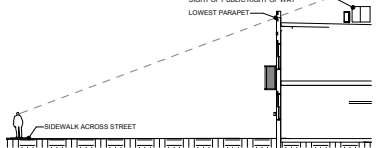


**ARCHITECTURAL SITE PLAN KEY NOTES**

COORDINATE WITH CITY OF RICHMOND JEFFERSON STREET MASTER PLAN AND ASSOCIATED IMPROVEMENTS

- |    |   |    |   |    |  |    |  |    |  |
|----|---|----|---|----|--|----|--|----|--|
| 01 | COMMERCIAL ENTRY  | 05 | APPROXIMATE LOCATION OF EXISTING ELECTRICAL POLE. REFER TO CIVIL DRAWINGS | 09 | NOT USED   | 13 | NOT USED                               | 17 | NOT USED   |
| 02 | EXISTING BRICK PAVED SIDEWALK   | 06 | RESIDENTIAL COURTYARD ENTRY   | 10 | BALCONY ABOVE  | 14 | PROPOSED OUTDOOR SIDEWALK SEATING AREA | 18 | HATCH INDICATES AREA OF EXISTING CURB CUT TO BE REMOVED AND NEW CURB AND WALK, MATCHING EXISTING CURB AND WALK, TO BE INSTALLED. |
| 03 | PRIVATE RESIDENT ENTRY STOOP. COORDINATE STEPS AND LANDINGS WITH CHANGE IN SIDEWALK GRADE AND CIVIL ENGINEERS PLANS AND DETAILS | 07 | COURTYARD EGRESS  | 11 | NEW RETAINING WALL SURROUNDING PAVED COMMERCIAL ENTRY AREA WITH CONCRETE BENCH SEATING | 15 | NOT USED                               | 19 | NOT USED   |
| 04 | APPROXIMATE LOCATION OF EXISTING ELECTRICAL POLE WITH STREET LIGHTING   | 08 | NOT USED  | 12 | METAL CANOPY ABOVE   | 16 | NOT USED                               | 20 | PROTECTED BIKE STORAGE UNDER LANDING. MINIMUM 7 SPACES   |

**SIGHTLINE SECTION**



**BUILDING AREAS**

\*SQ CALCULATED TO OUTSIDE FACE OF WALL

LEVEL	AREA (SQ FT)	U.O.S.
1ST LEVEL	11,552	2,375
COURTYARD	11,428	
2ND LEVEL	1,428	1,365
WALKWAY		
<b>TOTAL</b>	<b>22,978</b>	<b>3,739</b>
ROOF AREA	13,664	

**PROGRAM AREAS**

\*SQ CALCULATED TO CENTERLINE OF UNIT WALL EXCEPT COMMERCIAL WHICH IS TO FACE OF WALL

UNIT #	BR	BA	AREA (SQ FT)	U.O.S.	
<b>1ST LEVEL (COMMERCIAL)</b>					
COMMERCIAL 1			2,017	258	
COMMERCIAL 2			790		
COMMERCIAL 3			949		
COMMERCIAL 4-1			663		
COMMERCIAL 4-2			661		
<b>TOTAL</b>			<b>5,100</b>	<b>258</b>	
<b>1ST LEVEL (RESIDENTIAL)</b>					
01	001	1	1	683	37
02	102	1	1	707	37
03	103	1	1	690	37
04	104	2	2	895	37
05	105	1	1	653	37
06	106	1	1	728	37
07	107	1	1	727	37
<b>2ND LEVEL</b>					
08	201	1	1	683	62
09	202	1	1	707	62
10	203	1	1	690	62
11	204	2	2	895	62
12	205	1	1	653	62
13	206	1	1	728	62
14	207	1	1	726	62
15	208	1	1	613	62
16	209	2	2	1,199	62
17	210	1	1	651	62
18	211	1	1	684	62
19	212	1	1	753	62
20	213	1	1	753	62
21	214	2	2	923	62
<b>SUMMARY OF AREAS</b>					
COMMERCIAL TOTAL (SQ FT)			5,100	258	
TOTAL 21 RESIDENTIAL UNITS (SQ FT)			15,717	1,065	
NO. 2 BR. 2 BA UNITS			3,912		
1071 SQT. 1 BA UNITS			11,805		
AVERAGE UNIT AREA (SQ FT)			748		
BUILDING TOTAL LEASEABLE (SQ FT)			20,817	1,323	
NET GARAGE			0.90		

**U.O.S. = USABLE OPEN SPACE**

SYMBOL INDICATES TYPE A DWELLING UNIT

NOTE: 1ST LEVEL UNITS NOT NOTED AS TYPE "A" ARE TYPE "B" UNITS. 2ND LEVEL UNITS NOT RECORDED TO BE ACCESSIBLE PER 1107.7.1.1

**PROJECT INFORMATION**

NEW MIXED USE OFFICE, RETAIL, COMMERCIAL AND RESIDENTIAL BUILDING

**CODE INFORMATION**

APPLICABLE CODES: VIRGINIA UNIFORM STATEWIDE BUILDING CODE (BASED ON THE INTERNATIONAL BUILDING CODE (IBC) 2015)  
 CONSTRUCTION TYPE: V-B  
 USE GROUP: NON-SEPARATED MIXED USE (A, B, AND/OR M AND R-2)  
 BUILDING AREA: SEE SHEET A100 FOR BUILDING AREA ANALYSIS  
 BUILDING HEIGHT: ALLOWED: 42' - 0"  
 PROPOSED: 28' - 0"  
 FIRE SUPPRESSION: FULLY SPRINKLERED PER NFPA 13 (SECTION 903.3.1.1)

**ZONING INFORMATION**

ZONING DISTRICT: UB-PE4  
 SETBACKS: NO SETBACK REQUIREMENT  
 COVERAGE: NO LOT COVERAGE REQUIREMENT  
 HEIGHT: +/- 28' - 8" PROPOSED  
 HISTORIC DISTRICT: UIN HILL  
 ECONOMIC ZONES: ENTERPRISE ZONE III  
 RICHMOND CITY COMMISSION OF ARCHITECTURAL REVIEW: APPLICATION NO. 037911-2018 APPROVED JULY 24, 2018  
 REQUIRED (RESIDENTIAL & REQUIRED (COMMERCIAL) TBD TOTAL PROVIDED: 23

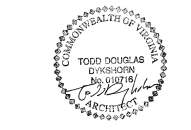
**DRAWING INDEX**

DRAWING INDEX	PRELIMINARY 1 TO 100% 19 2018	PRELIMINARY 2 TO 100% 19 2018	PRELIMINARY 3 TO 100% 19 2018
CS01 ARCHITECTURAL SITE PLAN & PROJECT INFO			
CS02.1 SPECIFICATIONS INDEX PROJECT SCOPE INFO			
CS02.2 SPECIFICATIONS INDEX PROJECT SCOPE INFO			
CS03 CIVIL COVER SHEET		X	X
CS04 EXISTING CONDITIONS, DEMOLITION & SITE LAYOUT PLAN		X	X
CS05 UTILITY PLAN		X	X
CS06 STORM DRAINAGE PLAN		X	X
CS07 SWANNAHUA ANALYSIS PLAN		X	X
CS08 EROSION & SEDIMENT CONTROL PLAN		X	X
CS09 EROSION & SEDIMENT CONTROL NOTES		X	X
CS10 ARCHITECTURAL			
A001 FLOOR/CEILING, ROOF/CEILING, AND EXTERIOR WALL ASSEMBLIES		X	X
A002 PARTIED INTERIOR PARTITIONS		X	X
A003 NON-RATED INTERIOR PARTITIONS		X	X
A004 GENERAL ACCESSIBILITY		X	X
A005 GENERAL ACCESSIBILITY		X	X
A006 FIBER SAFETY INFORMATION EGRESS PLANS		X	X
A007 1ST LEVEL FLOOR PLAN		X	X
A008 2ND LEVEL FLOOR PLAN		X	X
A009 ROOF PLAN		X	X
A010 FRESH SCHEDULE		X	X
A011 ENLARGED PARTIAL AREA PLAN		X	X
A012 ENLARGED PARTIAL AREA PLAN		X	X
A013 ENLARGED PARTIAL AREA PLAN		X	X
A014 ENLARGED PARTIAL AREA PLAN		X	X
A015 ENLARGED PARTIAL AREA PLAN		X	X
A016 ENLARGED PARTIAL AREA PLAN		X	X
A017 ENLARGED PARTIAL AREA PLAN		X	X
A018 ENLARGED PARTIAL AREA PLAN		X	X
A019 BUILDING ELEVATIONS		X	X
A020 BUILDING ELEVATIONS		X	X
A021 WALL SECTIONS		X	X
A022 WALL SECTIONS		X	X
A023 WALL SECTIONS		X	X
A024 WALL SECTIONS		X	X
A025 FOUNDATION DETAILS		X	X
A026 FLOOR TO WALL DETAILS		X	X
A027 BALCONY DETAILS		X	X
A028 ROOF DETAILS		X	X
A029 BALCONY AND STOOP DETAILS		X	X
A030 STAIR PLANS		X	X
A031 STAIR SECTIONS		X	X
A032 STAIR SECTIONS		X	X
A033 DOOR SCHEDULE AND ELEVATIONS		X	X
A034 STOREFRONT AND WINDOW SCHEDULE AND ELEVATIONS		X	X
A035 DOOR HEAD, JAMB & SILL DETAILS		X	X
A036 WINDOW HEAD, JAMB & SILL DETAILS		X	X
A037 KITCHEN ENLARGED PLANS, SCHEDULE & ELEVATIONS		X	X
A038 KITCHEN ENLARGED PLANS, SCHEDULE & ELEVATIONS		X	X
A039 KITCHEN ENLARGED PLANS, SCHEDULE & ELEVATIONS		X	X
A040 BATH ENLARGED PLANS, SCHEDULE & ELEVATIONS		X	X
A041 BATH ENLARGED PLANS, SCHEDULE & ELEVATIONS		X	X
A042 BATH ENLARGED PLANS, SCHEDULE & ELEVATIONS		X	X
A043 1ST LEVEL REFLECTED CEILING PLAN		X	X
A044 2ND LEVEL REFLECTED CEILING PLAN		X	X
STRUCTURAL			
S001 GENERAL STRUCTURAL NOTES		X	X
S002 GENERAL DETAILS		X	X
S003 GENERAL DETAILS		X	X
S004 FOUNDATION PLAN		X	X
S005 SLAB PLAN		X	X
S006 2ND FLOOR FRAMING PLAN		X	X
S007 ROOF FRAMING PLAN		X	X
S008 1ST FLOOR SHEAR WALL PLAN		X	X
S009 2ND FLOOR SHEAR WALL PLAN		X	X
S010 FOUNDATION DETAILS		X	X
S011 FOUNDATION DETAILS		X	X
S012 CANOPY FOUNDATION DETAILS		X	X
S013 FRAMING ELEVATIONS		X	X
S014 FRAMING DETAILS		X	X
S015 FRAMING DETAILS		X	X
S016 FRAMING DETAILS		X	X
S017 MECHANICAL/ELECTRICAL PLUMBING UNDER SEPARATE COVER		X	X

**VICINITY MAP**



**BUILDING PERMIT SET**  
01/31/2020



**ARCHITECT:**  
AD7 Architecture Design Office  
105 E Broad Street  
Richmond, Virginia 23219  
804 343 1212

**DEVELOPER:**  
2416 Jefferson Avenue LLC  
408 E Main Street Box  
Richmond, VA 23219

**CIVIL ENGINEER:**  
Kine Vue Consulting LLC  
7108 PROSPECT AVE.  
RICHMOND, VA 23228  
804 307 0733

**STRUCTURAL ENGINEER:**  
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1871 Clay View Drive, Ste. 200  
Midlothian, VA 23113  
804 794 0571

**MECHANICAL/ELECTRICAL/PLUMBING ENGINEER:**  
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1485 Oatridge Court  
Pompano, VA 23139  
804 372 3486



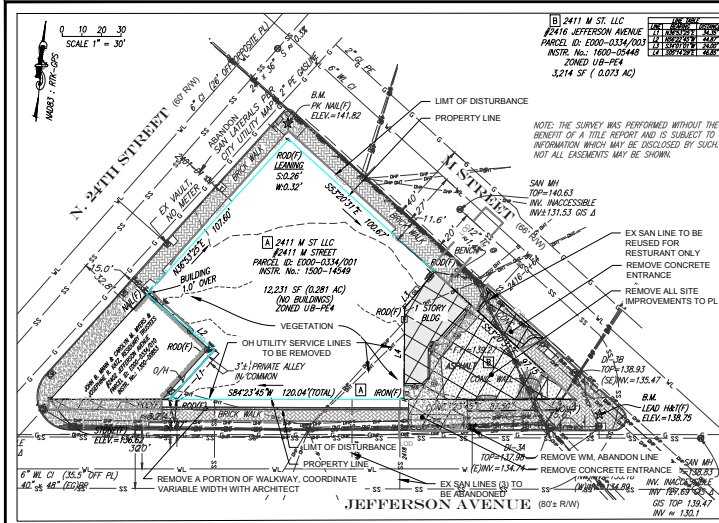
**2416 JEFFERSON AVENUE**

Richmond, VA 23223

**ARCHITECTURAL SITE PLAN & PROJECT INFO**

PROJ NUMBER  
15-2416

AUTHORS  
**CS01**

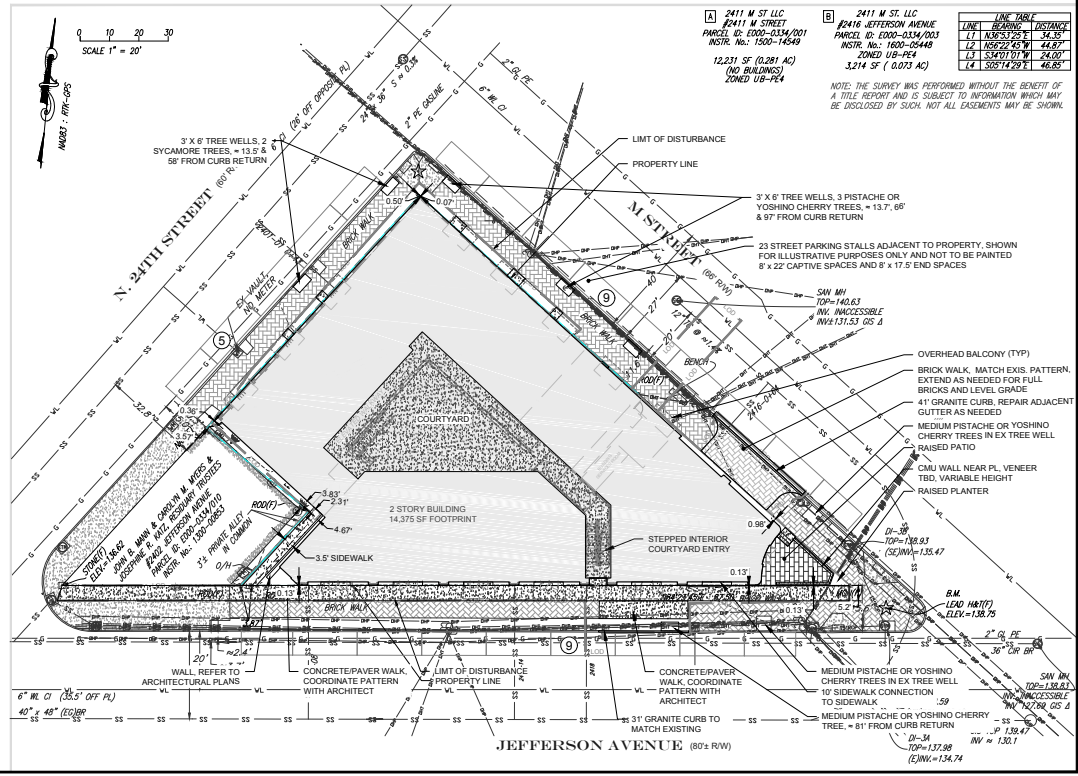
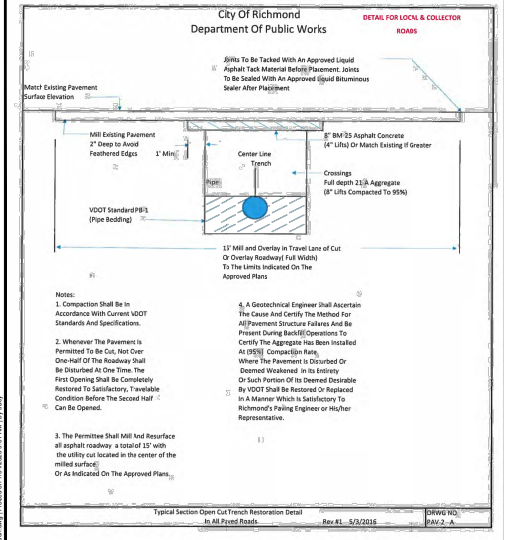
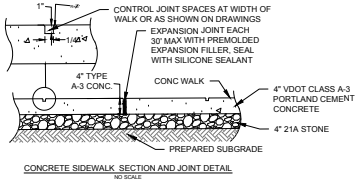
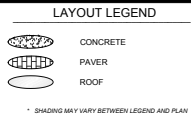


**EXISTING CONDITIONS & DEMOLITION PLAN**  
SCALE 1" = 30'  
EXISTING CONDITIONS (1"=20') ALSO SHOWN ON CS

- DEMOLITION NOTES**
- EXISTING UTILITY LATERALS TO BE REUSED IF CONDITION AND INTEGRITY ARE ACCEPTABLE.
  - ALL TRASH, DEMOLITION DEBRIS, UNDERBRUSH, AND MISCELLANEOUS DEBRIS LOCATED ON SITE ARE TO BE CLEARED AND REMOVED OFF-SITE BY THE CONTRACTOR TO AN APPROVED DUMP SITE.
  - ANY EXCAVATED MATERIAL PLACED OUTSIDE OF DESIGNATED AREAS SHALL MEET APPROVAL OF THE CITY OF RICHMOND DPW-WATER RESOURCES DEPARTMENT.
  - ANY EXISTING PERIMETER SURVEY MONUMENTATION DISTURBED DURING CONSTRUCTION SHALL BE REPLACED AT THE CONTRACTOR'S EXPENSE.
  - COORDINATE WITH CITY OF RICHMOND, DOMINION POWER, VERIZON, AND COMCAST FOR OH UTILITY SERVICE RELOCATION.
  - ALLOW THE PROPER E&S MEASURES TO BE PUT IN PLACE BEFORE COMMENCING WORK. UTILIZE TRAFFIC AND PEDESTRIAN SAFETY ARRANGEMENTS AS NEEDED.



- LAYOUT NOTES**
- NOTIFY THE GENERAL CONTRACTOR IF THERE EXISTS A CONFLICT EXISTS BETWEEN THE CIVIL AND ARCHITECTURAL PLANS.
  - ALL DISTURBED CITY SIDEWALK AND CURB SHALL BE REPAIRED AND REPLACED IN ACCORDANCE WITH CITY STANDARDS. FOR SIDEWALK TIE IN, CONTRACTOR SHALL SAW-CUT AND REMOVE A REASONABLE PORTION OF DAMAGED/DEMOLISHED CONCRETE AND REPLACED ACCORDINGLY.
  - PAVEMENT REPLACEMENT FOR UTILITY LATERAL CONNECTIONS SHALL BE IN ACCORDANCE WITH CITY STANDARD PAV/2/A.
  - CONCRETE WALKWAYS SHALL NOT EXCEED 2% IN ANY DIRECTION UNLESS INDICATED. SIDEWALK ON SITE SHALL NOT EXCEED 2% CROSS SLOPE.
  - COORDINATE JEFFERSON ROW SIDEWALK WITH CITY OF RICHMOND SIDEWALK MASTER PLAN. WALK SHALL BE ADA COMPLIANT.
  - COORDINATE RAISED PATIO DESIGN AND PAVER SPECIFICATIONS WITH ARCHITECT AND OWNER.



**KINE VUE, LLC**  
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cva@kinevue.com 804.981.4111

**EVOLVE DEVELOPMENT, LLC**  
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cva@evolve.com 804.981.4111

**ARCHITECT**  
ADD / ARCHITECTURE DESIGN OFFICE  
105 EAST BRIDGE STREET  
RICHMOND, VA 23219  
804.343.1212

DATE	REVISION

**2416 JEFFERSON AVE**  
 CITY OF RICHMOND, VA  
**EXISTING CONDITIONS, DEMOLITION & SITE LAYOUT PLAN**

DATE: 01.31.20  
SHEET NO: C1



**BUILDING AREAS**

\*RSF CALCULATED TO OUTSIDE FACE OF WALL

LEVEL	AREA (RSF)	U.O.S.
1ST LEVEL	11,452	2,375
2ND LEVEL	11,426	1,365
<b>TOTAL</b>	<b>22,878</b>	<b>3,740</b>

**PROGRAM AREAS**

\*RSF CALCULATED TO CENTERLINE OF UNIT WALL, EXCEPT COMMERCIAL, WHICH IS TO FACE OF WALL

UNIT #	BR	BA	AREA (RSF)	U.O.S.
<b>1ST LEVEL (COMMERCIAL)</b>				
COMMERCIAL 1			2,017	258
COMMERCIAL 2			750	
COMMERCIAL 3			949	
COMMERCIAL 4.1			693	
COMMERCIAL 4.2			661	
<b>TOTAL</b>			<b>5,100</b>	<b>258</b>

**1ST LEVEL (RESIDENTIAL)**

UNIT #	BR	BA	AREA (RSF)	U.O.S.
01	151	1	683	37
02	153	1	707	37
03	153	1	690	37
04	154	2	895	37
05	155	1	693	37
06	156	1	726	37
07	157	1	727	37

**2ND LEVEL**

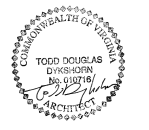
UNIT #	BR	BA	AREA (RSF)	U.O.S.
08	201	1	683	62
09	202	1	707	62
10	203	1	690	62
11	204	2	895	62
12	205	1	693	62
13	206	1	726	62
14	207	1	726	62
15	208	1	613	62
16	209	2	1,189	62
17	210	1	821	62
18	211	1	694	62
19	212	1	753	62
20	213	1	753	62
21	214	2	923	62

**SUMMARY OF AREAS**

TYPE	TOTAL (RSF)	U.O.S.
COMMERCIAL TOTAL (RSF)	5,100	258
TOTAL 1ST RESIDENTIAL UNITS (RSF)	16,717	1,066
TOTAL 2ND RESIDENTIAL UNITS (RSF)	11,055	
AVERAGE UNIT AREA (RSF)	748	
BUILDING TOTAL LEASABLE (RSF)	20,817	1,323
NET GROSS	0.95	

U.O.S. = USABLE OPEN SPACE  
 SYMBOL INDICATES TYPE A DWELLING UNIT  
 NOTE: 1ST LEVEL UNITS NOT NOTED AS TYPE 'A' ARE TYPE 'B' UNITS. 2ND LEVEL UNITS NOT REQUIRED TO BE ACCESSIBLE PER 1107.7.1.1

**BUILDING PERMIT SET**  
 01/31/2020



**ARCHITECT:**  
**ADO Architecture Design Office**  
 105 E Broad Street  
 Richmond, VA 23219  
 804.343.1212

**DEVELOPER:**  
 2416 Jefferson Avenue LLC  
 409 E Main Street Box  
 Richmond, VA 23219

**CIVIL ENGINEER:**  
 Kine Vue Consulting LLC  
 7180 PROSPECT AVE.  
 RICHMOND, VA 23228  
 804.307.0733

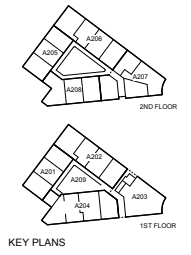
**STRUCTURAL ENGINEER:**  
 Balzer & Associates, Inc.  
 18771 Clay View Drive, Ste. 200  
 Midlothian, VA 23113  
 804.794.0571

**MECHANICAL/ELECTRICAL/PLUMBING ENGINEER:**  
 Onsl Engineering Services  
 1480 Oatridge Court  
 Powhatan, VA 23139  
 804.372.3498



**2416 JEFFERSON AVE**  
 Richmond, VA 23223

**1ST LEVEL FLOOR PLAN**  
 PROJ. NUMBER: 15-2416  
 AUTHOR(S): A101





**BUILDING AREAS**

\*RSF CALCULATED TO OUTSIDE FACE OF WALL

LEVEL	AREA (RSF)	U.O.S.
1ST LEVEL COURTYARD	11,426	2,375
2ND LEVEL WALKWAY	11,426	1,365
<b>TOTAL</b>	<b>22,852</b>	<b>3,740</b>
ROOF AREA	13,584	

**PROGRAM AREAS**

\*RSF CALCULATED TO CENTERLINE OF UNIT WALL, EXCEPT COMMERCIAL, WHICH IS TO FACE OF WALL

UNIT #	BR	BA	AREA (RSF)	U.O.S.
<b>1ST LEVEL (COMMERCIAL)</b>				
COMMERCIAL 1			2,017	258
COMMERCIAL 2			780	
COMMERCIAL 3			949	
COMMERCIAL 4.1			683	
COMMERCIAL 4.2			661	
<b>TOTAL</b>			<b>5,100</b>	<b>258</b>
<b>1ST LEVEL (RESIDENTIAL)</b>				
01 101	1	1	683	37
02 102	1	1	707	37
03 103	1	1	690	37
04 104	2	2	895	37
05 105	1	1	683	37
06 106	1	1	726	37
07 107	1	1	727	37

**2ND LEVEL**

08 201	1	1	683	62
09 202	1	1	707	62
10 203	1	1	690	62
11 204	2	2	895	62
12 205	1	1	683	62
13 206	1	1	726	62
14 207	1	1	726	62
15 208	1	1	613	62
16 209	2	2	1,199	62
17 210	1	1	821	62
18 211	1	1	684	62
19 212	1	1	726	62
20 213	1	1	726	62
21 214	2	2	923	62

**SUMMARY OF AREAS**

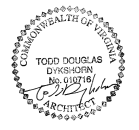
COMMERCIAL TOTAL (RSF FT)	5,100	258
TOTAL 1ST RESIDENTIAL UNITS (RSF FT)	16,717	1,065
TOTAL 2ND RESIDENTIAL UNITS (RSF FT)	14,289	2 BA UNITS 3,912
1ST LEVEL 1 BR 1 BA UNITS	11,805	
AVERAGE UNIT AREA (RSF FT)	748	
BUILDING TOTAL LEASABLE (RSF FT)	20,817	1,323
NET GROSS	6.90	

U.O.S. = USABLE OPEN SPACE

SYMBOL INDICATES TYPE A DWELLING UNIT

NOTE: 1ST LEVEL UNITS NOT NOTED AS TYPE 'A' ARE TYPE 'B' UNITS. 2ND LEVEL UNITS NOT REQUIRED TO BE ACCESSIBLE PER 1107.7.1.1

**BUILDING PERMIT SET**  
01/31/2020



**ARCHITECT:**  
AD/ Architecture Design Office  
105 E Broad Street  
Richmond, VA 23219  
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Richmond, VA 23219

**CIVIL ENGINEER:**  
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**STRUCTURAL ENGINEER:**  
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804.794.0571

**MECHANICAL/ELECTRICAL/PLUMBING ENGINEER:**  
Onal Engineering Services  
1489 Oxbow Court  
Powhatan, VA 23139  
804.372.3498



**2416 JEFFERSON AVE**  
Richmond, VA 23223



**01**  
**A102**  
1/8" = 1'-0"  
0 8 16 24 FT

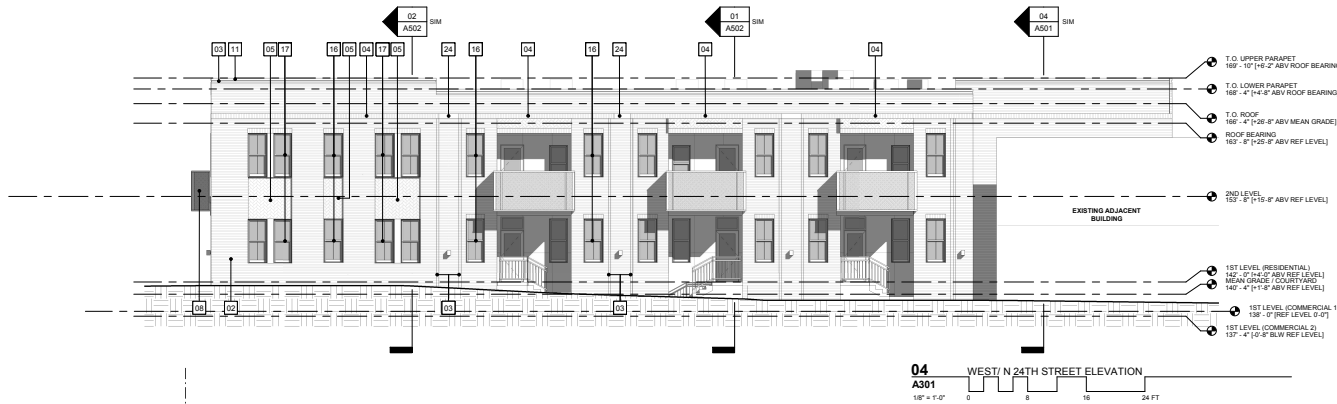
KEY PLANS

2ND LEVEL FLOOR PLAN

PROJ NUMBER  
15-2416

AUTHOR(S)

**A102**



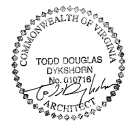
**BLDG ELEVATION MATERIAL KEY NOTES**

- 01 03000 - TERRAZZO CONCRETE STEP
- 02 042813 - BRKI BRICK VENEER, COLOR: TBD, RUNNING BOND
- 03 042813 - BRKI BRICK VENEER, COLOR: TBD, RECESSED 1/2", RUNNING BOND
- 04 042813 - BRKI BRICK SOLDIER COURSE, COLOR: TBD
- 05 042813 - BRKI BRICK HERRINGBONE PANEL WITH SOLDIER COURSE BASE, RECESSED 1/2", COLOR: TBD
- 06 HVAC UNITS TO BE OUT OF SIGHT OF PUBLIC RIGHT OF WAY. SEE CIVIL SIGHTLINE SECTION
- 07 05013-PN1 WOOD PANEL WITH PAINT FINISH, COLOR: TBD
- 08 05730 - WMI WIRE MESH & TUBE RAILING, SHOP PRIMED AND FIELD PAINTED, COLOR: TBD. TYPICAL AT ALL BALCONIES AND COURTYARD WALKWAY
- 09 03848 - PN-1 FIBER CEMENT VERTICAL PANEL - PAINT FINISH WITH GRAB - FCP ACCESSORIES. REFER TO ELEVATIONS AND DETAILS FOR PATTERN AND PHYSICAL TRIMS
- 10 03848 - PN-1 FIBER CEMENT VERTICAL PANEL SING. W/ 07466 - FCP ACCESSORIES. REFER TO ELEVATION AND DETAILS FOR PATTERN AND REVEAL TRIMS
- 11 03843-CPN22 PRECAST CONCRETE COPING
- 12 03843-SL1 PRECAST CONCRETE SILL
- 13 08413 - ALUMINUM STOREFRONTS BRAKE METAL CLASURE PANEL, COLOR TO MATCH ADJACENT STOREFRONT
- 14 ALUMINUM OVERHEAD DOOR
- 15 05213 - RL PIPE AND TUBE RAILING, SHOP PRIMED AND FIELD PAINTED, COLOR: TBD
- 16 2 OVER 2 DOUBLE HUNG ALUMINUM CLAD WOOD WINDOW
- 17 1/2 OVER 2 DOUBLE HUNG GANNED ALUMINUM CLAD WOOD WINDOW
- 18 EXTERIOR HOLLOW METAL DOOR WITH NEW LITE
- 19 EXTERIOR PREFINISHED ALUMINUM CLAD WOOD DOOR WITH FULL LITE
- 20 EXTERIOR PREFINISHED ALUMINUM CLAD WOOD DOOR WITH HALF LITE AND TRANSOM
- 21 TURNED DOWN CONCRETE SLAB
- 22 SUSPENDED CANTOPY WITH CLEAR ANODIZED METAL AND WOOD FRAMING
- 23 05700-STR DIAMOND PLATE METAL LANDINGS AND TREADS ON METAL FRAME. REF DRAWINGS ON 465-650
- 24 04720-PN1 PRECAST ACCENT PANEL
- 25 08513-WXV ALUMINUM CLAD WOOD WINDOW. REFER TO PLANS AND WINDOW SCHEDULE FOR ADDITIONAL INFORMATION
- 26 STEEL TUBE COLUMNS. REF. STRUCTURAL DRAWINGS
- 27 CONCRETE RAMP AT 1:12 SLOPE
- 28 05213 - RL2 PIPE AND TUBE HAND RAILING, SHOP PRIMED AND FIELD PAINTED, COLOR: TBD
- 29 08513-WXV VINYL FIXED WINDOW. REFER TO PLANS AND WINDOW SCHEDULE FOR ADDITIONAL INFORMATION
- 30 81423-ALUMINUM CLAD DOOR. REFER TO PLANS AND WINDOW SCHEDULE FOR ADDITIONAL INFORMATION
- 31 08513-WXV VINYL DOUBLE HUNG WINDOW. REFER TO PLANS AND WINDOW SCHEDULE FOR ADDITIONAL INFORMATION

**GENERAL NOTES**

1) SIGNAGE: THE URBAN ZONING DISTRICT PERMITS THE FOLLOWING TYPES OF SIGNS: WALL PROJECTING, SUSPENDED, HUNG, CANTOPY, AND PRESTANDING. ANIMATED SIGNS ARE NOT PERMITTED. THE PERMITTED SIGN AREA IS ONE SQUARE FOOT OF SIGN AREA PER LINEAR FOOT OF STREET FRONTAGE, NOT TO EXCEED 100 SQUARE FEET. NO INDIVIDUAL SIGN SHALL EXCEED 25 SF. NO PROJECTING SIGN SHALL EXCEED 25 SF OR BE LOCATED WITHIN 5' OF ANOTHER PROJECTING SIGN ON SAME BUILDING WALL. ONE PRESTANDING SIGN NOT EXCEEDING 15 SF OR 10 IN HEIGHT IS PERMITTED AND MUST BE INCLUDED IN PERMITTED SIGN AREA CALCULATION.

**BUILDING PERMIT SET**  
01/31/2020



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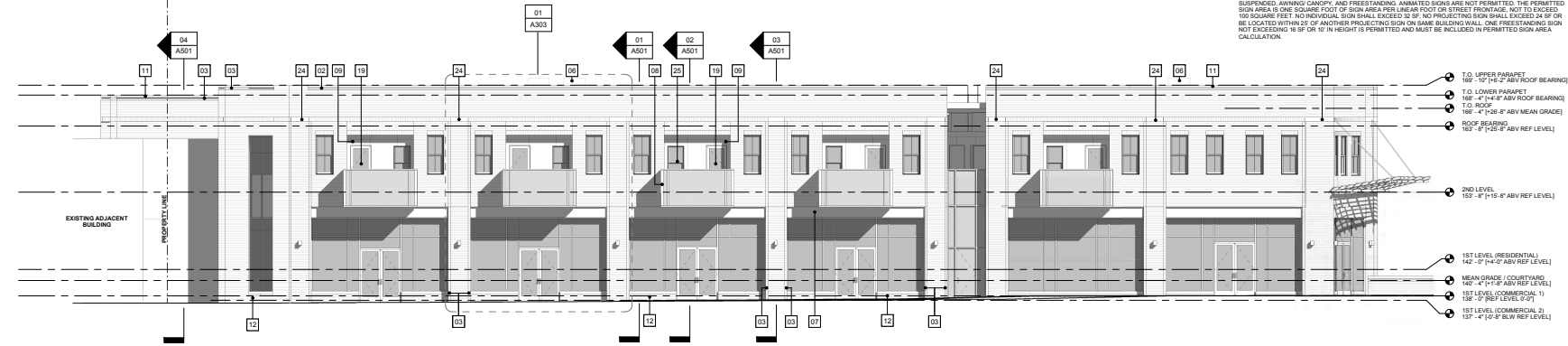
**2416 JEFFERSON AVENUE**

Richmond, VA 23223

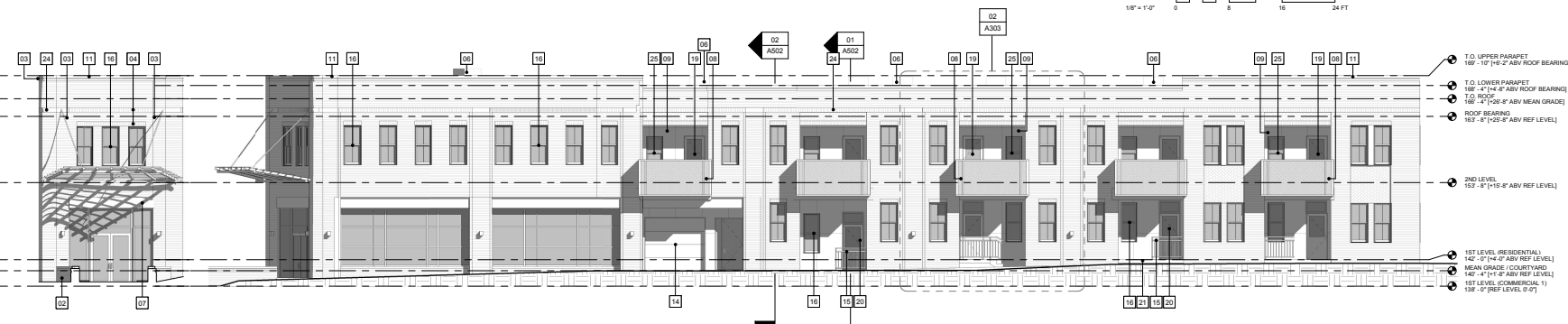
**BUILDING ELEVATIONS**

PROJ NUMBER  
15-2416  
AUTHOR(S)

**A301**



**03 SOUTH JEFFERSON STREET ELEVATION**  
1/8" = 1'-0" 0 8 16 24 FT



**02 EAST ELEVATION**  
1/8" = 1'-0" 0 8 16 24 FT

**01 NORTH/ M STREET ELEVATION**  
1/8" = 1'-0" 0 8 16 24 FT