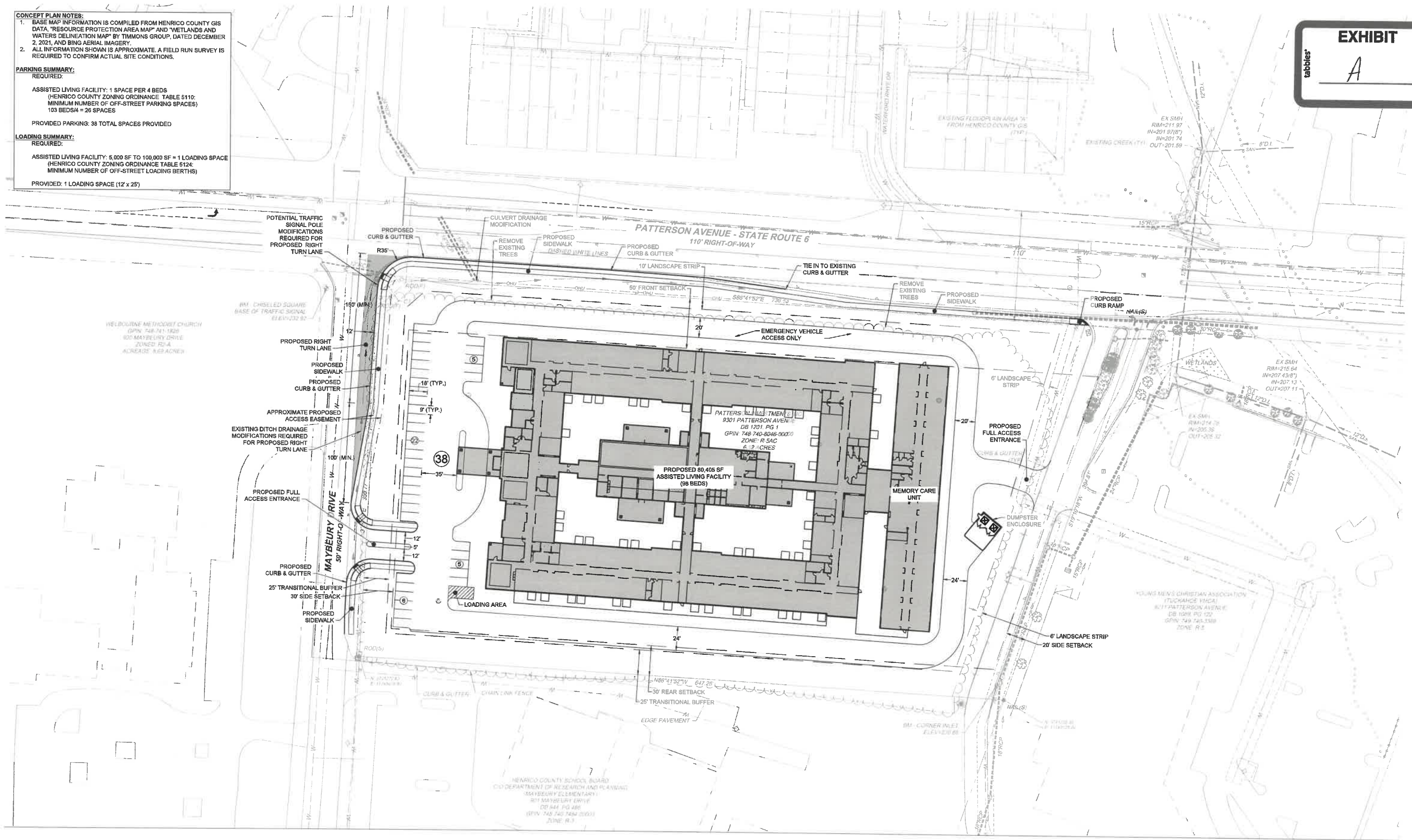


CONCEPT PLAN NOTES:
 1. BASE MAP INFORMATION IS COMPILED FROM HENRICO COUNTY GIS DATA, "RESOURCE PROTECTION AREA MAP" AND "WETLANDS AND WATERS DELINEATION MAP" BY TIMMONS GROUP, DATED DECEMBER 2, 2021, AND BING AERIAL IMAGERY.
 2. ALL INFORMATION SHOWN IS APPROXIMATE. A FIELD RUN SURVEY IS REQUIRED TO CONFIRM ACTUAL SITE CONDITIONS.

PARKING SUMMARY:
 REQUIRED:
 ASSISTED LIVING FACILITY: 1 SPACE PER 4 BEDS
 (HENRICO COUNTY ZONING ORDINANCE TABLE 5119;
 MINIMUM NUMBER OF OFF-STREET PARKING SPACES)
 103 BEDS/4 = 26 SPACES
 PROVIDED PARKING: 38 TOTAL SPACES PROVIDED

LOADING SUMMARY:
 REQUIRED:
 ASSISTED LIVING FACILITY: 5,000 SF TO 100,000 SF = 1 LOADING SPACE
 (HENRICO COUNTY ZONING ORDINANCE TABLE 5124;
 MINIMUM NUMBER OF OFF-STREET LOADING BERTHS)
 PROVIDED: 1 LOADING SPACE (12' x 25')

EXHIBIT
 A

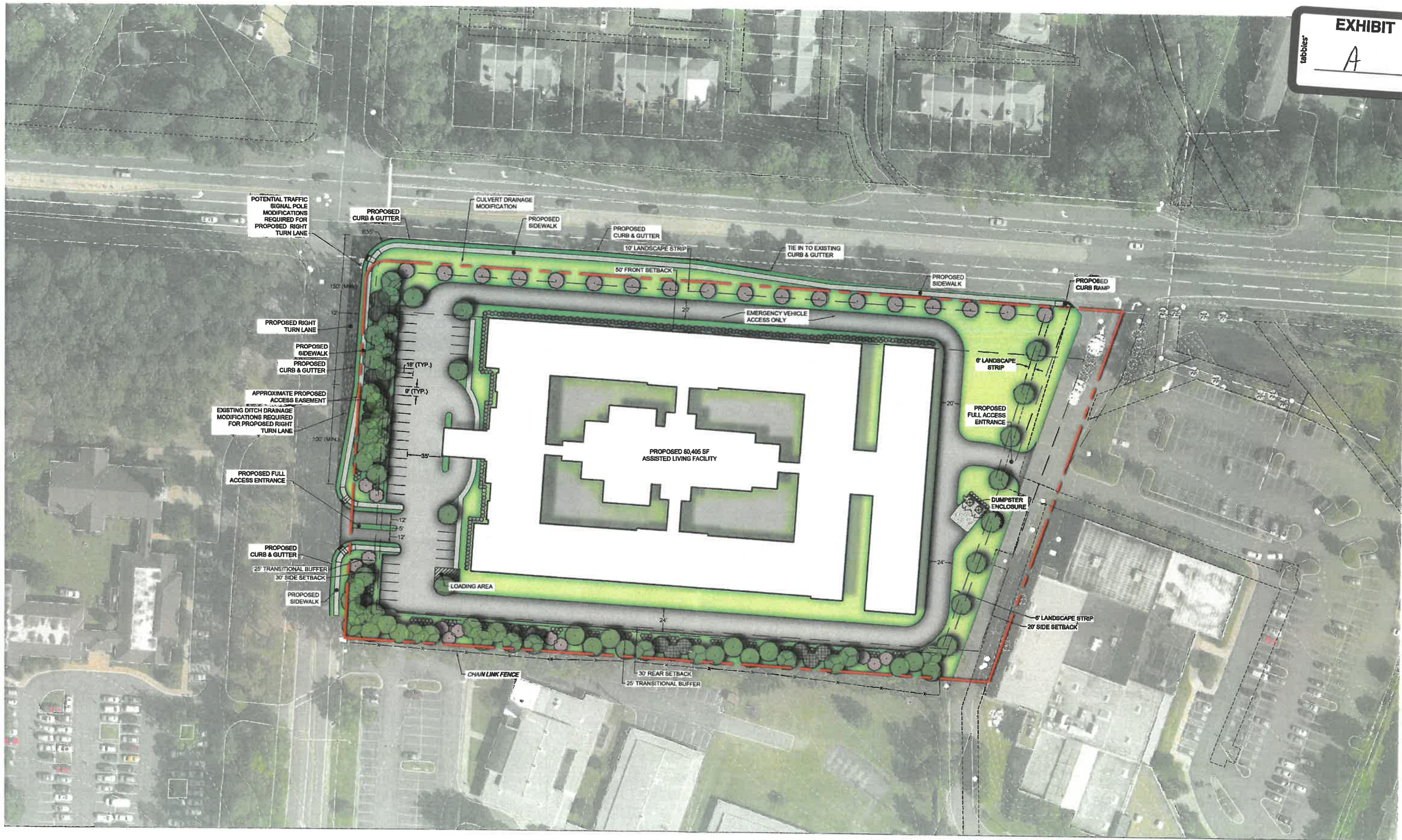


CONCEPTUAL SITE LAYOUT PLAN - SP001

Patterson Assisted Living - January 28, 2022



SCALE 1"=40'
 0 40' 80'

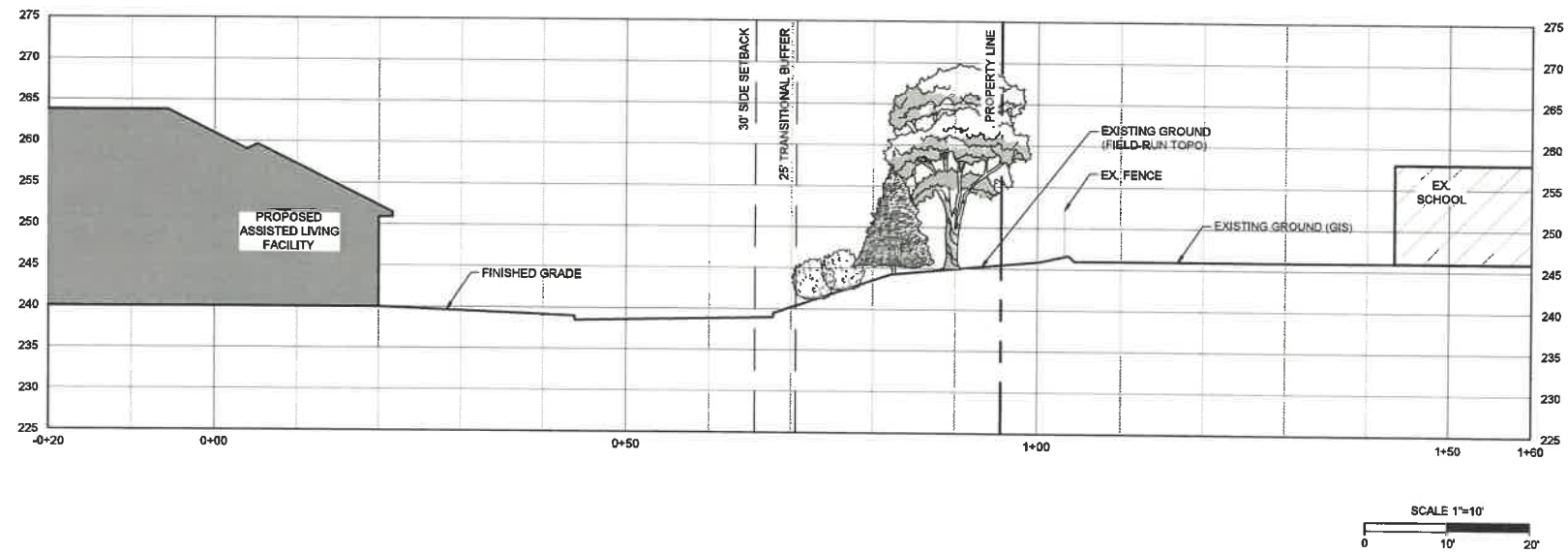


CONCEPTUAL LANDSCAPE PLAN
 Patterson Ave Assisted Living Center - January 18, 2022



SCALE 1"=40'
 0 40' 80'

Timmons Group\300-001-Patterson_Assisted_Living\Plan\Design\Conceptual Landscape Plan\CR.dwg | Plotted on 1/18/2022 8:50 PM | by Chris Gandy



CONCEPTUAL SITE SECTION

Patterson Assisted Living - January 31, 2022