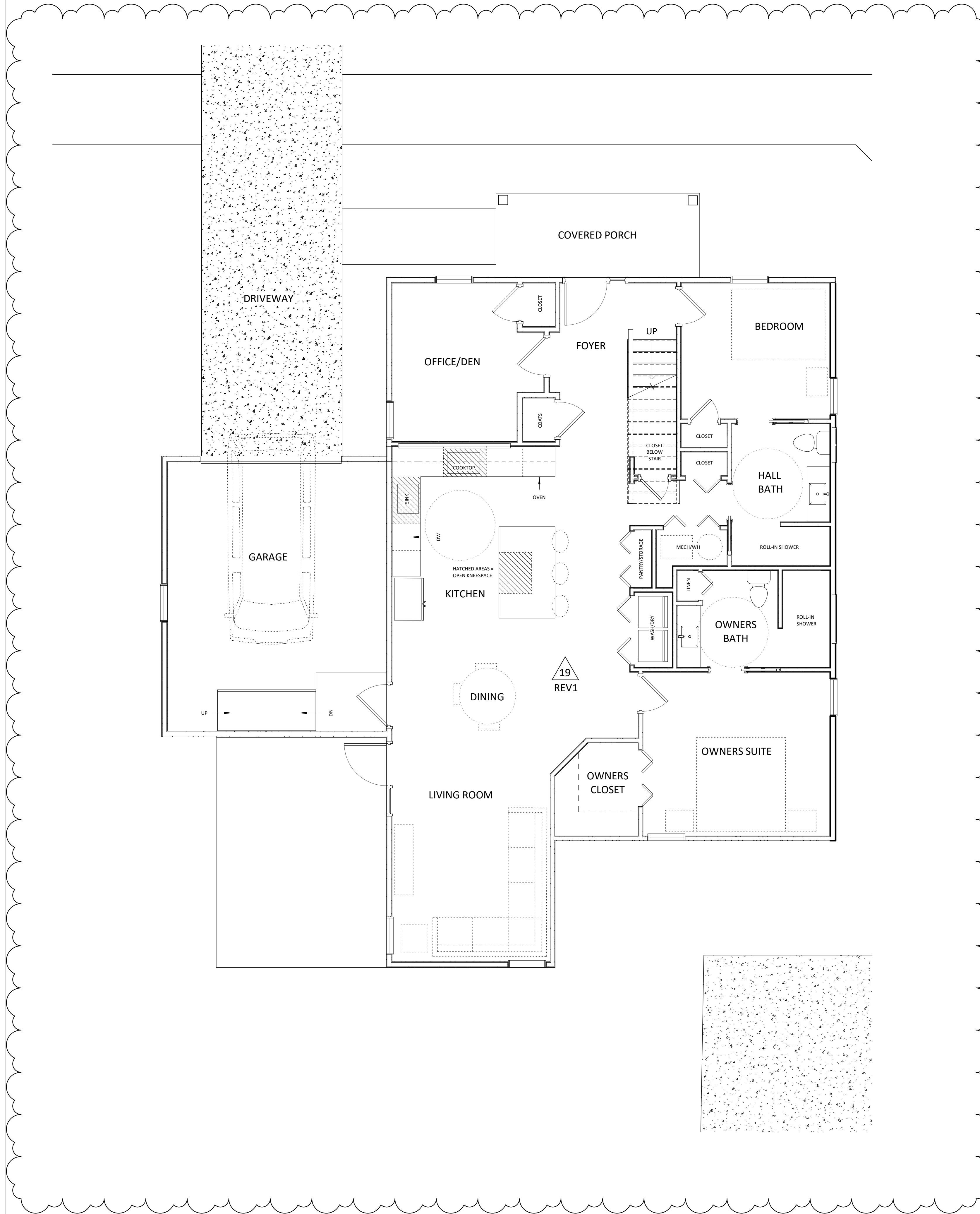
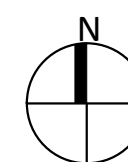
**CL-E** CLARENCE EAST  
1/4" = 1'-0"

5/11/2022 2:42:25 PM - PLOT DATE

**A2** LEVEL 2 FURNITURE PLANS - HERBERT HOUSE  
1/4" = 1'-0"



**A1** LEVEL 1 FURNITURE PLANS - HERBERT HOUSE  
1/4" = 1'-0"



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SEAL

CONSULTANT

PROJECT PHASE  
**SPECIAL USE PERMIT  
DRAWINGS**

PROJECT INFORMATION  
**BOUNDARYLESS LIVING LLC**

BILL SWEENEY - PRESIDENT  
BOUNDARYLESS LIVING  
HALLMARK REALTY GROUP

PROJECT #: N/A  
ISSUE DATE: 08.20.2021  
REVISIONS:  
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Revision 2 05.08.2022  
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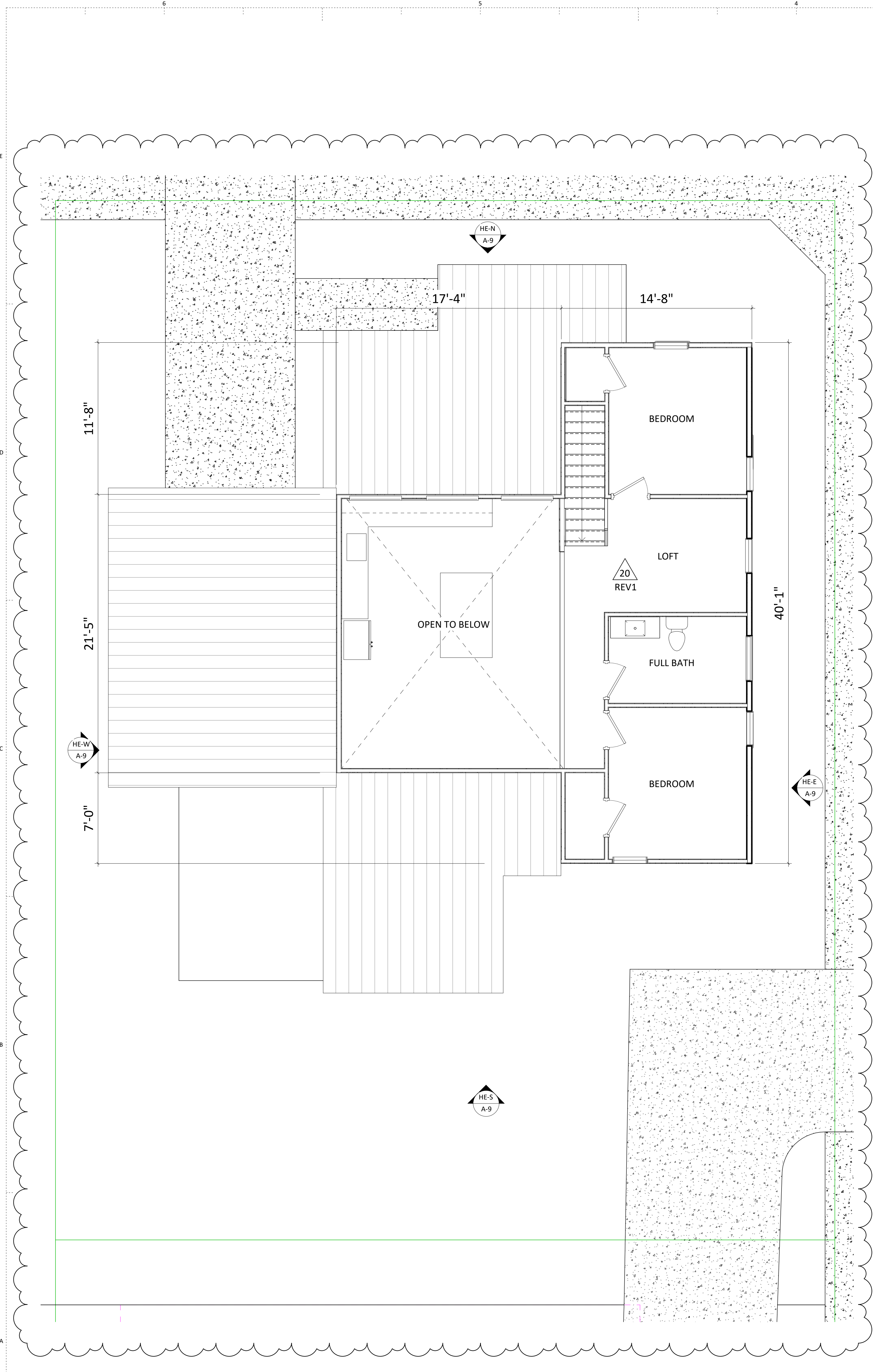
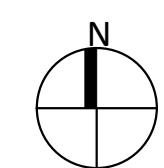
Callouts:  
Sidewalks  
ADA Curbs  
Driveway Type  
Garages

FURNITURE PLANS -  
HERBERT HOUSE

5/11/2022 2:42:26 PM - PLOT DATE

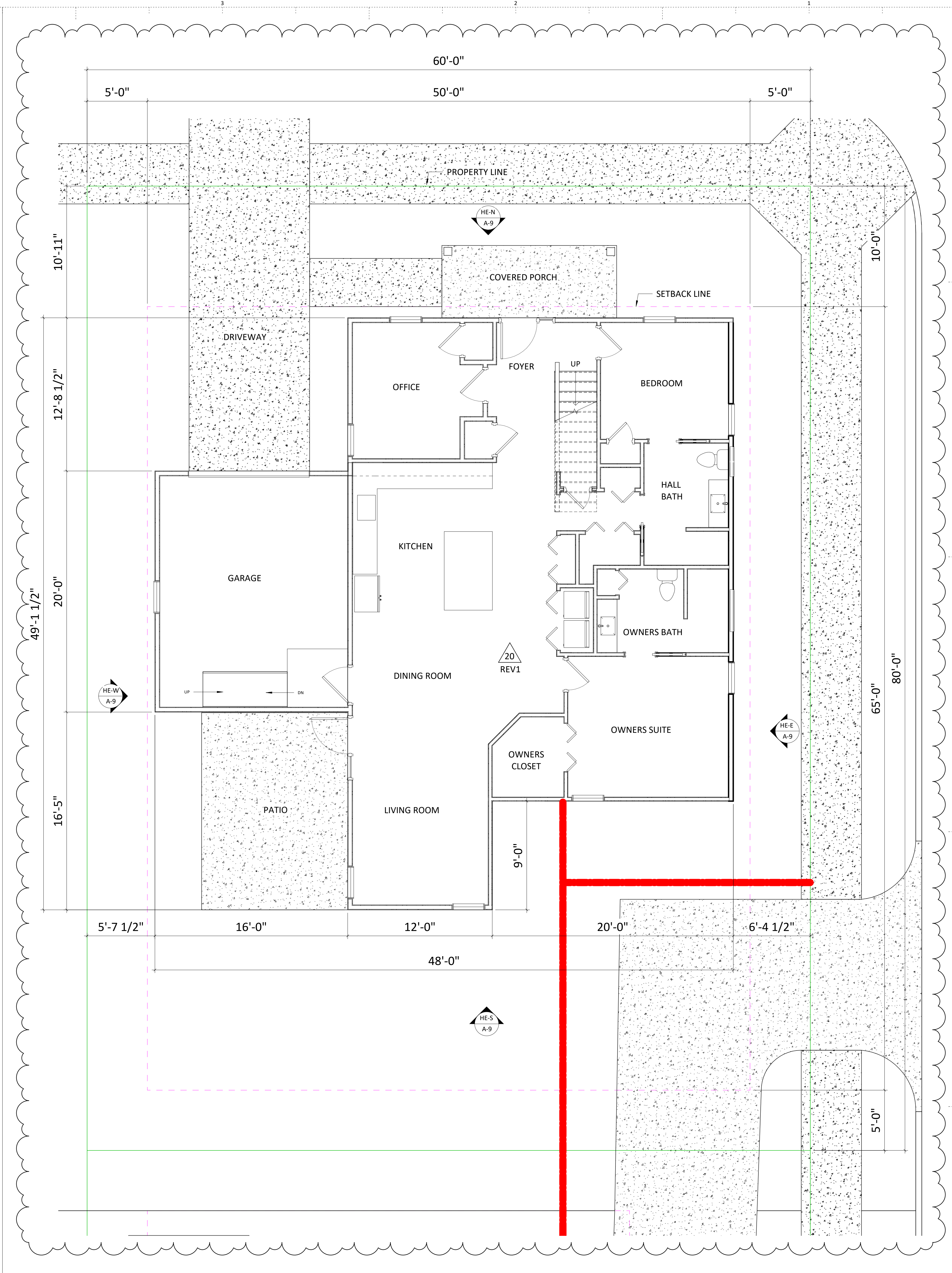
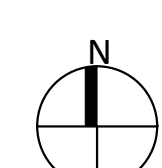
### A2 LEVEL 2 HERBERT HOUSE

1/4" = 1'-0"



### A1 LEVEL 1 HERBERT HOUSE

1/4" = 1'-0"



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PROJECT PHASE

**BOUNDARYLESS LIVING LLC**

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BOUNDARYLESS LIVING  
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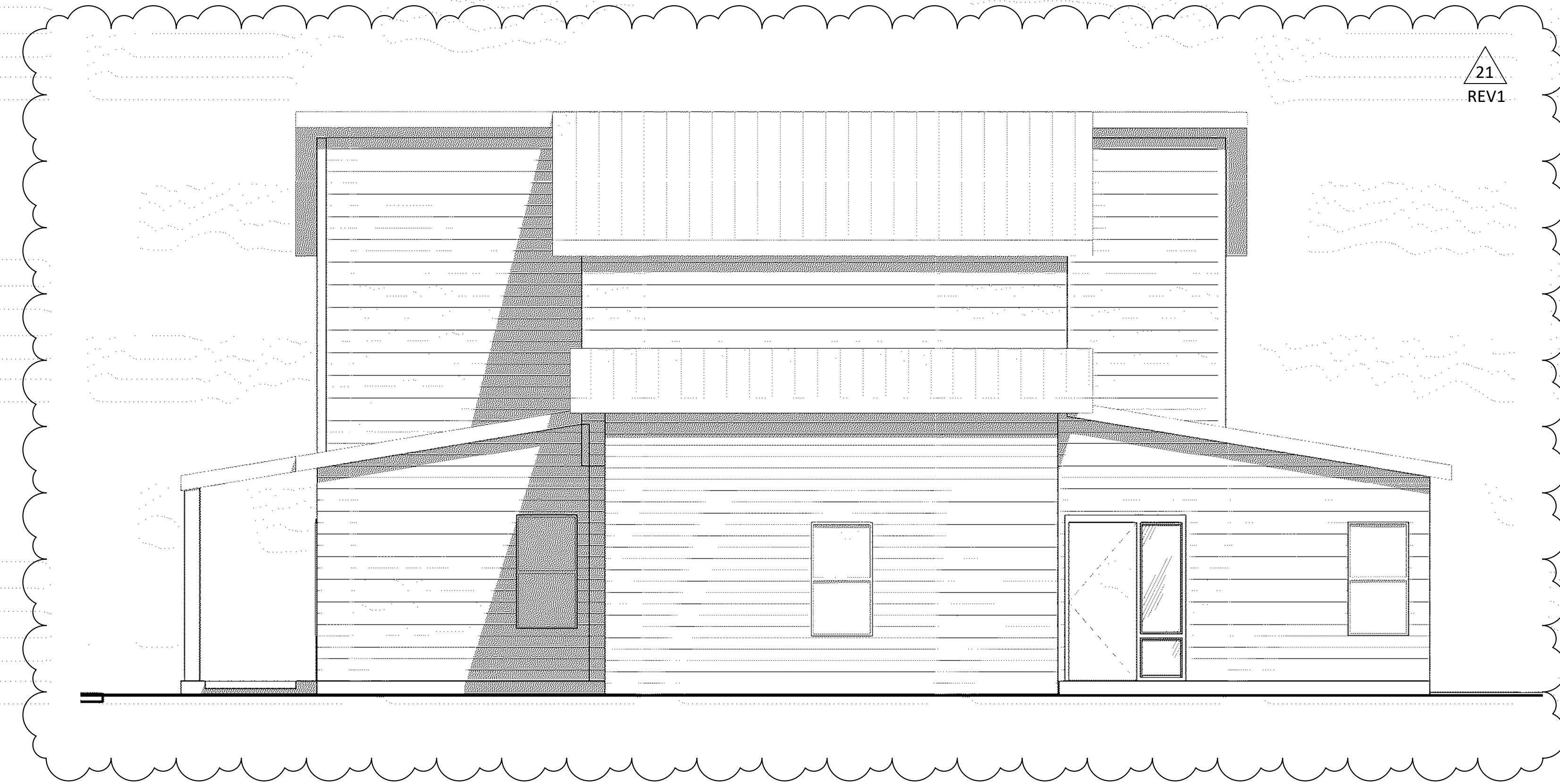
PROJECT INFORMATION

PROJECT #:	N/A
ISSUE DATE:	08.20.2021
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DESCRIPTION	DATE
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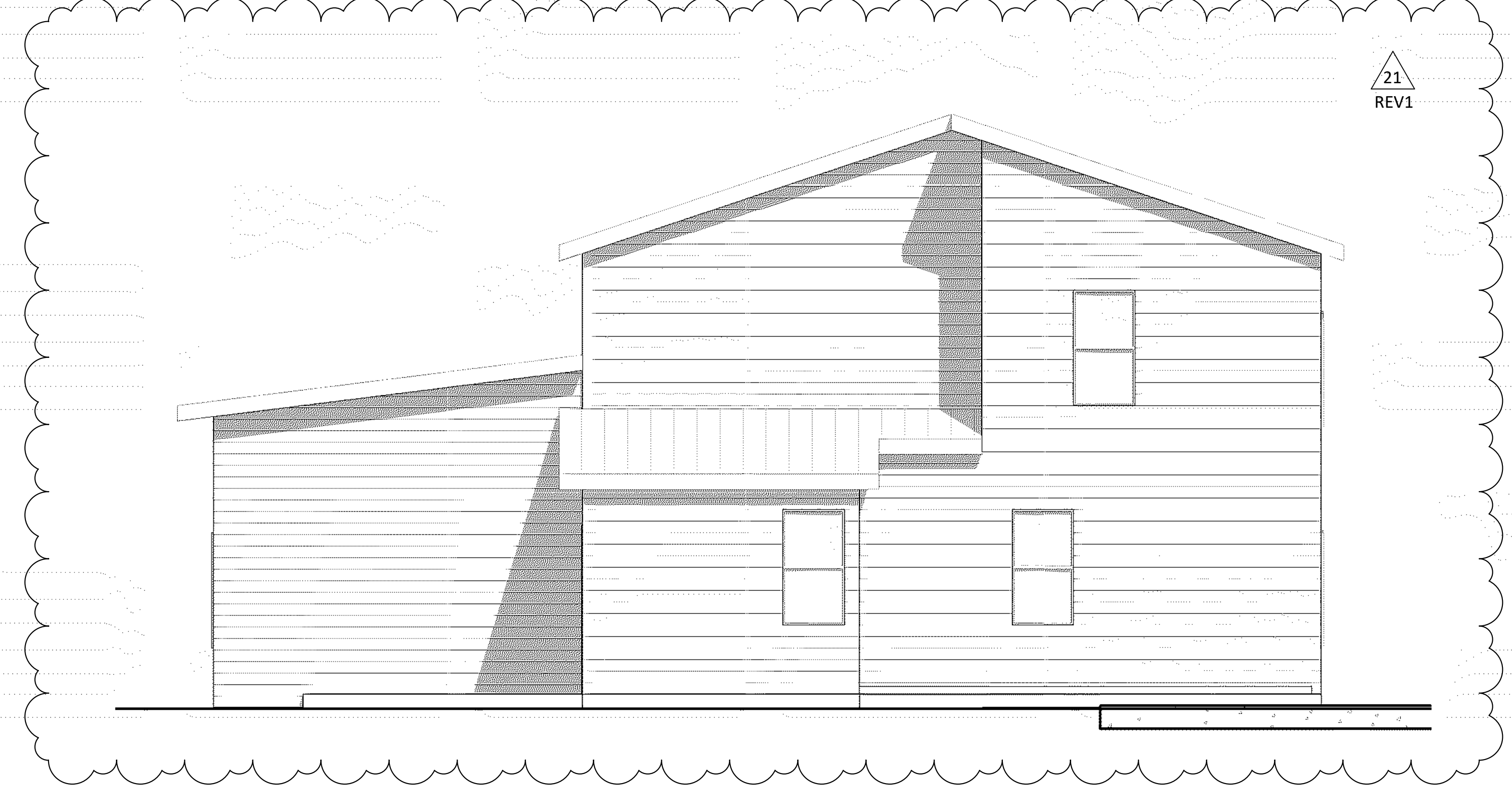
Callouts:  
Sidewalks  
ADA Curbs  
Driveway Type  
Garages

FLOOR PLANS - HERBERT HOUSE

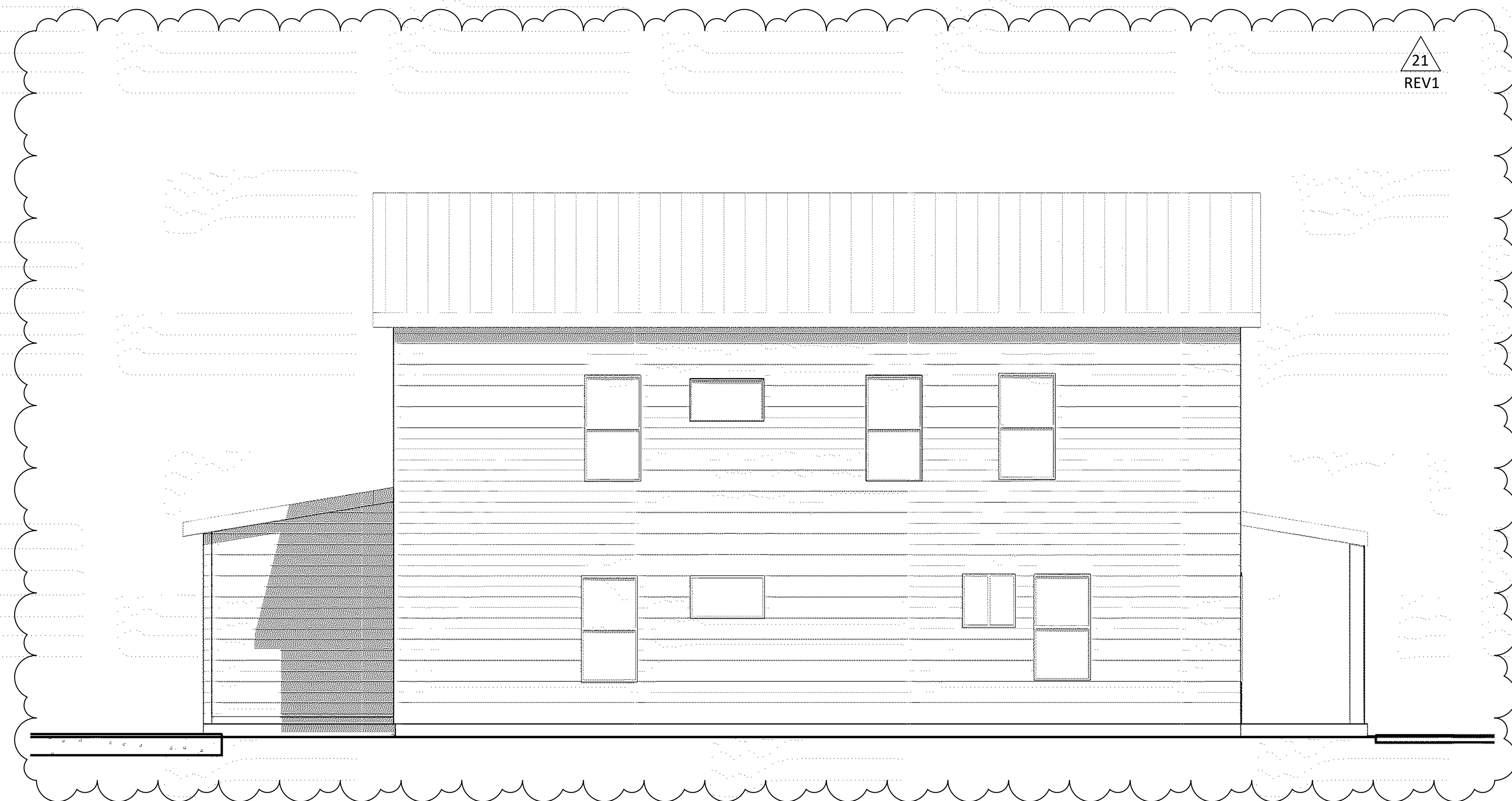




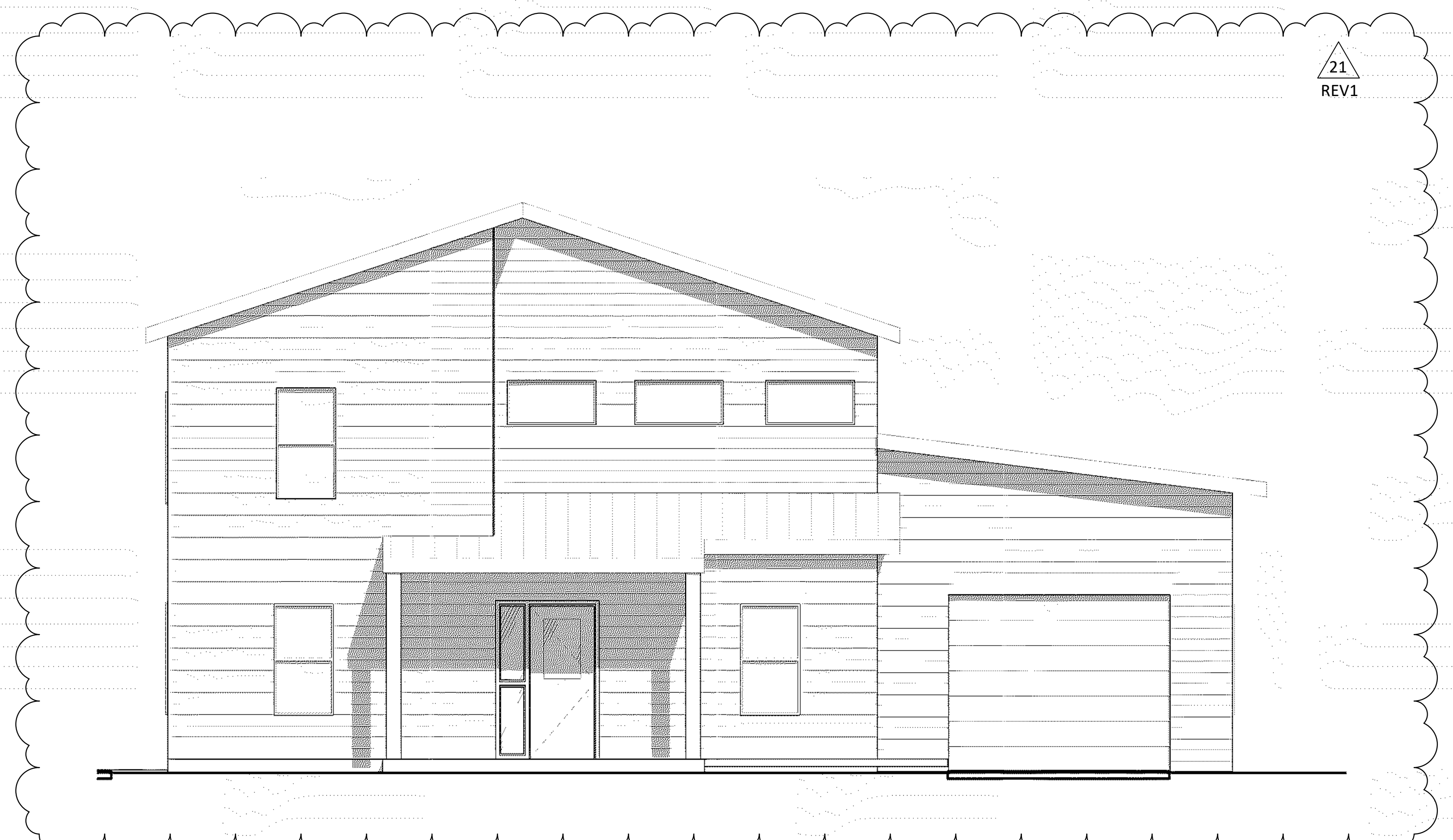
**HE-W** HERBERT WEST  
1/4" = 1'-0"



**HE-S** HERBERT SOUTH  
1/4" = 1'-0"



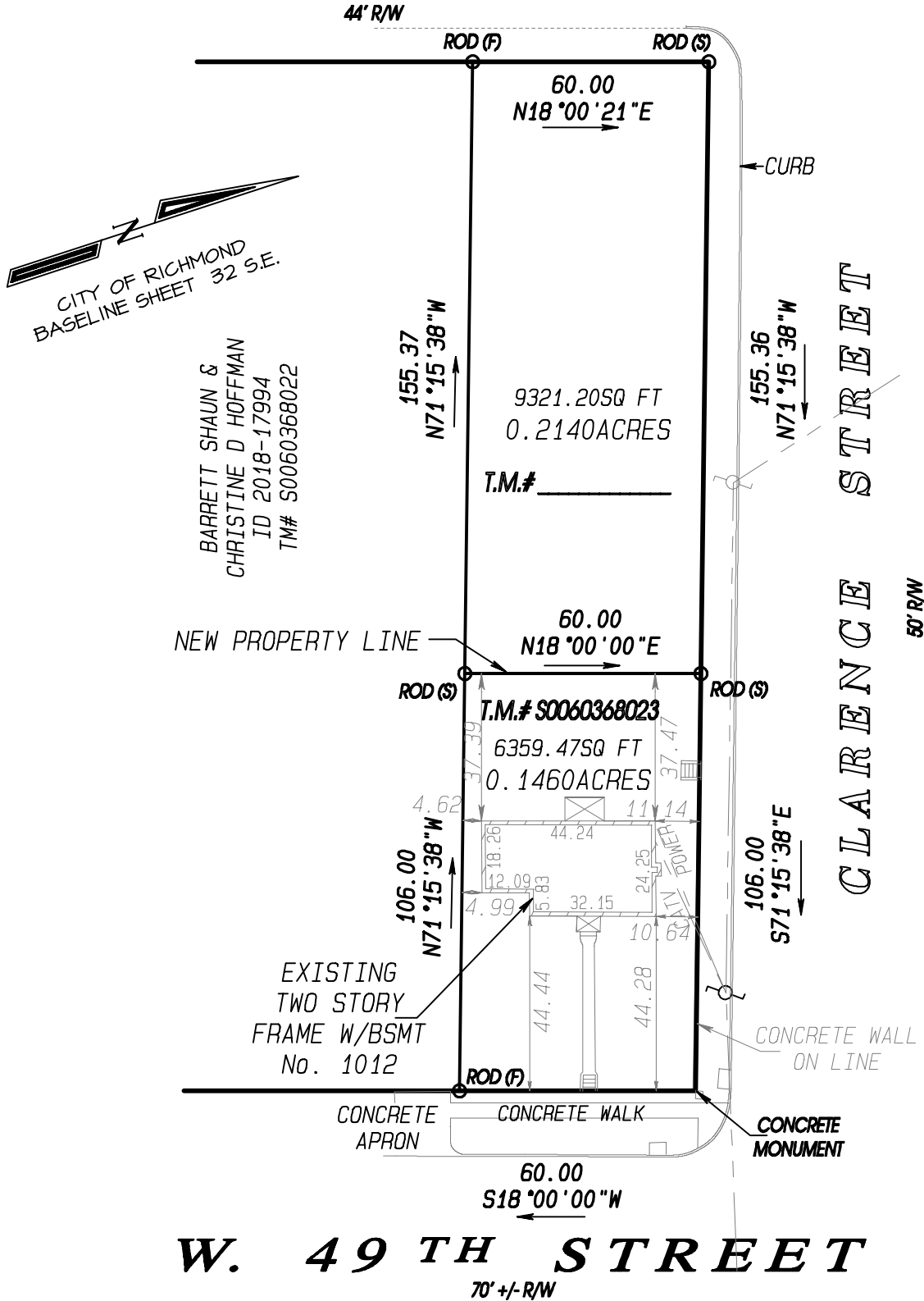
**HE-E** HERBERT EAST  
1/4" = 1'-0"



**HE-N** HERBERT NORTH  
1/4" = 1'-0"

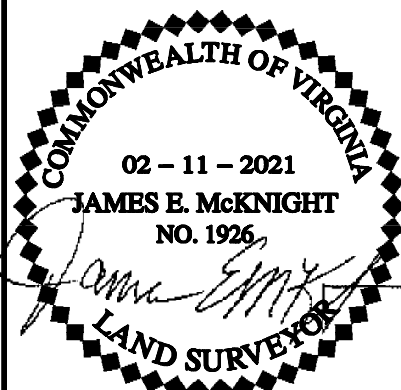
NOTES: THIS PROPERTY IS LOCATED IN F.E.M.A. FLOOD ZONE "X".  
 CURRENT OWNER: BOUNDARYLESS LIVING LLC ID 2020-26283

HERBERT STREET



PLAT SHOWING DIVISION OF No. 1012 W. 49TH STREET, IN THE CITY OF RICHMOND, VIRGINIA.

THIS IS TO CERTIFY THAT ON FEBRUARY 11, 2021, I MADE AN ACCURATE FIELD SURVEY OF THE PREMISES SHOWN HEREON; THAT THERE ARE NO ENCROACHMENTS BY IMPROVEMENTS EITHER FROM ADJOINING PREMISES OR FROM SUBJECT PREMISES UPON ADJOINING PREMISES, OTHER THAN AS SHOWN HEREON. THIS SURVEY IS BEING FURNISHED WITHOUT BENEFIT OF A TITLE REPORT. PREMISES SHOWN HEREON IS SUBJECT TO EASEMENTS OF RECORD OR OTHERWISE. TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT COMPLIES WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA STATE BOARD OF ARCHITECTS, PROFESSIONAL ENGINEERS, AND LAND SURVEYORS. SCALE: 1" = 40'



**McKNIGHT & ASSOCIATES, P.C.**  
 LAND SURVEYORS PLANNERS

201 TWIN RIDGE LANE  
 RICHMOND, VIRGINIA 23235  
 TELEPHONE (804) 320-2646

JOB NUMBER: 870829125PL1T