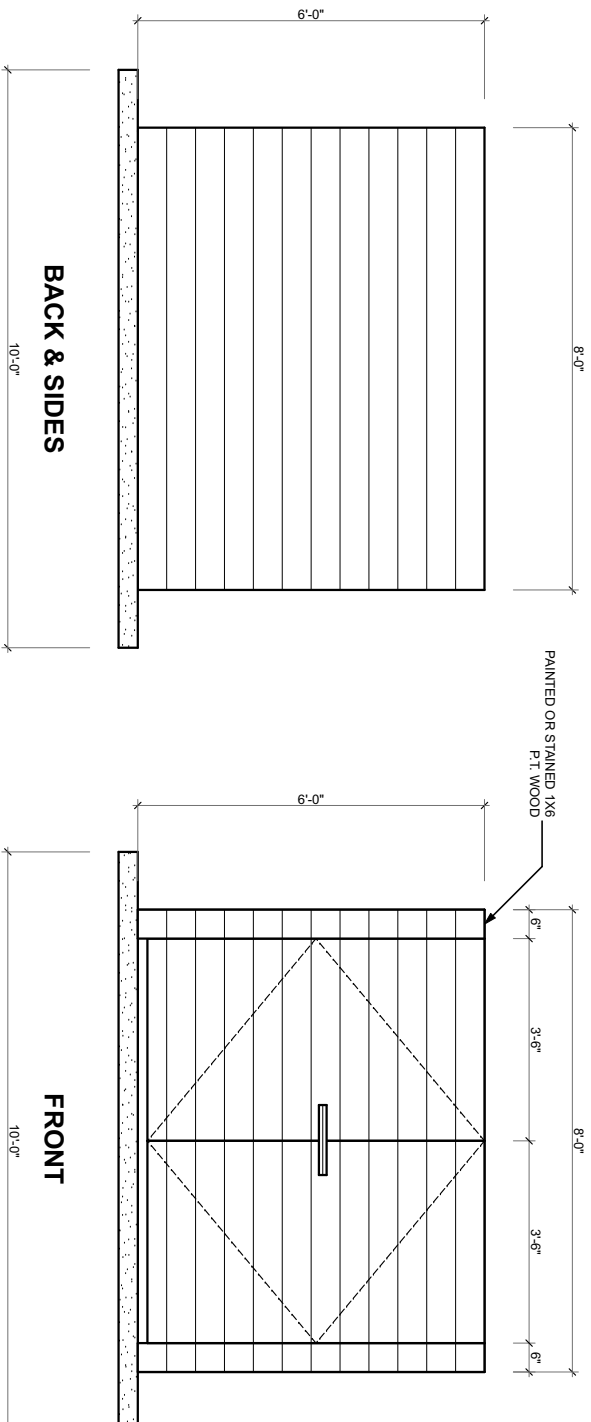


1 SITE PLAN  
SCALE: 1/16" = 1'-0"



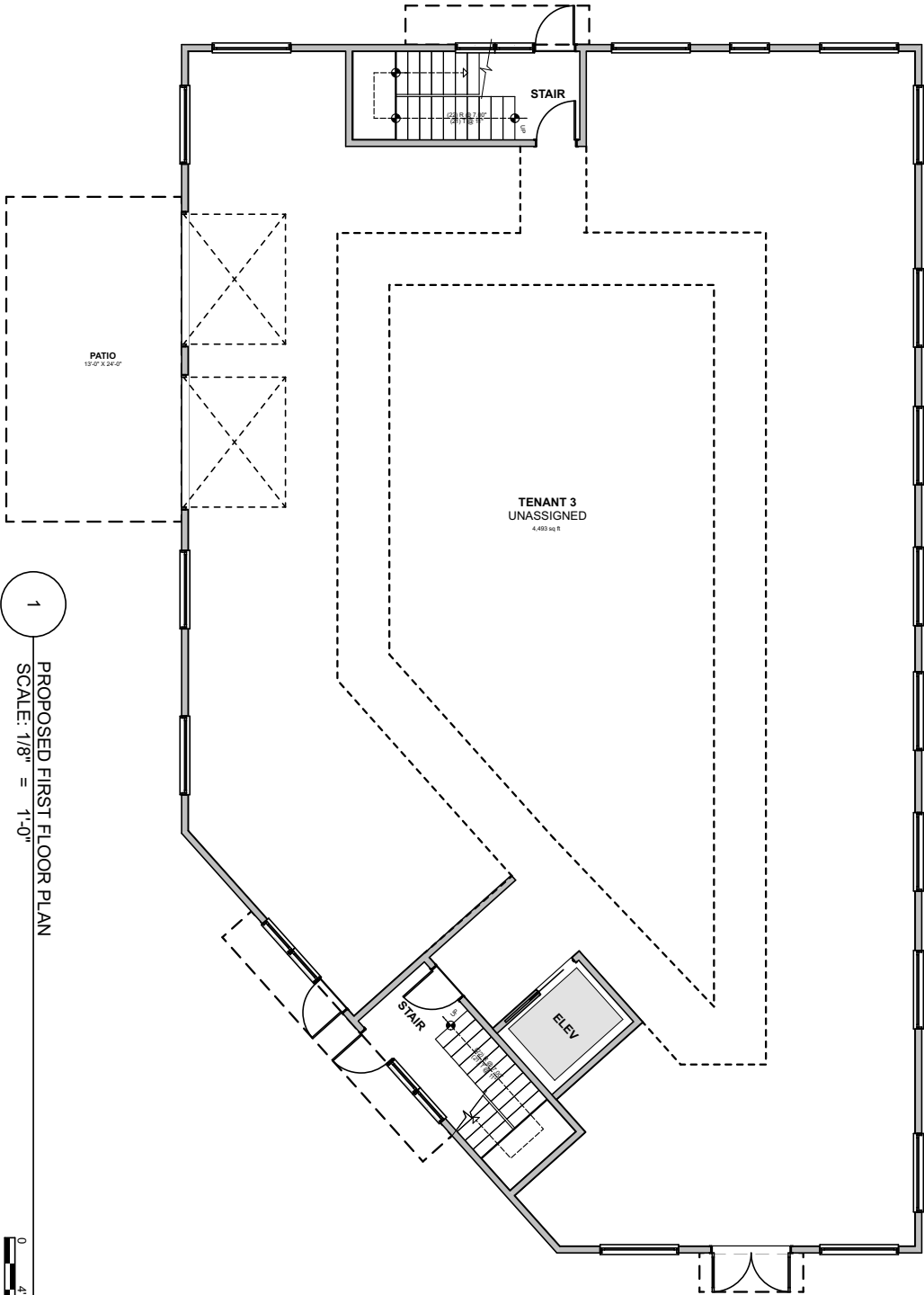
1 SIGNAGE ELEVATION  
SCALE: 1/2" = 1'-0"

0 1' 2' 4'



1 SIGNAGE ELEVATION  
SCALE: 1/2" = 1'-0"



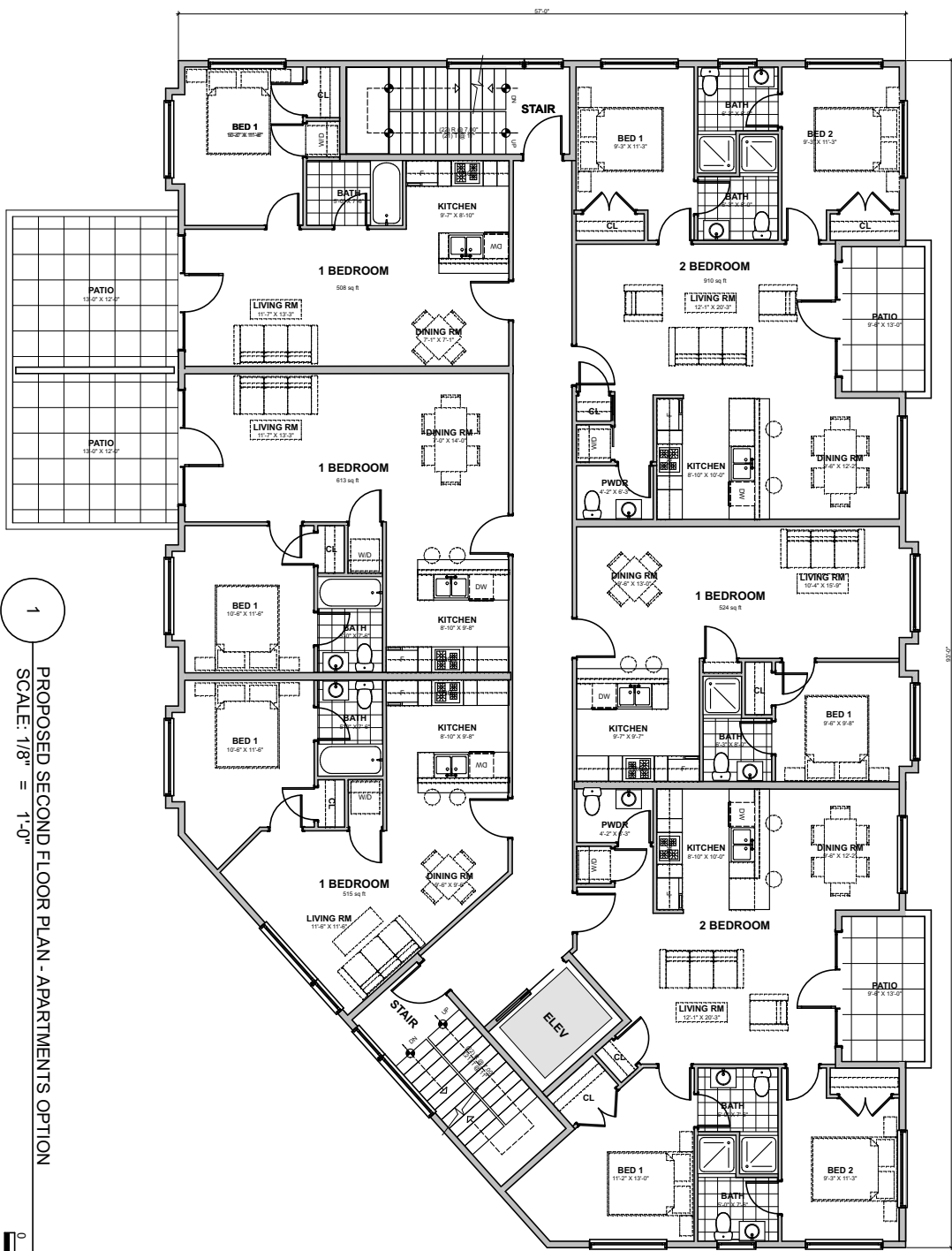


1 PROPOSED FIRST FLOOR PLAN  
SCALE: 1/8" = 1'-0"



SK-05  
3/12/21  
PROJECT NO.: 19005

PROPOSED SECOND FLOOR PLAN - APARTMENTS - OPTION  
1005 WESTOVER HILLS BLVD  
RICHMOND, VIRGINIA



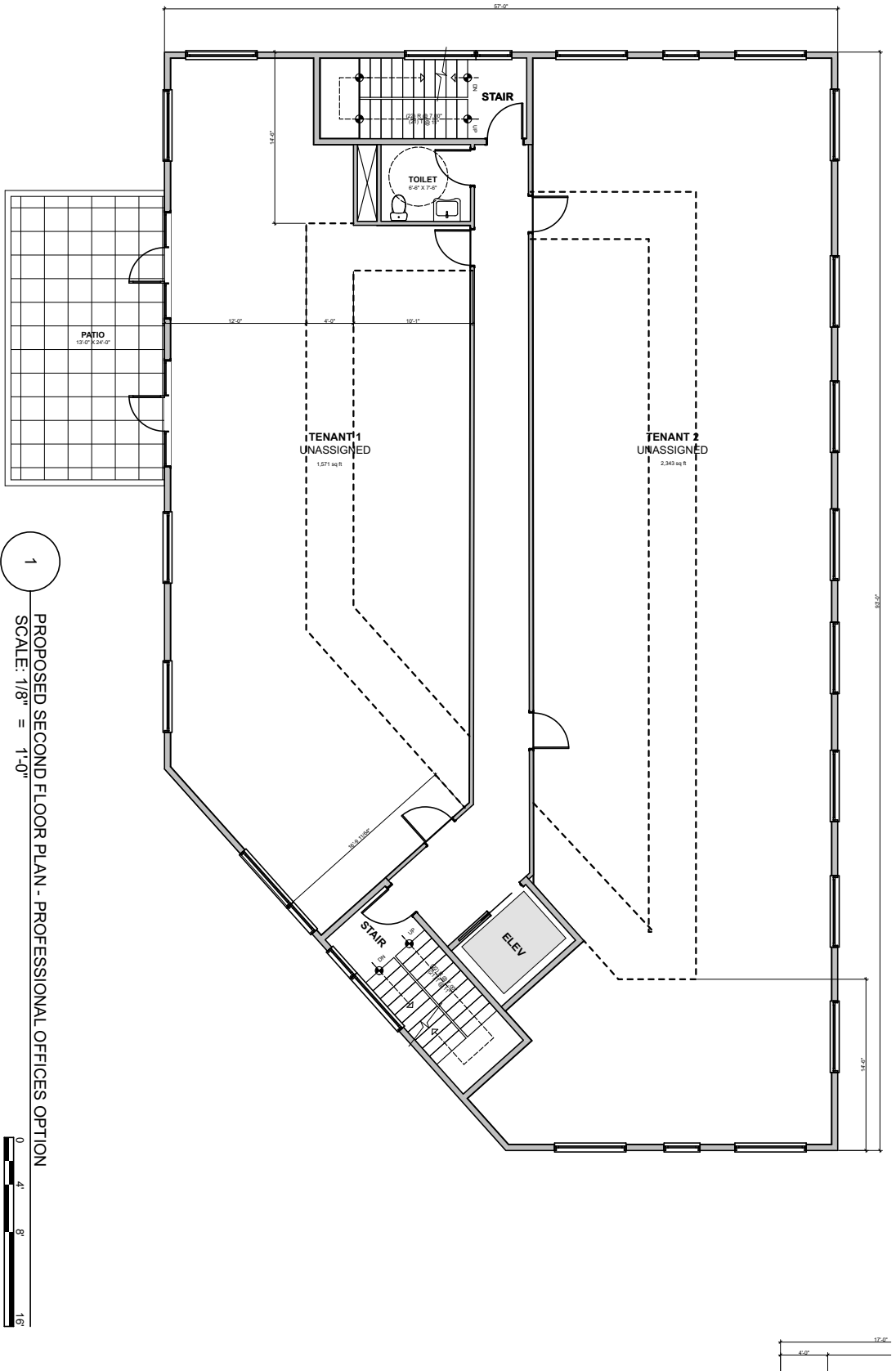
1  
PROPOSED SECOND FLOOR PLAN - APARTMENTS OPTION  
SCALE: 1/8" = 1'-0"

SK-05A  
3/12/21  
PROJECT NO.: 19005

PROPOSED SECOND FLOOR - PROFESSIONAL OFFICES OPTION

1005 WESTOVER HILLS BLVD

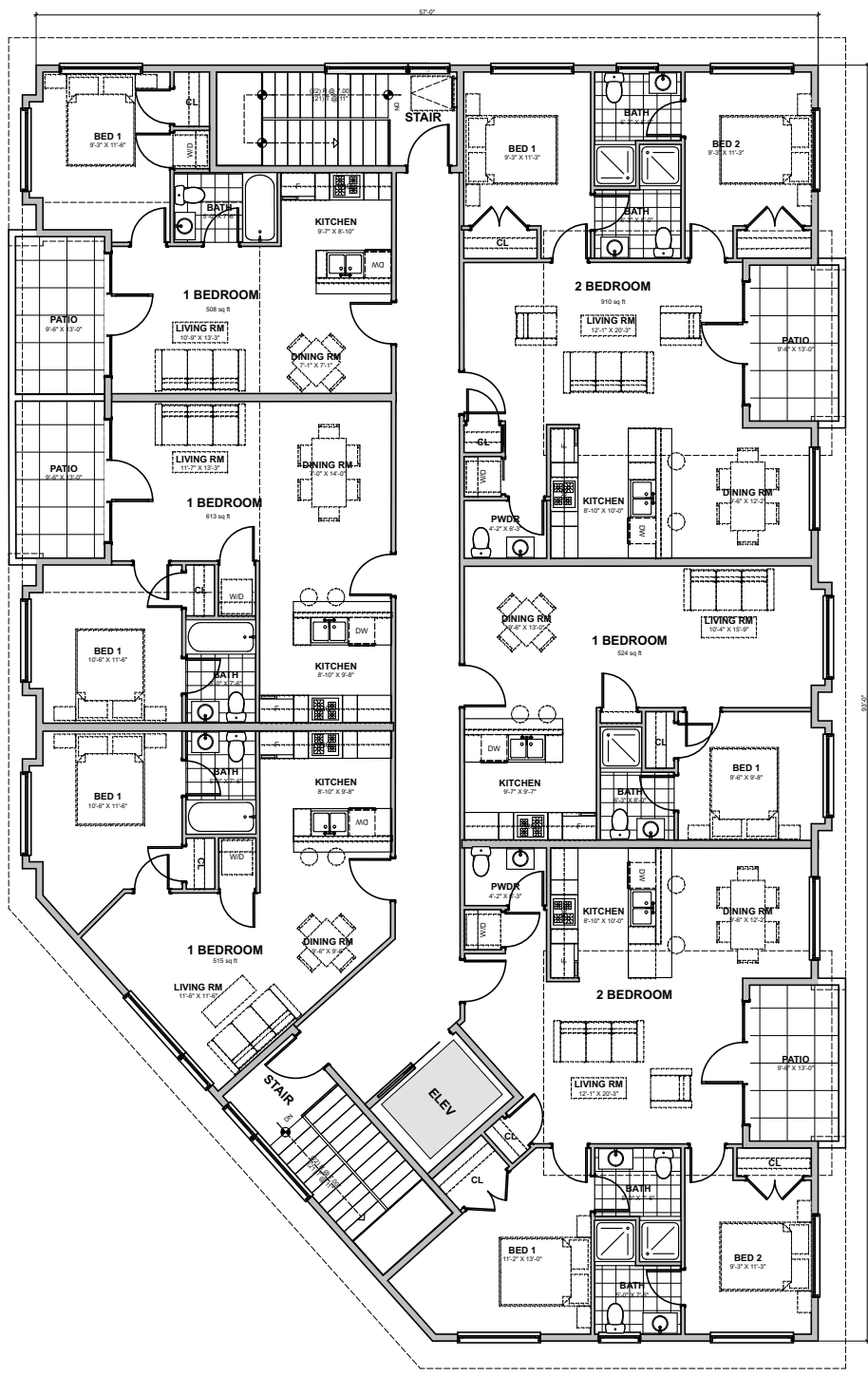
RICHMOND, VIRGINIA

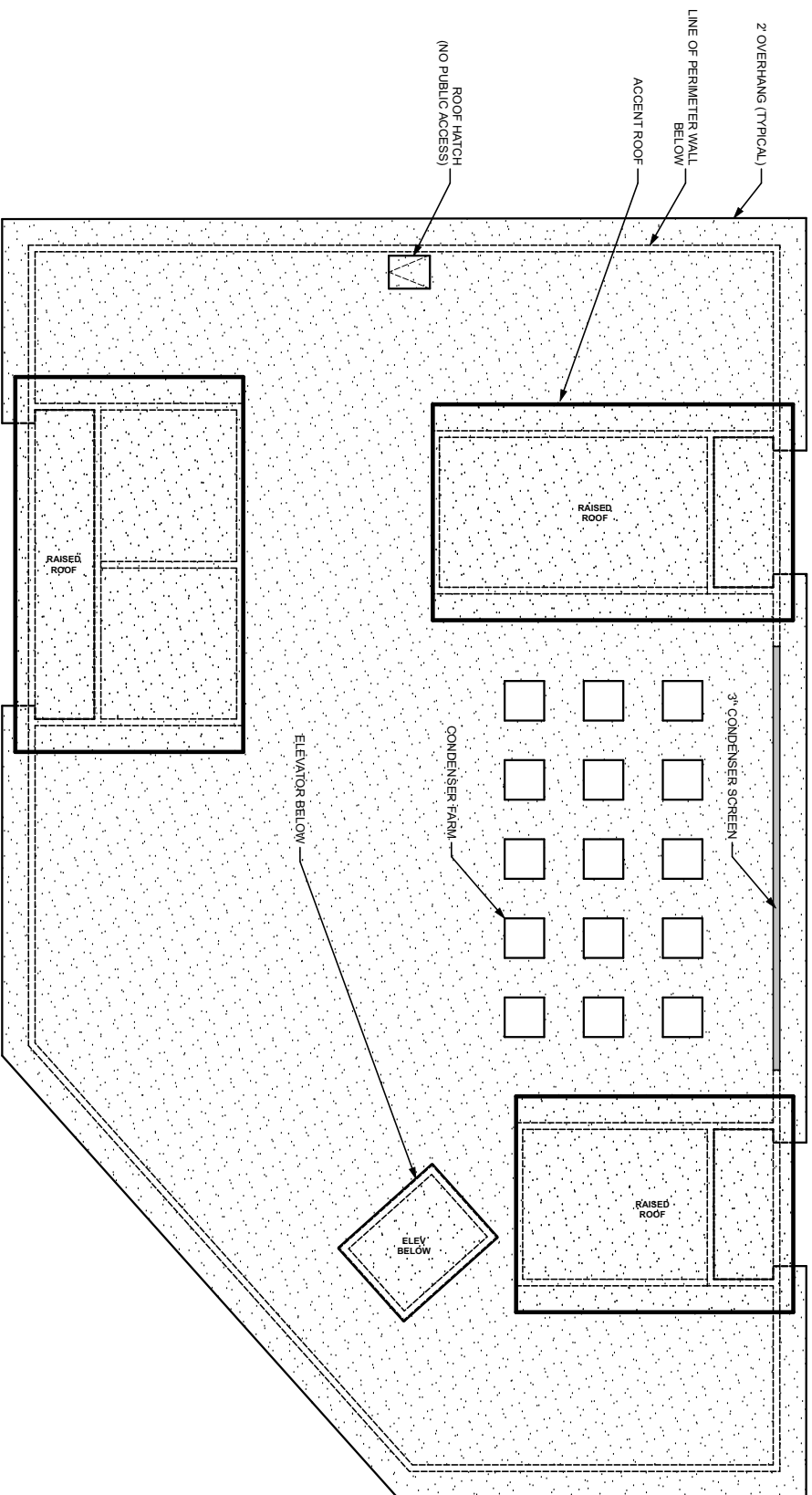


SK-06  
3/12/21  
PROJECT NO.: 19005

PROPOSED THIRD FLOOR PLAN  
1005 WESTOVER HILLS BLVD  
RICHMOND, VIRGINIA

1  
PROPOSED THIRD FLOOR PLAN  
SCALE: 1/8" = 1'-0"

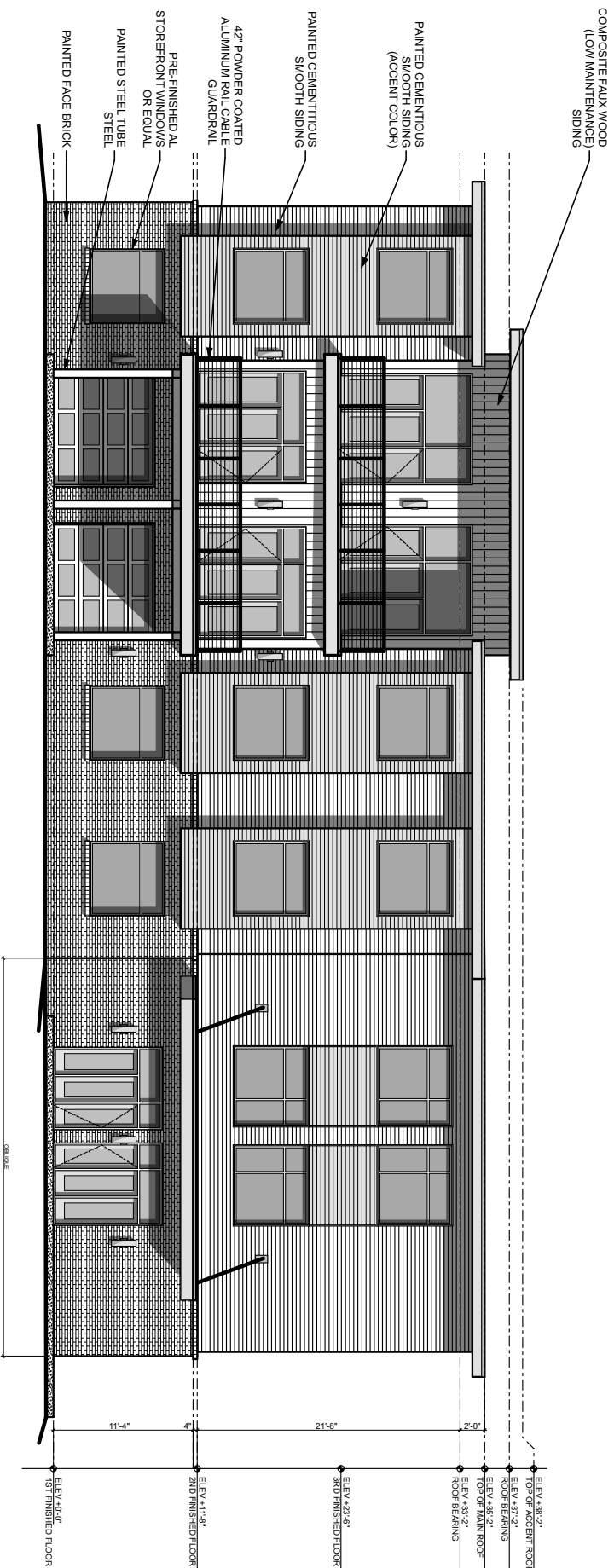




GENERAL NOTE:  
1. NO PUBLIC ACCESS TO ROOF

1 ROOF PLAN  
SCALE: 1/8" = 1'-0"





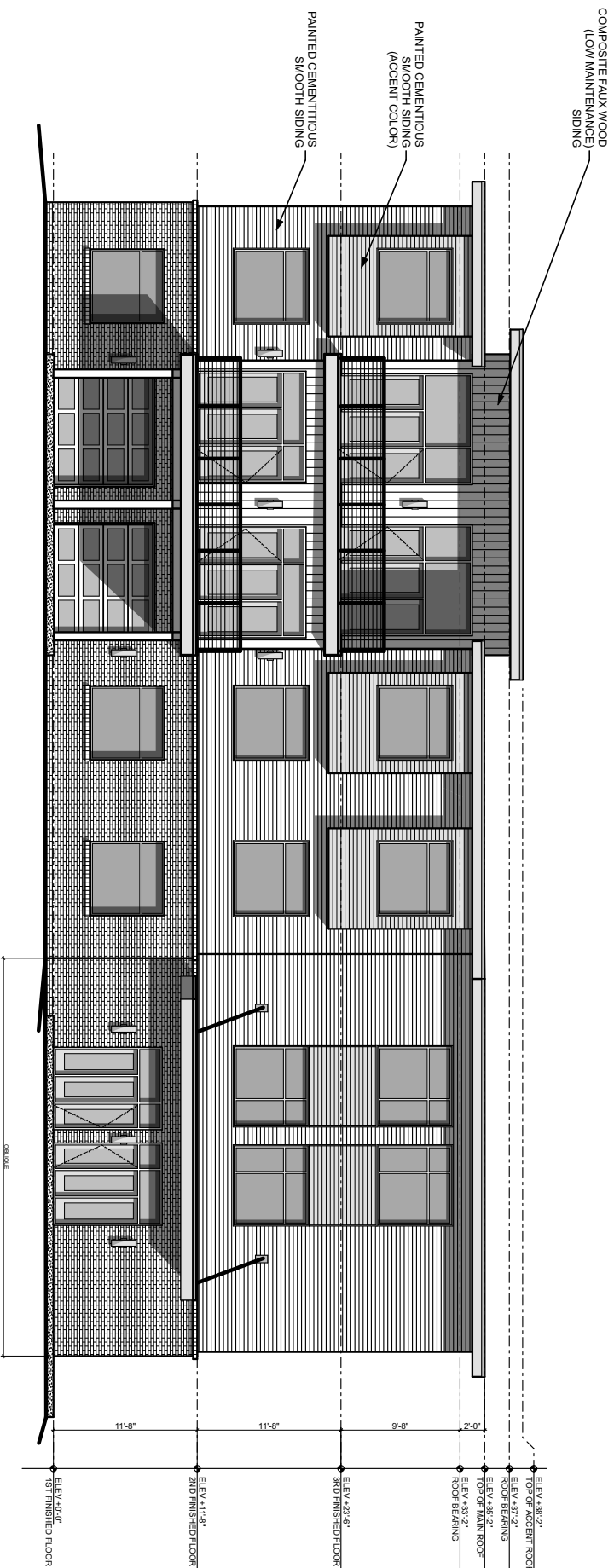
GENERAL NOTE:  
1. FLOOR TO FLOOR HEIGHTS  
APPROXIMATE (4'-1\"/>

1  
SCALE: 1/8" = 1'-0"



SK-08  
3/12/21  
PROJECT NO.: 19005

PROPOSED FRONT ELEVATION - SECOND FLOOR OPTION - APARTMENTS  
1005 WESTOVER HILLS BLVD  
RICHMOND, VIRGINIA



1 PROPOSED FRONT ELEVATION - SECOND FLOOR OPTION - PROFESSIONAL OFFICES  
SCALE: 1/8" = 1'-0"



SK-08A

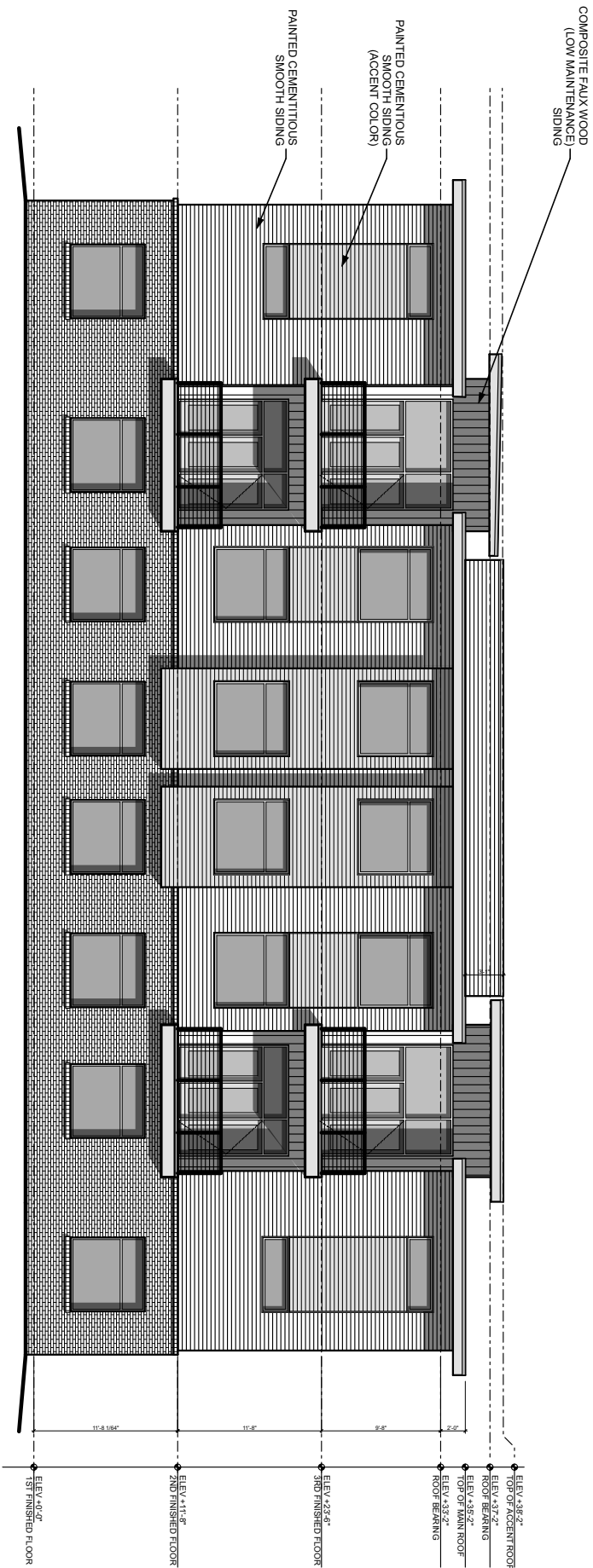
3/12/21

PROJECT NO.: 19005

PROPOSED FRONT ELEVATION - SECOND FLOOR OPTION - PROFESSIONAL OFFICE

1005 WESTOVER HILLS BLVD

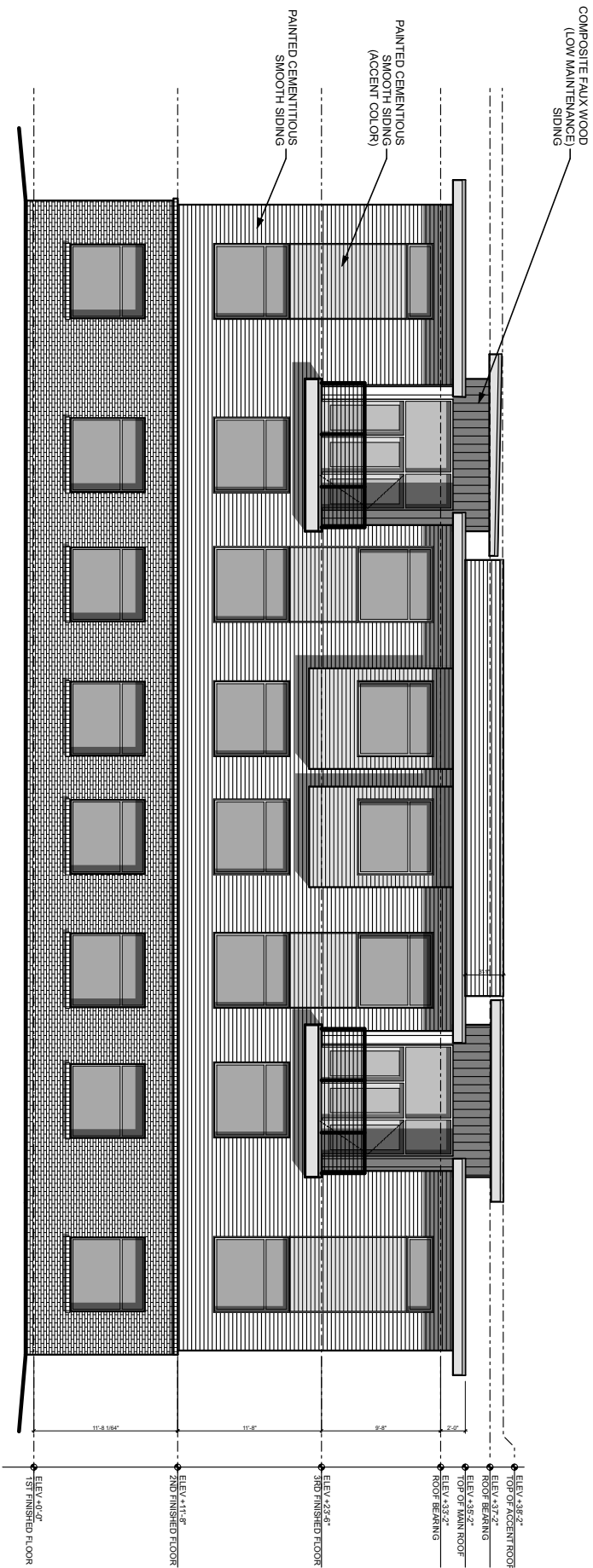
RICHMOND, VIRGINIA



GENERAL NOTE:  
1. FLOOR TO FLOOR HEIGHTS  
APPROXIMATE (4'-1" UNTIL  
STRUCTURE HAS BEEN DETERMINED)  
2. WINDOWS MAY BE SUBDIVIDED TO  
PROVIDE OPERABLE WINDOW.

1  
PROPOSED REAR ELEVATION - SECOND FLOOR OPTION - APARTMENTS  
SCALE: 1/8" = 1'-0"





1 PROPOSED REAR ELEVATION - SECOND FLOOR OPTION - PROFESSIONAL OFFICES  
SCALE: 1/8" = 1'-0"



SK-09A

3/12/21

PROJECT NO.: 19005

PROPOSED REAR ELEVATION - SECOND FLOOR OPTION - PROFESSIONAL OFFICES

1005 WESTOVER HILLS BLVD

RICHMOND, VIRGINIA

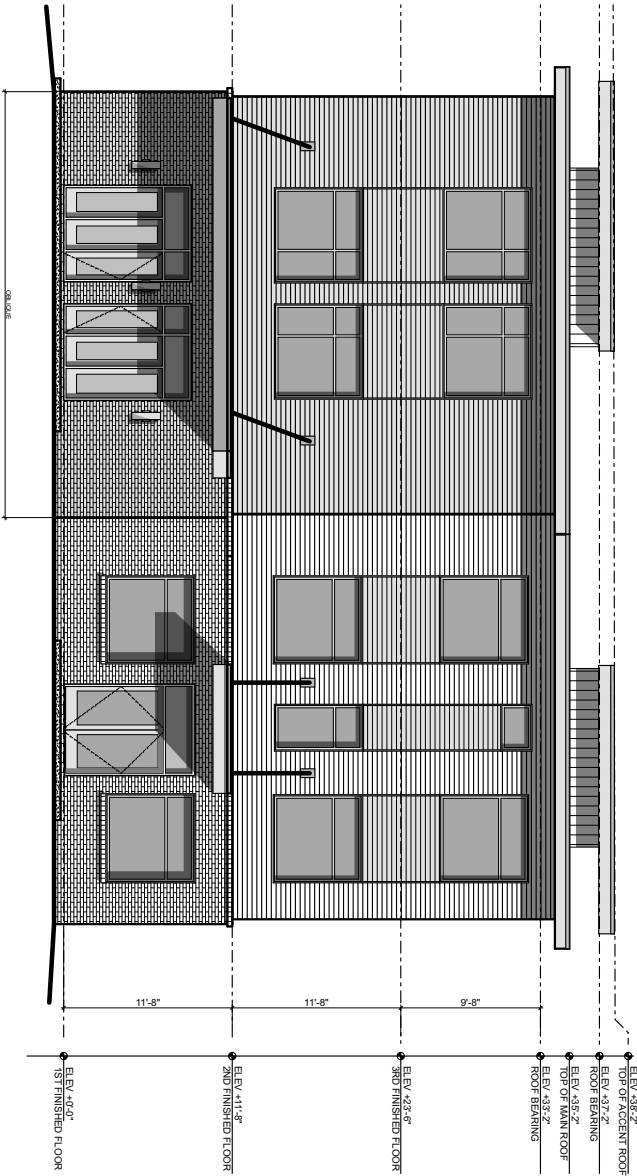




1  
PROPOSED RIGHT SIDE ELEVATION  
SCALE: 1/8" = 1'-0"



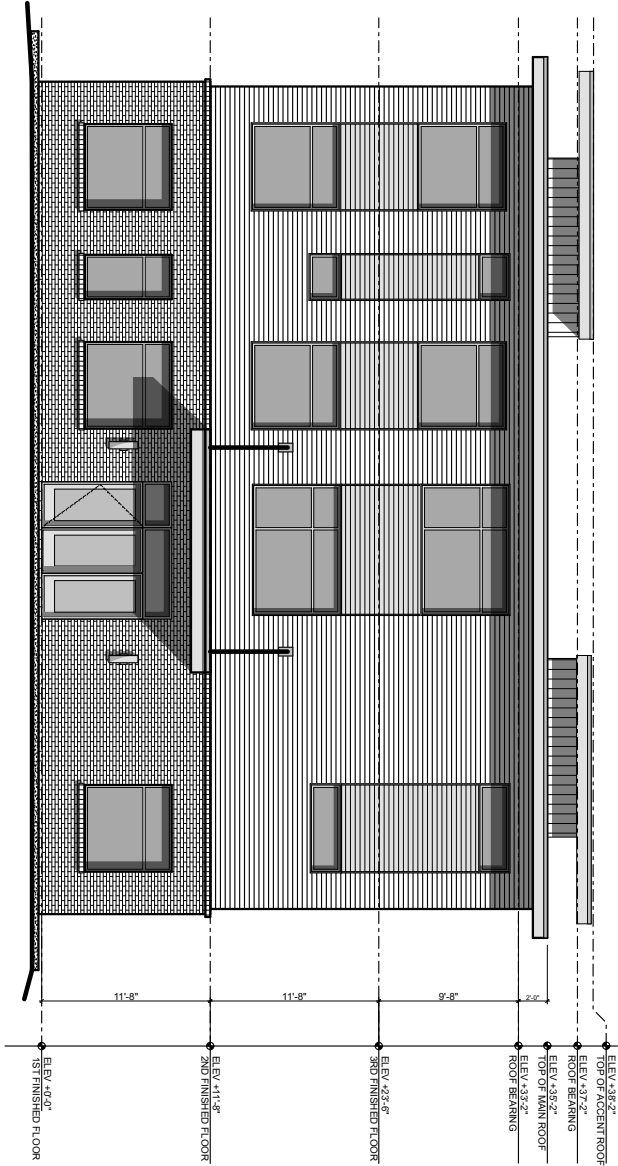
GENERAL NOTE:  
1. FLOOR TO FLOOR HEIGHTS  
APPROXIMATE (4'-7" UNTIL  
STRUCTURE HAS BEEN DETERMINED)  
2. WINDOWS MAY BE SUBDIVIDED TO  
PROVIDE OPERABLE WINDOW.



1  
PROPOSED LEFT SIDE ELEVATION  
SCALE: 1/8" = 1'-0"



GENERAL NOTE:  
1. FLOOR TO FLOOR HEIGHTS  
APPROXIMATE (4'-1" UNTIL  
STRUCTURE HAS BEEN DETERMINED)  
2. WINDOWS MAY BE SUBDIVIDED TO  
PROVIDE OPERABLE WINDOW.





SK - 13      RENDERING IMAGE 1

3/12/21      Front View  
\*Office Option





SK - 14      RENDERING IMAGE 2

3/12/21      South View  
\*Office Option





SK - 15

RENDERING IMAGE 3

3/12/21

Rear View

\*Office Option

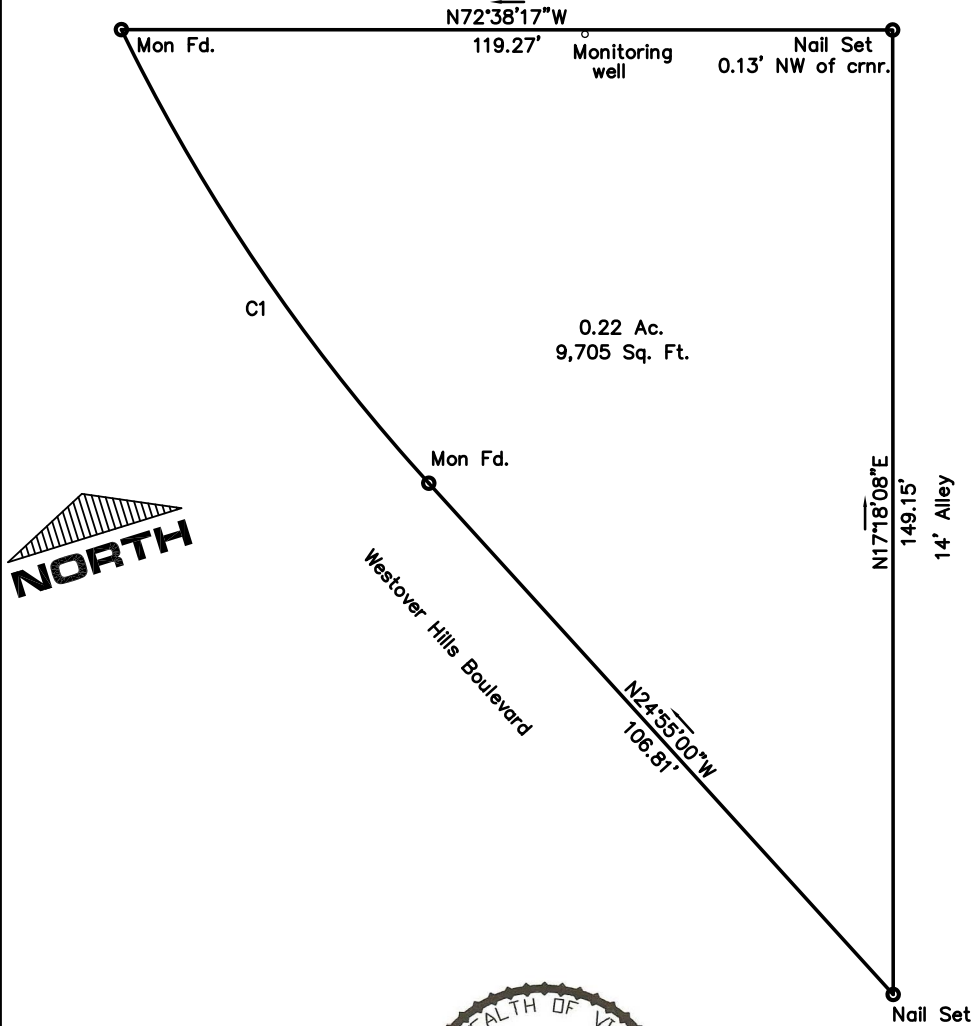
I hereby certify that an accurate survey of the property was made on November 18, 2019 and that any encroachments are noted hereon. This survey was made without benefit of a title report and there may be encumbrances present that are not shown.

*Carl E. Duncan*

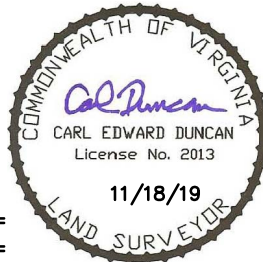
Carl E. Duncan, P.E., L.S.

CURVE TABLE						
CURVE	RADIUS	DELTA	TANGENT	LENGTH	CHORD DIRECTION	CHORD
C1	299.42	16°16'11"	42.80	84.74	S16°47'23"E	84.74

Dunston Avenue



Plat Showing the  
Physical Improvements to  
S0060371001  
1005 Westover Hills Boulevard  
Upward Builders  
5th District  
City of Richmond



C. E. Duncan & Associates, Inc.  
2809 Rocky Oak Road  
POWHEATON, VIRGINIA 23139  
(804) 598-8240 Fax (804) 598-9240  
DATE: 11/18/19 SCALE: 1"=20'  
DRAWN BY: CED JOB NO.: 19-2338