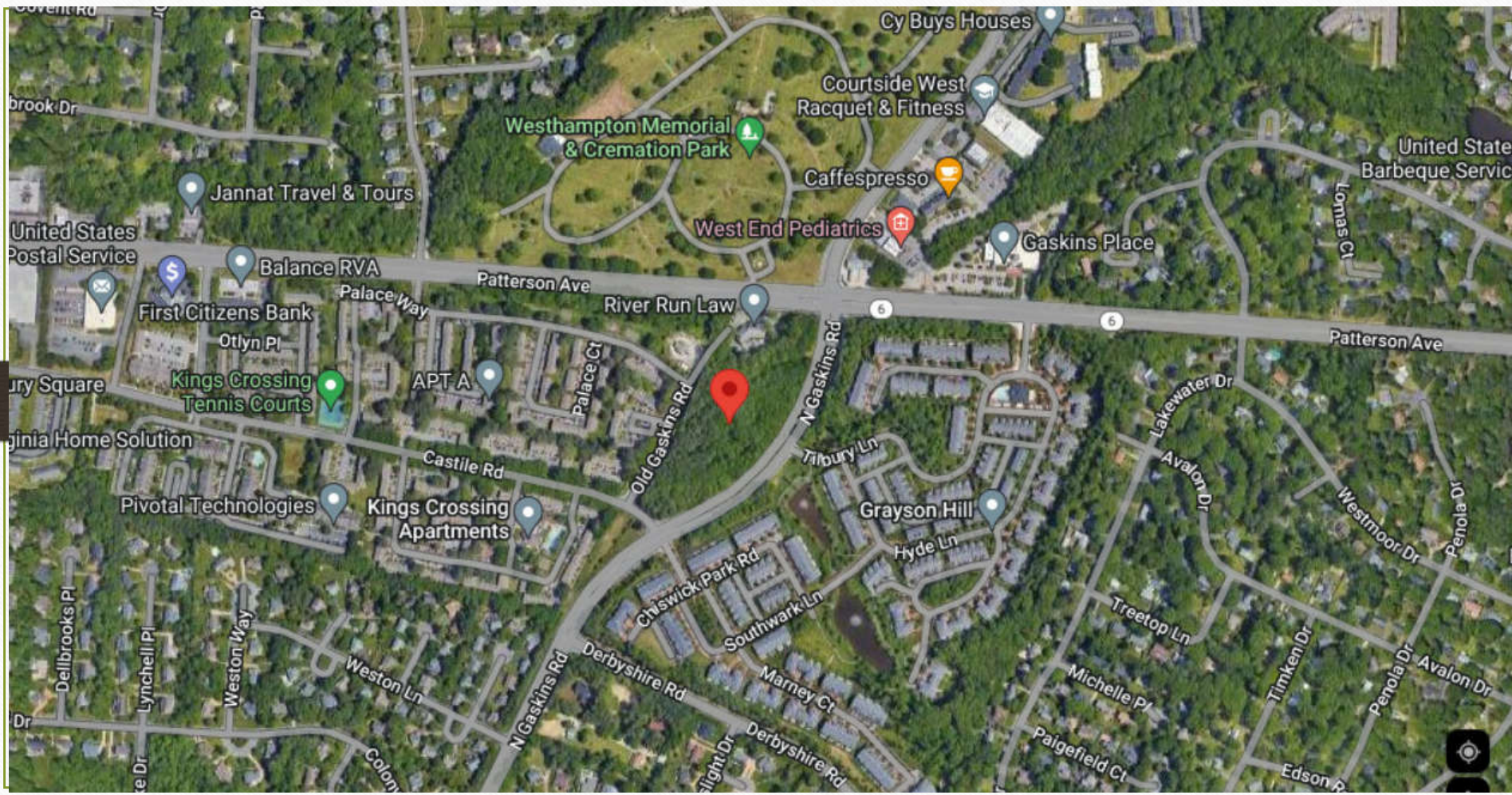


# Gaskins at Patterson Nature Preserve

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Historic Housing, L.L.C.

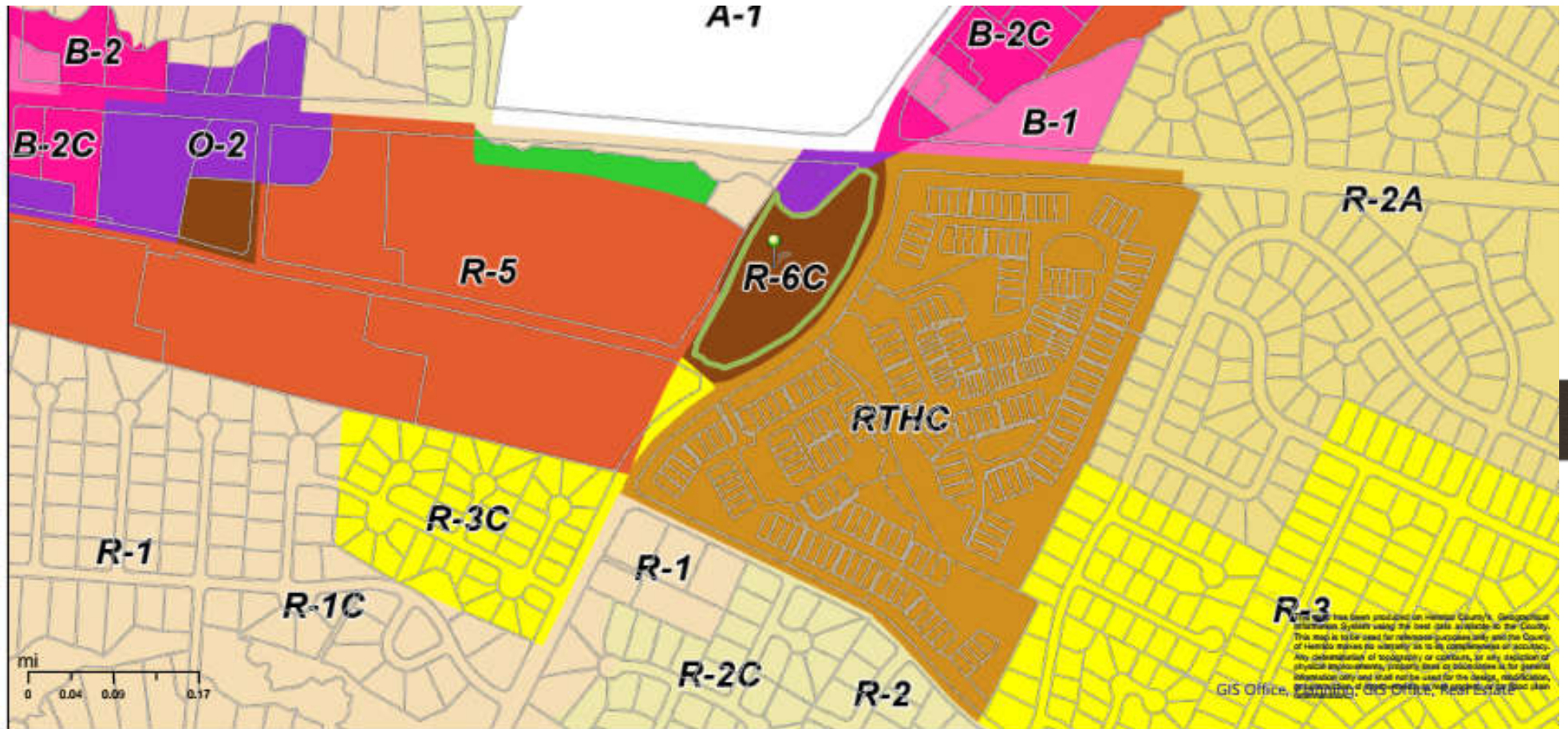
711 Old Gaskins Road





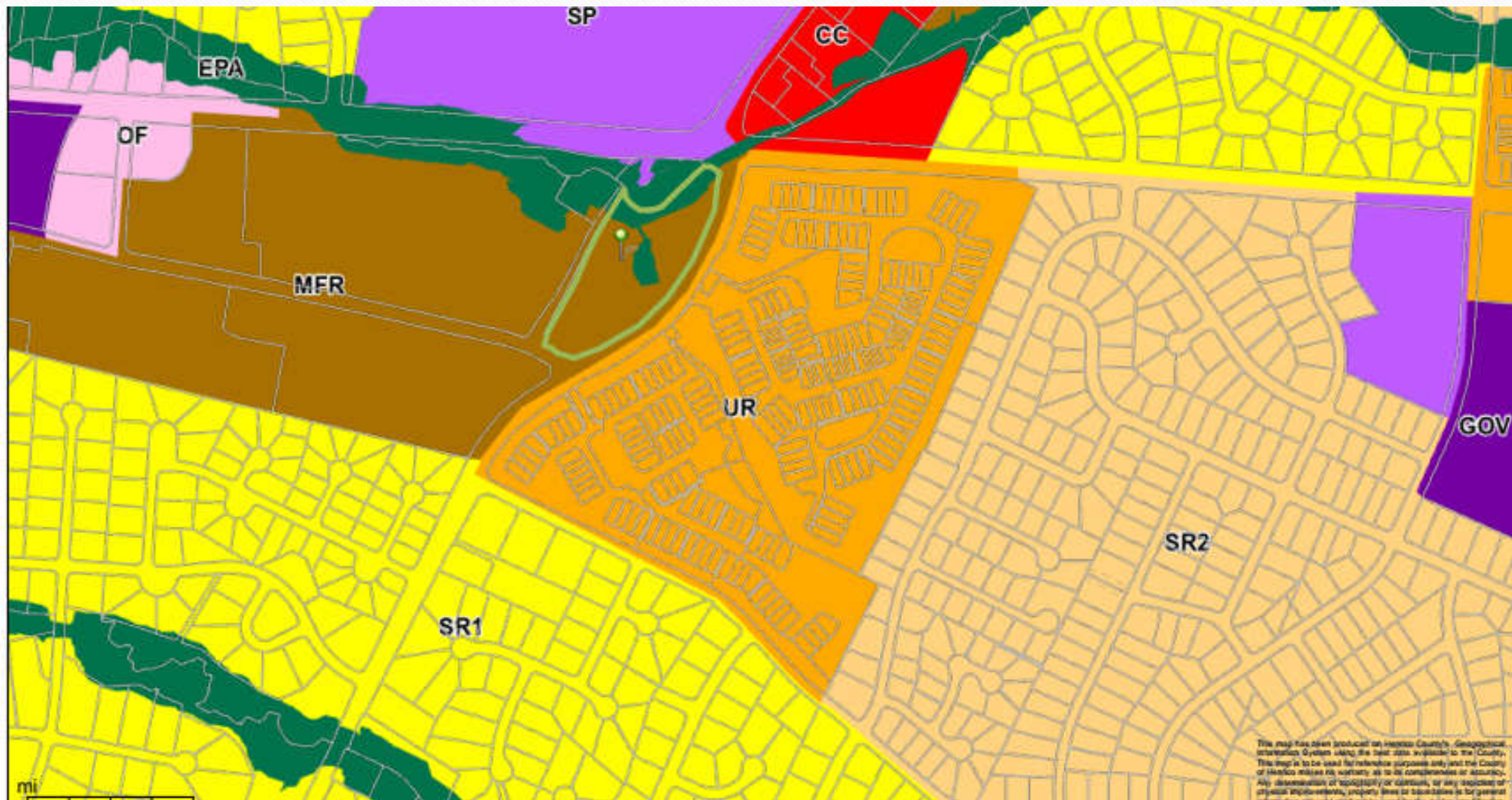
711 Old Cockin Road

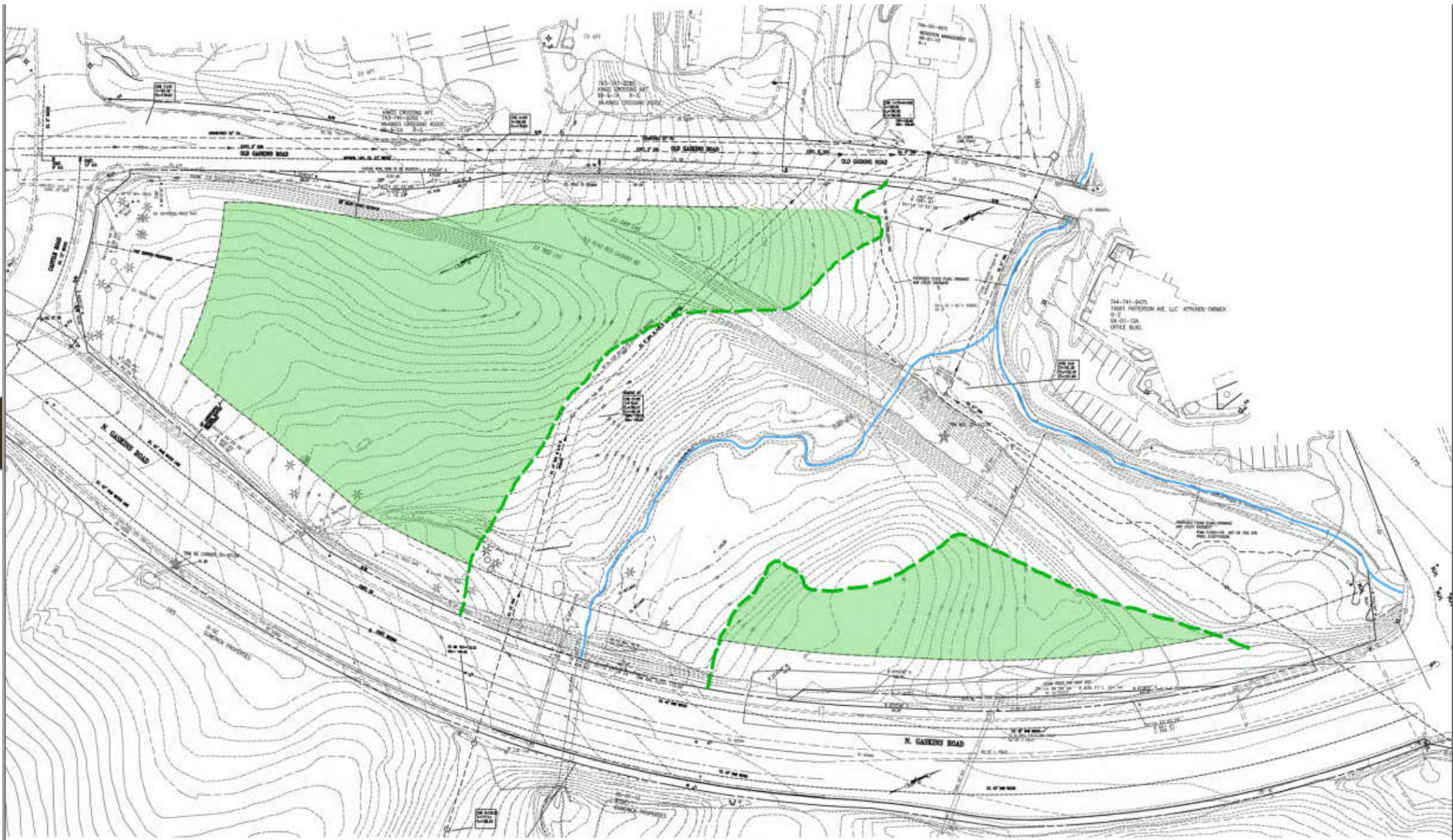




# 711 Old Gaskin Road - Current Zoning









## Exhibit B

### PROJECT SUMMARY:

PERMITTED USE	MAX. D.U.	RES. ZONING
MD RES COND	50	R-50

122 - PARKING SPACES REQUIRED @ (1.8/D.U.)

02 - SURFACE PARKING PROVIDED

47 - UPPER LEVEL PARKING GARAGE

17 - LOWER LEVEL PARKING GARAGE

122 - TOTAL PARKING SPACES PROVIDED

### GASKINS CENTRE WEST HENRYP COUNTY, VIRGINIA

PREPARED BY:  
THE J. G. B. GROUP, INC.



**SCHEMATIC BUILDING ELEVATION**  
SCALE: 1/8" = 1'-0"

ROOF	0'-0"
EIGHTH FLOOR	8'-0"
SEVENTH FLOOR	16'-0"
SIXTH FLOOR	24'-0"
FIFTH FLOOR	32'-0"
FOURTH FLOOR	40'-0"
THIRD FLOOR	48'-0"
SECOND FLOOR	56'-0"
FIRST FLOOR	64'-0"
LOWER LEVEL	72'-0"
GRADE AT STREET	80'-0"

EDWARD H.  
 JAMES D.  
 ARCHITECT  
2118 PRINCETON ST. #201 DUNEDIN, FL 33526

**THE TOWERS  
 AT GASKINS CENTRE**

REVISIONS

DATE 2-27-96

**WS**  
 architects

0 1 2 3 4 5 6

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







# Gaskins at Patterson Nature Preserve Townhouses & Cottages

4/23/23

33 Townhouse Units: 25' x 40', ~3,000 sf 3.5 Stories  
84 9'x18' Parking Spaces  
7 Cottage Units: 20' x 40', ~2,000 sf 3.0 Stories  
14 9'x18' Parking Spaces  
Total Site Area: 6.7 Acres  
Flood Plain Area: .62 Acres  
Remaining Area: 6.04 Acres  
Unit Calculation: 12 dua  
Units Allowed: 72 units  
\*Note - 23' wide Townhouse units may be used at some locations as necessitated by site conditions.

 400 sf 1 G	 800 sf 2	 800 sf 3	 Cottage Units ~2,000 sf
 750 sf 2 G	 1000 sf 2	 1000 sf 3	 Townhouse Units ~3,000 sf













Townhouses facing courtyard



# Gaskins at Patterson Nature Preserve Townhouses & Cottages

4/23/23

33 Townhouse Units: 25' x 40', ~3,000 sf 3.5 Stories  
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\*Note - 23' wide Townhouse units may be used at some locations as necessitated by site conditions.

 400 sf 1 KG	 800 sf 2	 800 sf 3	 Cottage Units ~2,000 sf
 750 sf 2 KG	 1000 sf 2	 1000 sf 3	 Townhouse Units ~3,000 sf



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**PLAN OF DEVELOPMENT & SPECIAL EXCEPTION** *(Deferred from the May 24, 2000, Meeting)*

POD-44-00  
Gaskins Centre Towers  
-  
Gaskins Road

**E. D. Lewis & Associates for Gaskins Centre, L.C.:** Request for approval of a plan of development and special exception for buildings exceeding three stories in height as required by Chapter 24, Sections 24-106 and 24-94 of the Henrico County Code to construct two eight-story, condominiums with a total of 80 units and a two-level parking deck. The 6.72 acre site is located at the northwest intersection of Gaskins Road and Castile Drive on part of parcel 99-A-12. The zoning is R-6C, One-Family Residence District (Conditional). County water and Sewer.  
**(Tuckahoe)**

As of the preparation date of this agenda, the staff has not completed its review of the revised plan, as requested. The staff recommendation will be made at the meeting. Should the Commission act on this request, in addition to the standard conditions for developments of this type, the following additional conditions are recommended:

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711 Old Cockin Road

