



PROJECT CONTACTS:

DEVELOPER:
CC RICHMOND II, LP
C/O CENTER CREEK HOMES
GREG SHRON
804-362-7727

ARCHITECT:
CHRIS WOLF
CHRIS WOLF ARCHITECTURE, PLLC
804-514-7644



S.U.P. FOR TWO NEW 2-STORY SINGLE-FAMILY DETACHED HOUSES
IN RICHMOND'S WOODLAND HEIGHTS NEIGHBORHOOD

908 W 31ST ST. S.U.P.

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COVER SHEET

CS

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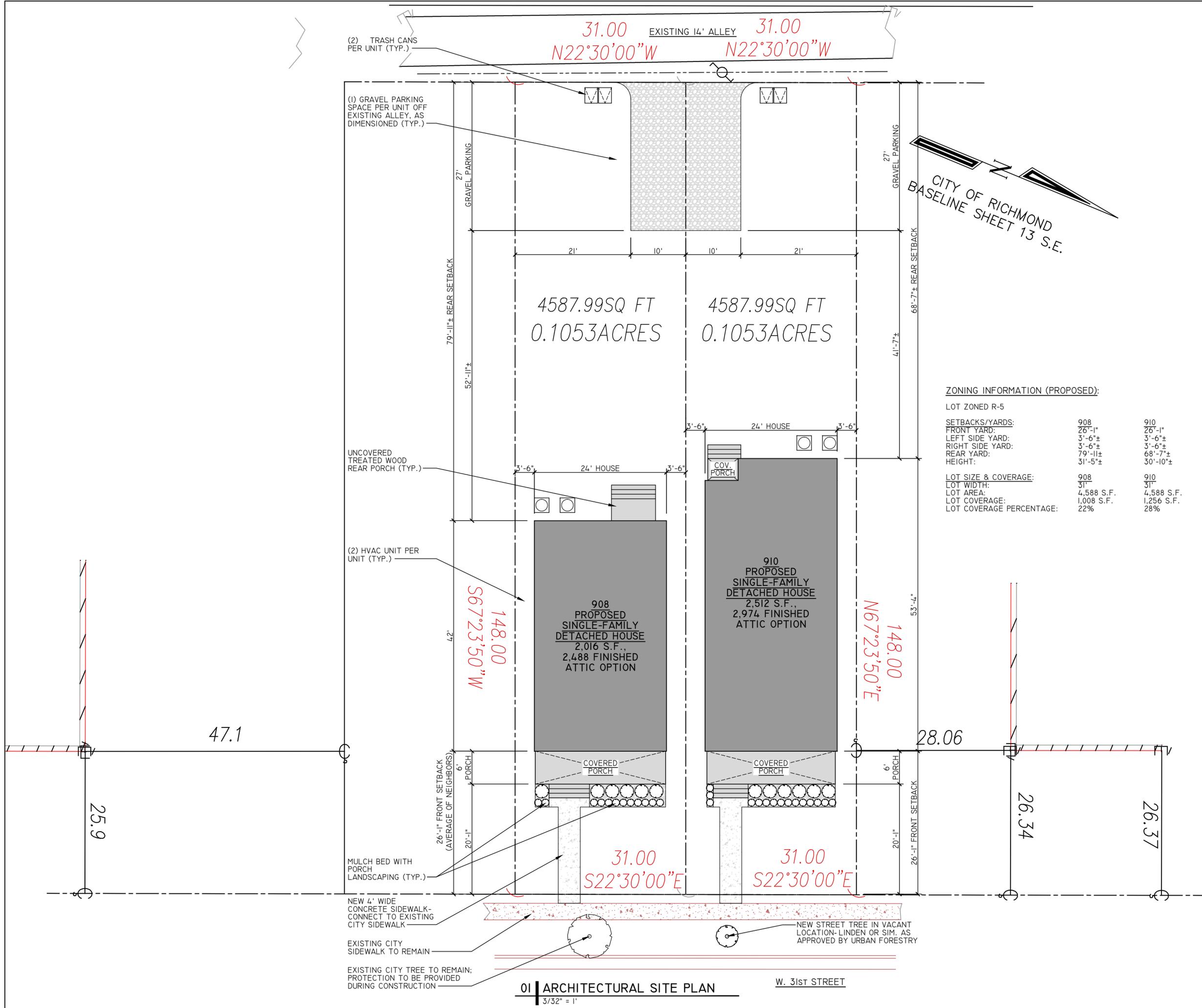


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ARCHITECTURAL
SITE PLAN

CI.I



ZONING INFORMATION (PROPOSED):

LOT ZONED R-5

SETBACKS/YARDS:	908	910
FRONT YARD:	26'-1"	26'-1"
LEFT SIDE YARD:	3'-6"±	3'-6"±
RIGHT SIDE YARD:	3'-6"±	3'-6"±
REAR YARD:	79'-11"±	68'-7"±
HEIGHT:	31'-5"±	30'-10"±

LOT SIZE & COVERAGE:	908	910
LOT WIDTH:	31'	31'
LOT AREA:	4,588 S.F.	4,588 S.F.
LOT COVERAGE:	1,008 S.F.	1,256 S.F.
LOT COVERAGE PERCENTAGE:	22%	28%

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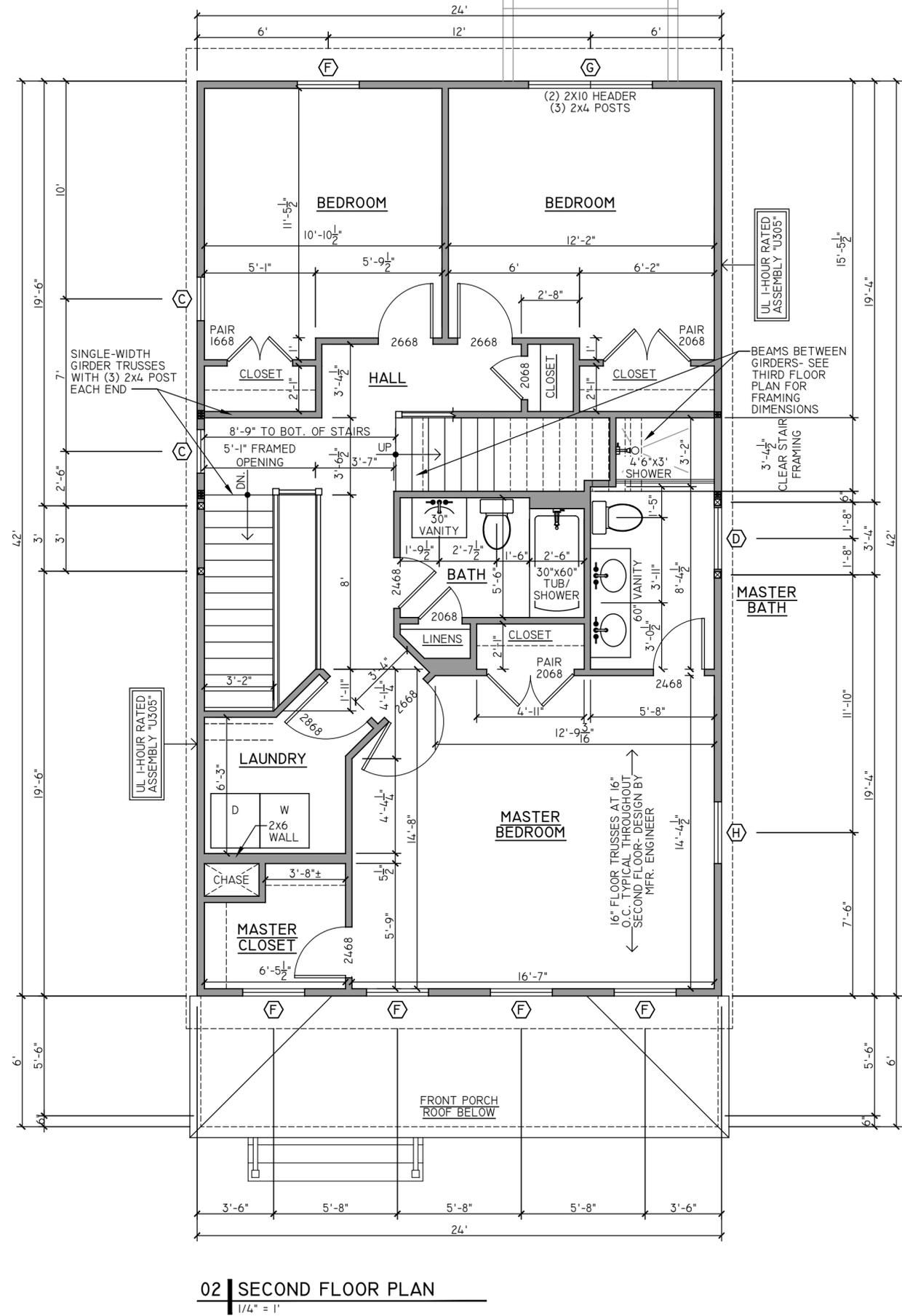
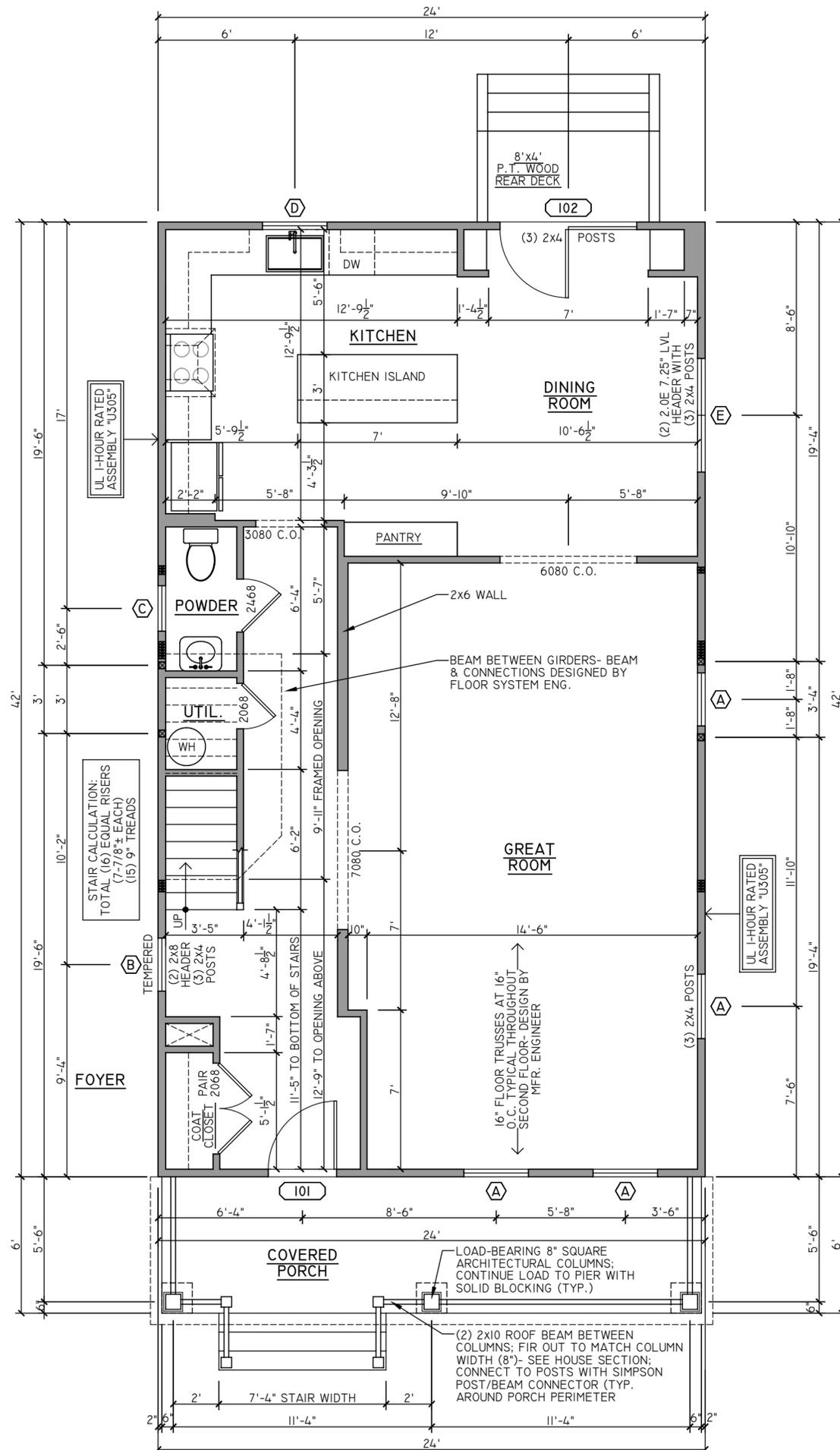
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FIRST & SECOND
FLOOR PLANS

AI.I



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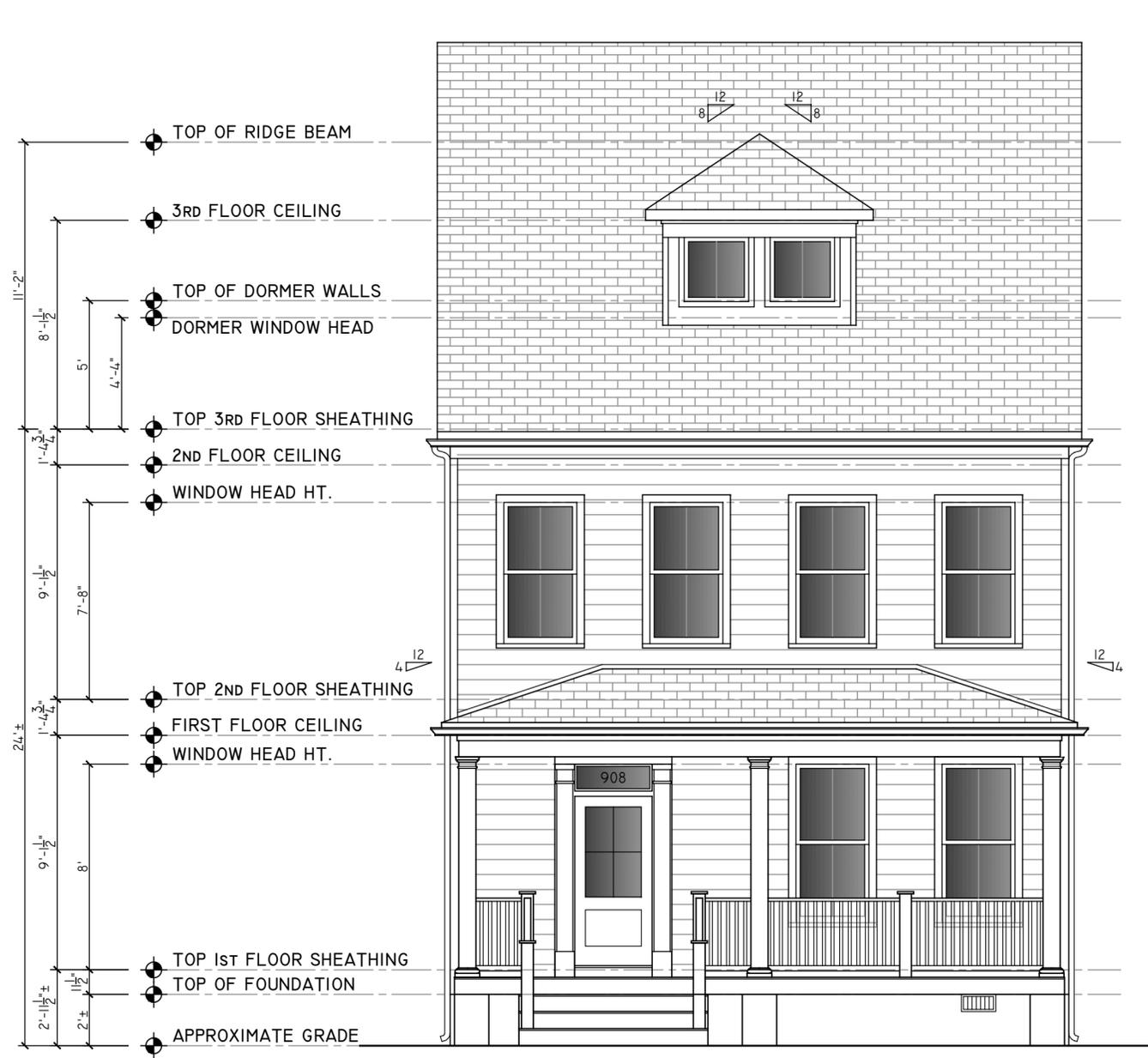
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EXTERIOR FINISH SCHEDULE

NO.	COMPONENT/MATERIAL	COLOR/FINISH
01	BRICK PORCH PIERS	RICHMOND RED (VERIFY WITH DEVELOPER)
02	PARGED FOUNDATION	THRU-COLOR TAN/GRAY PER DEVELOPER
03	HARDIE LAP SIDING	COLOR PER DEVELOPER
04	COMPOSITE TRIM- SEE WALL SECTION	PAINTED WHITE
05	VINYL SOFFIT	VENTED, FACTORY WHITE, SEE ROOF PLAN FOR VENTING
06	BEADBOARD PORCH CEILING	NON-VENTED, PAINTED PER DEVELOPER
07	DORMER SIDING - HARDIE FLAT SHEET	PAINTED WHITE
08	ENTRY DOORS PER DEVELOPER (SIZE PER SCHEDULE)	PAINTED PER DEVELOPER
09	DECORATIVE DOOR SURROUND	TBD
10	VINYL WINDOWS (SIZE PER SCHEDULE)	PREFINISHED WHITE
11	8" SQUARE PORCH COLUMNS	SELECTION PER DEVELOPER- PAINTED OR FACTORY WHITE
12	FRONT PORCH - COMPOSITE TRIM WITH T&G DECKING	PAINTED WHITE FRAME, DECKING PAINTED PER OWNER
13	FRONT PORCH - WOOD "RICHMOND" RAIL	PAINTED WHITE
14	REAR DECK - TREATED WOOD STAIRS & DECKING	NATURAL TREATED WOOD
15	ALUMINUM GUTTER & DOWNSPOUTS	PREFINISHED WHITE
16	ASPHALT SHINGLES	PER DEVELOPER

EXTERIOR FINISH NOTES:

- EXTERIOR ELEVATION NOTES ARE TYPICAL ACROSS ALL EXTERIOR ELEVATIONS UNLESS NOTED OTHERWISE.
- GRADES SHOWN APPROXIMATE. V.I.F.
- SEE SPECIFICATIONS BY OWNER



01 | FRONT ELEVATION
1/4" = 1'



02 | REAR ELEVATION
1/4" = 1'

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FRONT & REAR
EXTERIOR ELEVATIONS

A2.1

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01 | LEFT SIDE ELEVATION
1/4" = 1'

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LEFT SIDE
EXTERIOR ELEVATION

A2.2

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01 | RIGHT SIDE ELEVATION
1/4" = 1'

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RIGHT SIDE
EXTERIOR ELEVATION

A2.3

PROJECT CONTACTS:

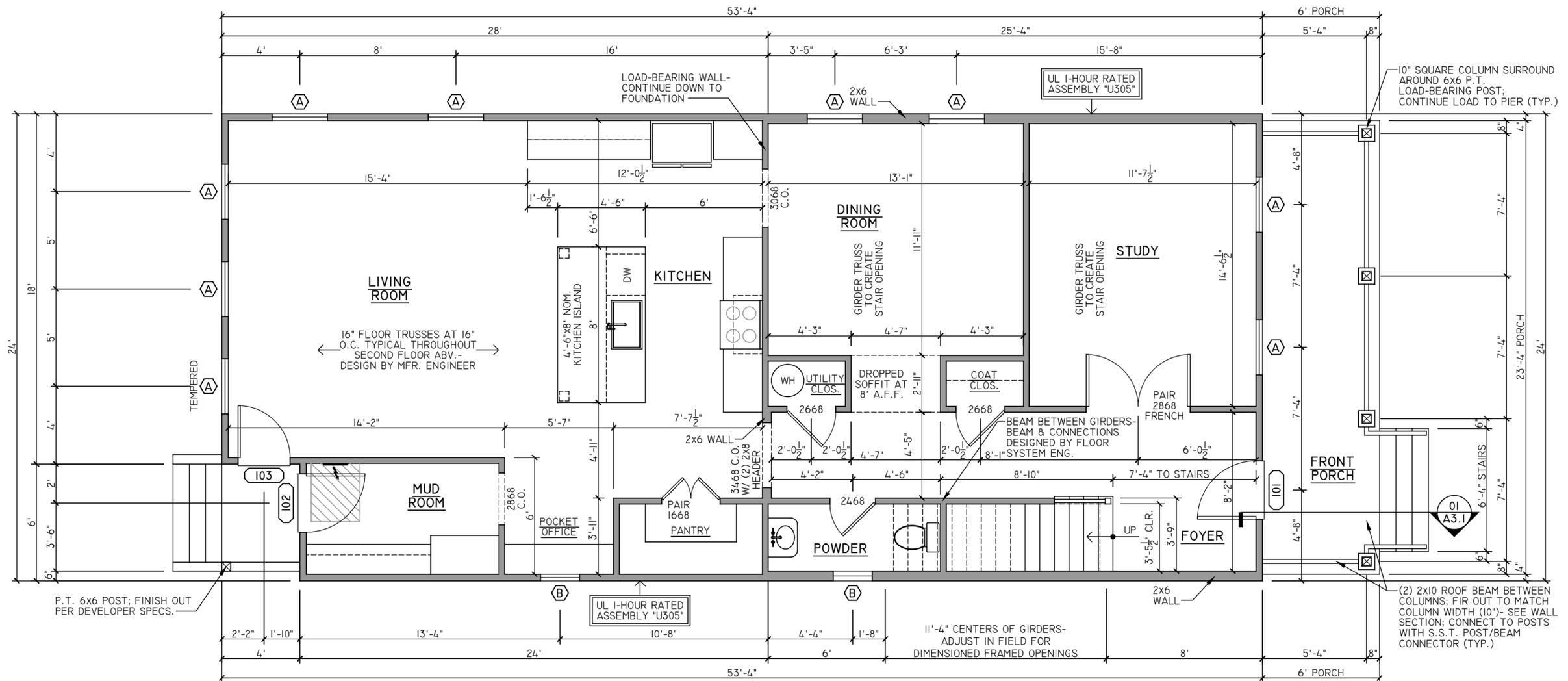
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01 | FIRST FLOOR PLAN
1/4" = 1'

STAIR CALCULATION (BOTH STAIRS):
(16) EQUAL RISERS (7'-7/8" ± EACH)
(15) 9" TREADS

NOT FOR CONSTRUCTION

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FIRST FLOOR PLAN
B1.1

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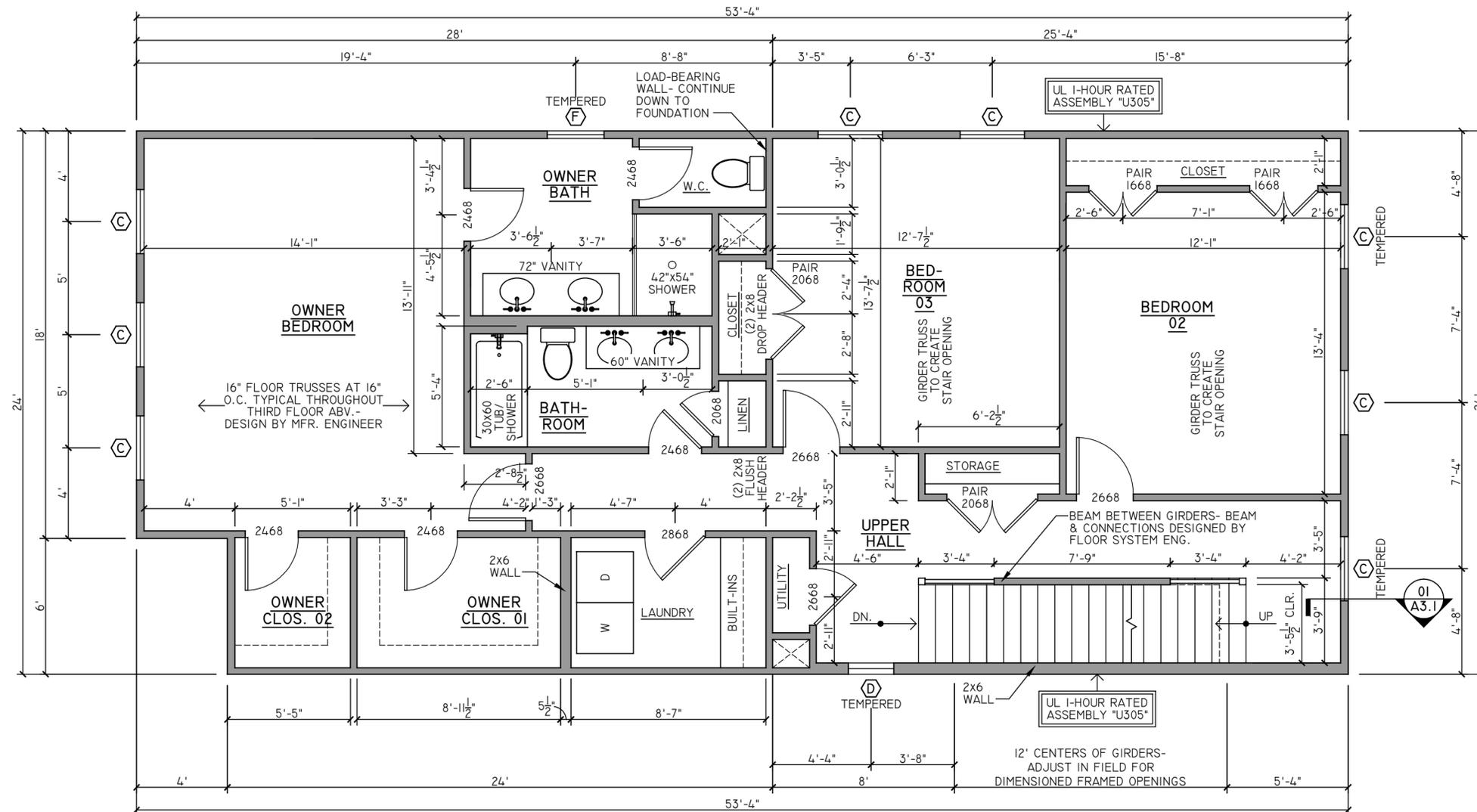
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01 | SECOND FLOOR PLAN
1/4" = 1'

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SECOND FLOOR PLAN

Bl.2

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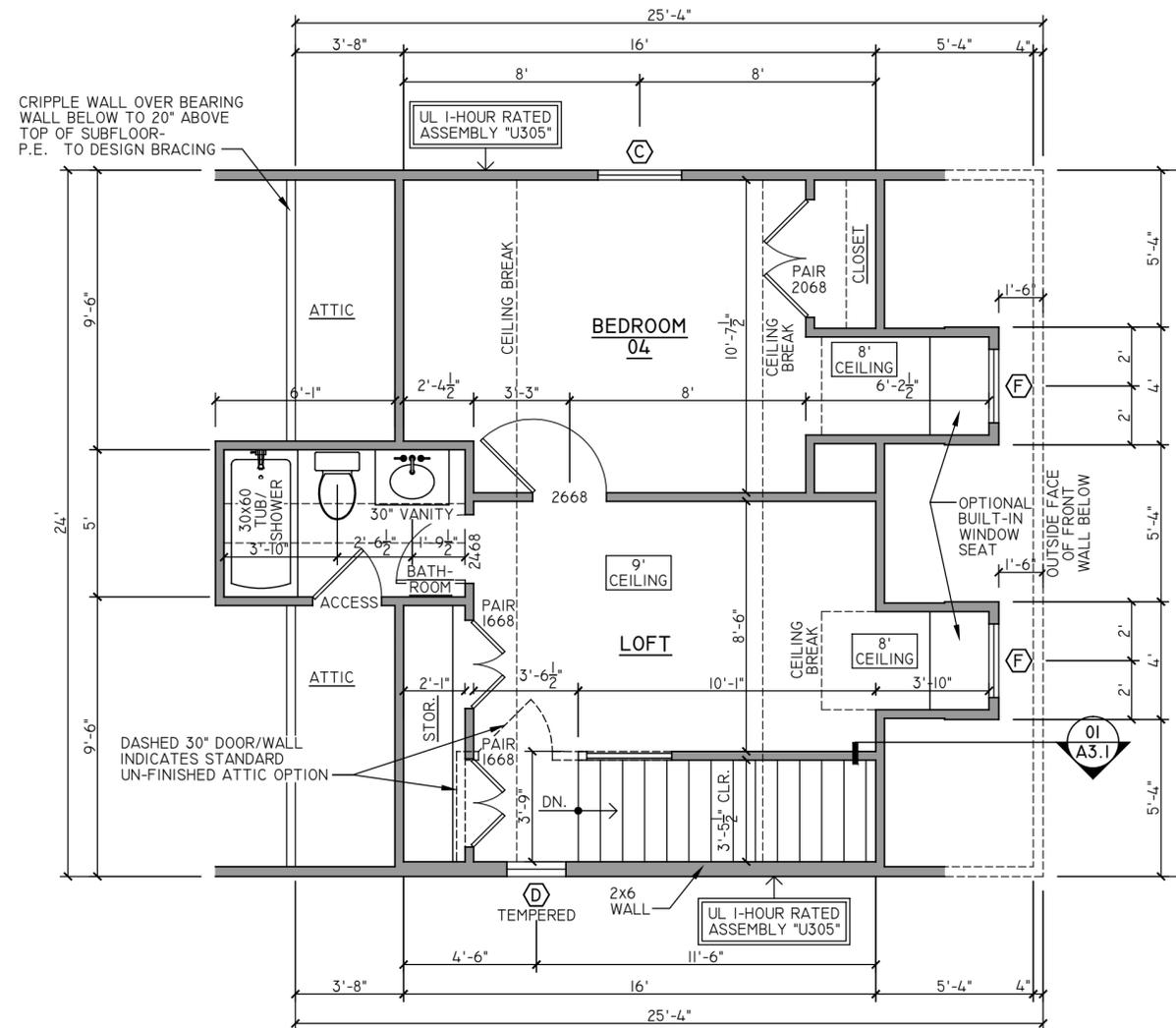
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01 | THIRD FLOOR PLAN (OPTIONAL)
1/4" = 1'

SEE ROOF PLAN FOR ROOF & CEILING FRAMING

NOT FOR CONSTRUCTION

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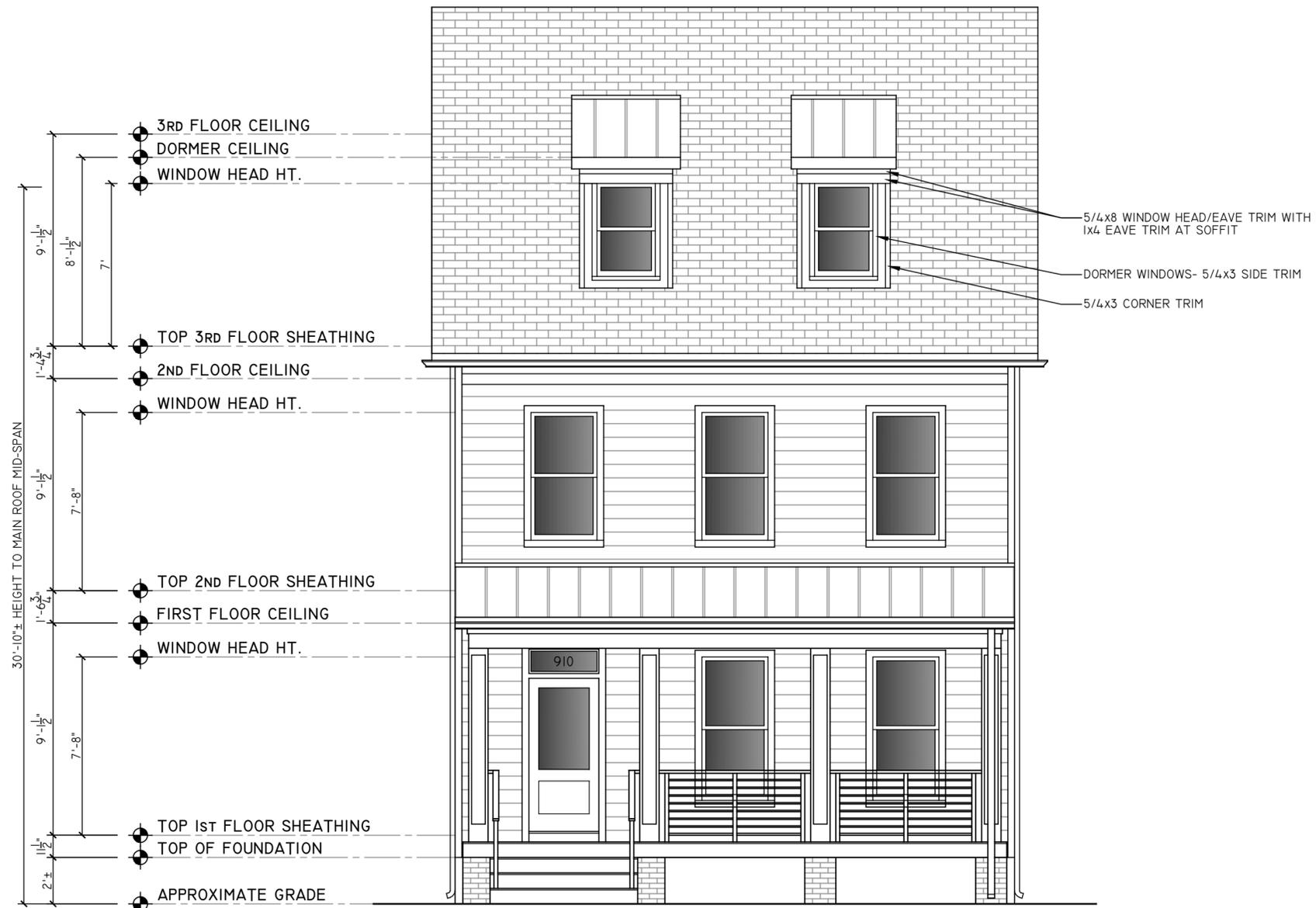
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THIRD FLOOR PLAN
B1.3

EXTERIOR FINISH SCHEDULE

NO.	COMPONENT/MATERIAL	COLOR/FINISH
01	BRICK PORCH PIERS	SELECTION PER DEVELOPER
02	PARGED FOUNDATION	DARK GRAY
03	HARDIE LAP SIDING - 7" EXPOSURE	PAINTED WHITE
04	COMPOSITE TRIM- SEE WALL SECTION	PAINTED WHITE
05	HARDIE SOFFIT	VENTED WHERE APPLICABLE, FACTORY WHITE
06	BEADBOARD PORCH CEILING	NON-VENTED, PAINTED PER DEVELOPER
07	DORMER SIDING (FRONT ONLY) - HARDIE FLAT SHEET	PAINTED WHITE
08	ENTRY DOORS PER DEVELOPER (SIZE PER SCHEDULE)	PAINTED PER DEVELOPER
09	VINYL WINDOWS (SIZE PER SCHEDULE)	PREFINISHED BLACK
10	10" SQUARE PORCH COLUMNS	PAINTED WHITE
11	FRONT PORCH - COMPOSITE TRIM WITH T&G DECKING	PAINTED WHITE FRAME, DECKING PAINTED PER OWNER
12	FRONT PORCH - STEEL/ALUM. HORIZONTAL RAIL	SELECTION/FINISH PER DEVELOPER
13	REAR DECK - TREATED WOOD STAIRS & DECKING	NATURAL TREATED WOOD
14	ALUMINUM GUTTER & DOWNSPOUTS	PREFINISHED WHITE
15	MAIN ROOF & REAR PORCH ROOF - ASPHALT SHINGLES	DARK GRAY/BLACK PER DEVELOPER
16	FRONT PORCH ROOF - STANDING SEAM METAL	GRAY/BLACK PER DEVELOPER

EXTERIOR FINISH NOTES:
 1. EXTERIOR ELEVATION NOTES ARE TYPICAL ACROSS ALL EXTERIOR ELEVATIONS UNLESS NOTED OTHERWISE.
 2. GRADES SHOWN APPROXIMATE. V.I.F.
 3. SEE SPECIFICATIONS BY OWNER



01 | FRONT ELEVATION
 1/4" = 1'



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FRONT EXTERIOR
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B2.1

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REAR & SIDE
EXTERIOR ELEVATIONS

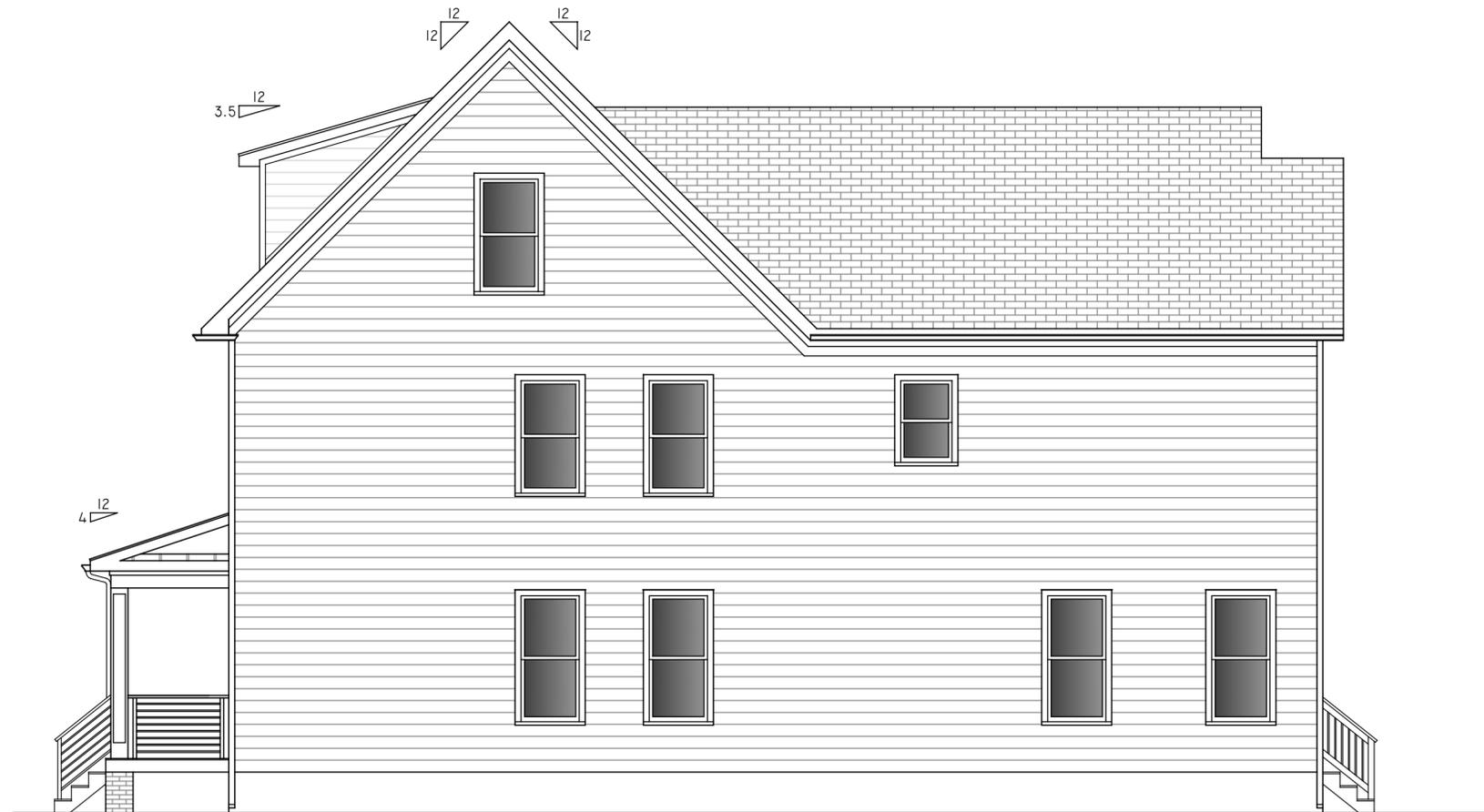
B2.2



01 | REAR ELEVATION
3/16" = 1'



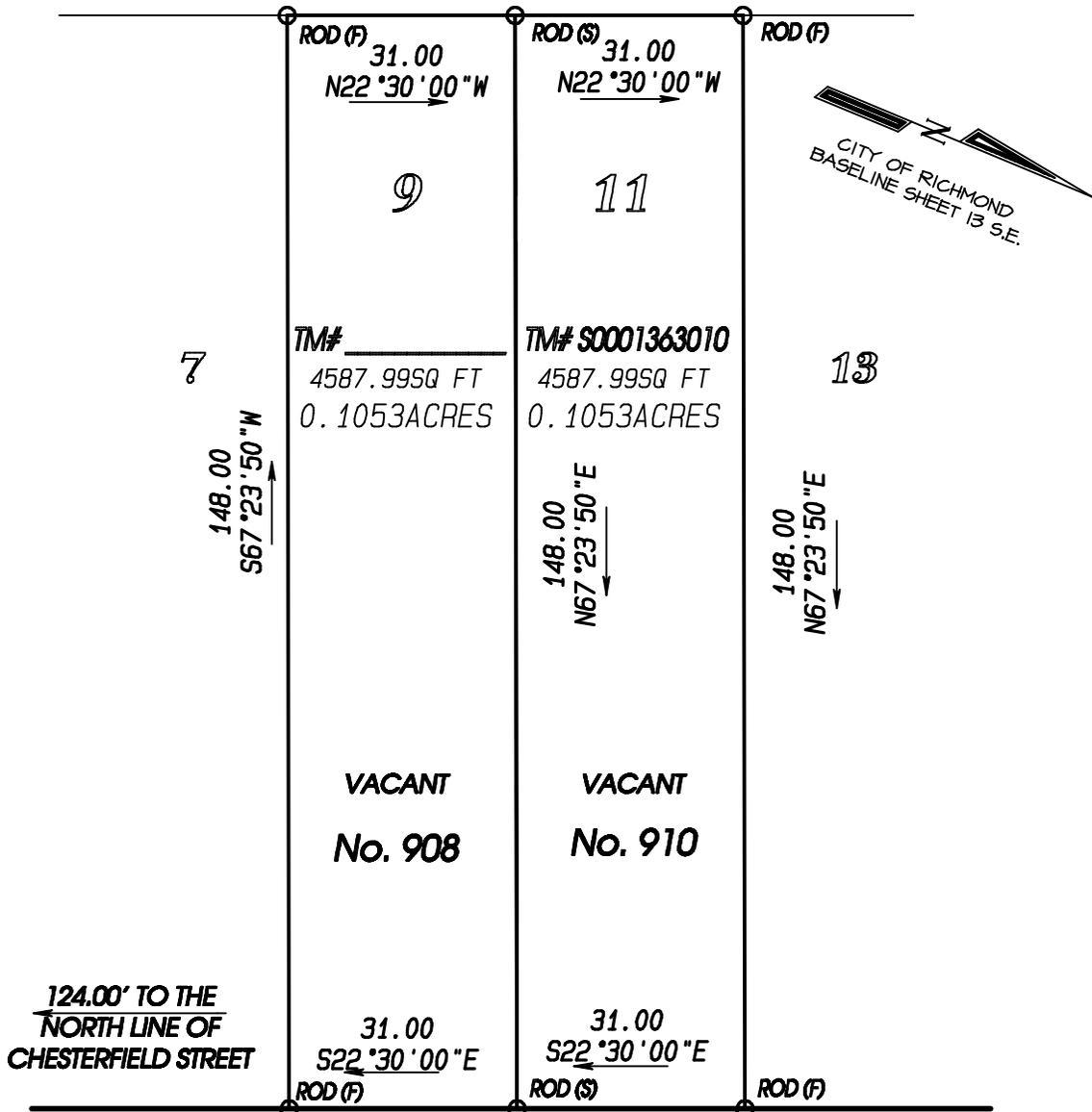
02 | LEFT SIDE ELEVATION
3/16" = 1'



03 | RIGHT SIDE ELEVATION
3/16" = 1'

NOTES: THIS PROPERTY IS LOCATED IN F.E.M.A. FLOOD ZONE "X".
 CURRENT OWNER: MELL G PORTER & MARY E CLARK DB 443 PG 17

14' +/- ALLEY



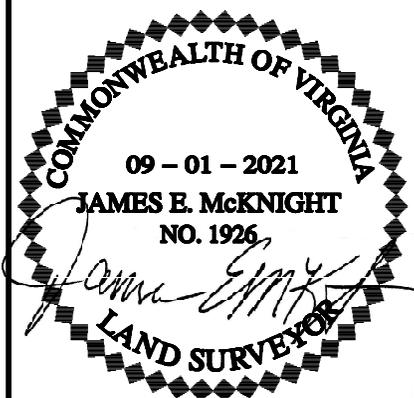
W. 31 ST STREET

60' +/- R/W

PLAT SHOWING DIVISION OF LOT 9 & 11, BLOCK "67",
 PLAN OF "WOODLAND HEIGHTS", IN THE
 CITY OF RICHMOND, VIRGINIA.

THIS IS TO CERTIFY THAT ON SEPTEMBER 01, 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" = 25'



McKNIGHT & ASSOCIATES, P.C.
 LAND SURVEYORS PLANNERS

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

JOB NUMBER: 90061308DIY