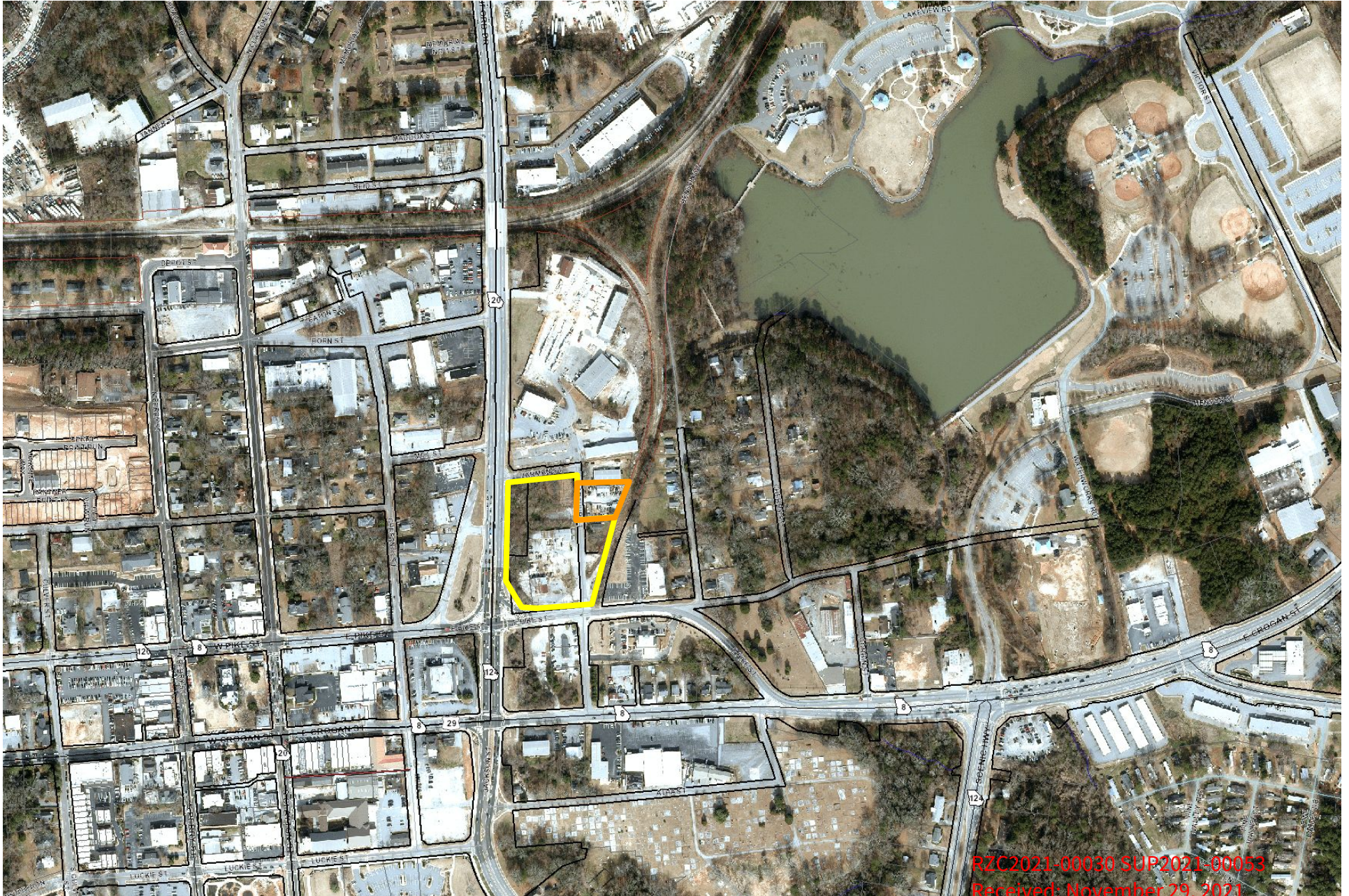


77 EAST PIKE : LOCATION



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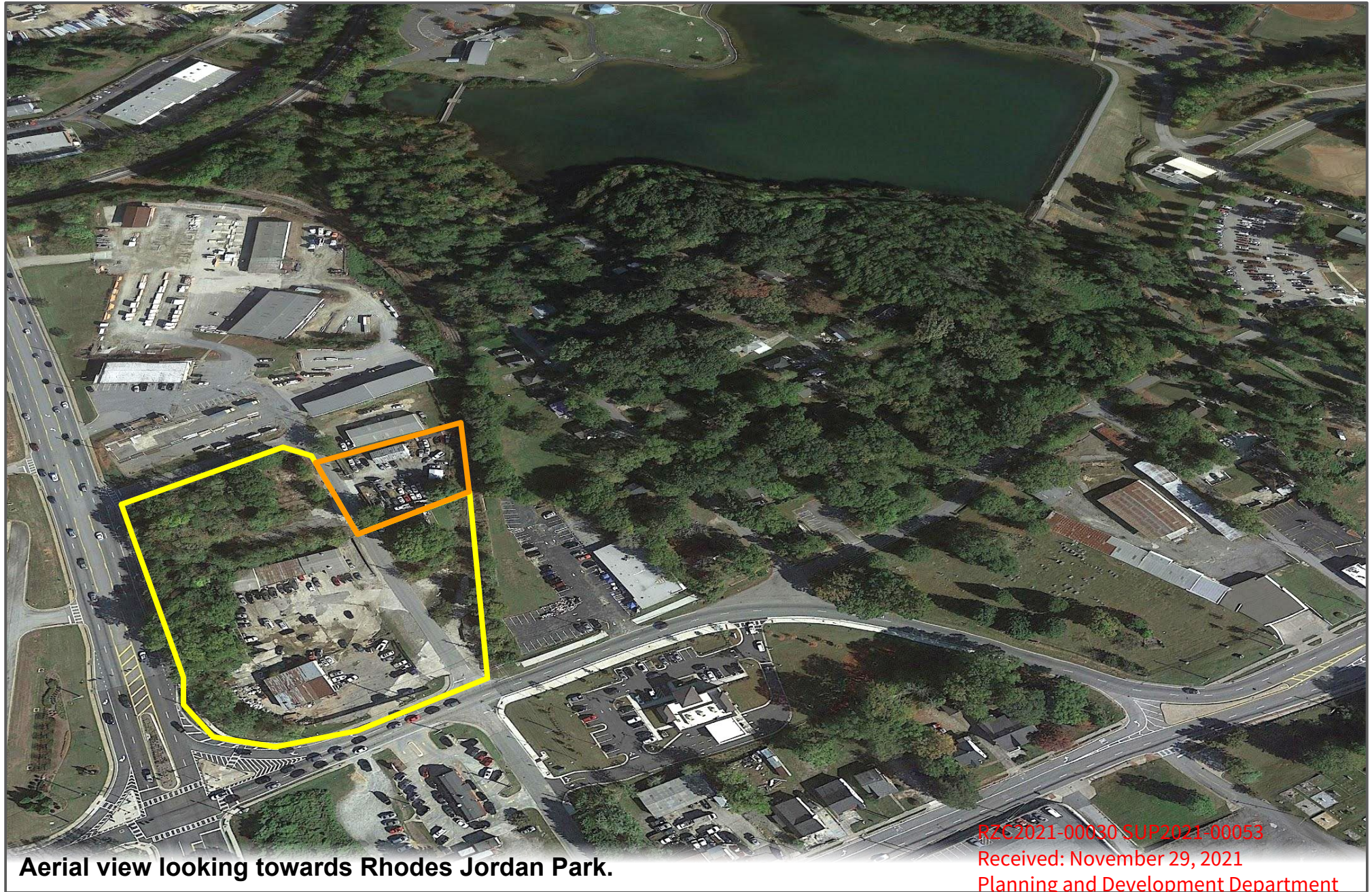
77 EAST PIKE : CURRENT CONDITION



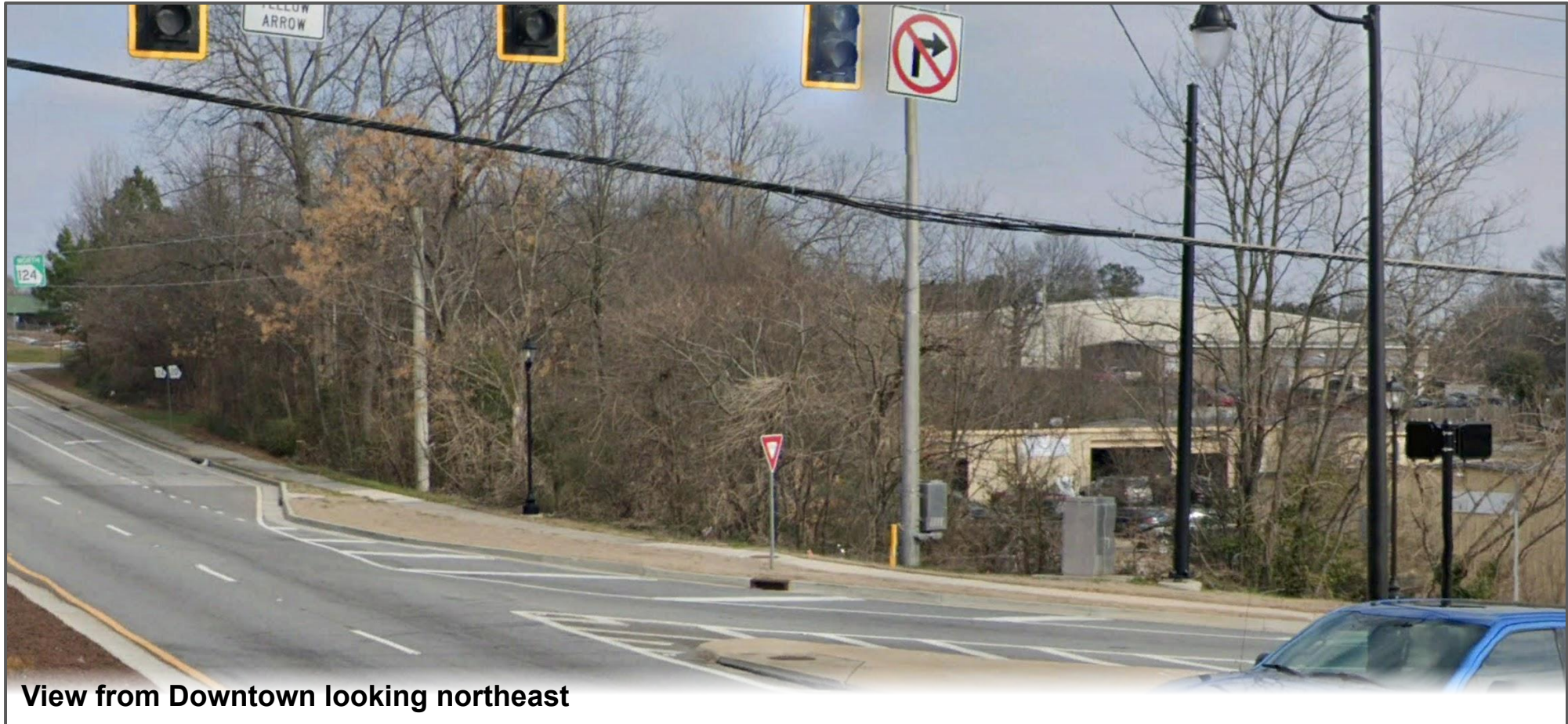
Aerial view looking towards downtown.

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77 EAST PIKE : CURRENT CONDITION



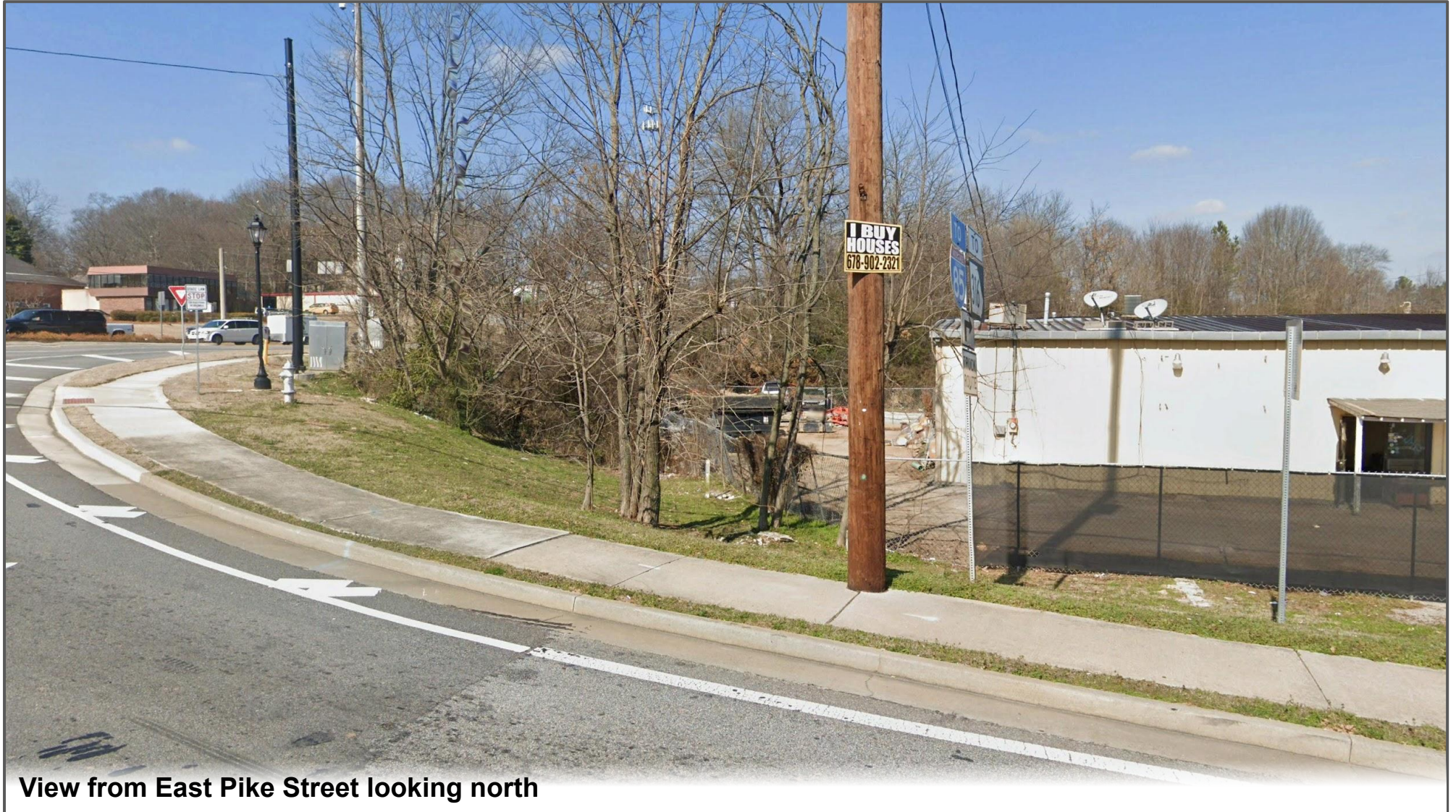
77 EAST PIKE : CURRENT CONDITION



View from Downtown looking northeast

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77 EAST PIKE : CURRENT CONDITION



View from East Pike Street looking north

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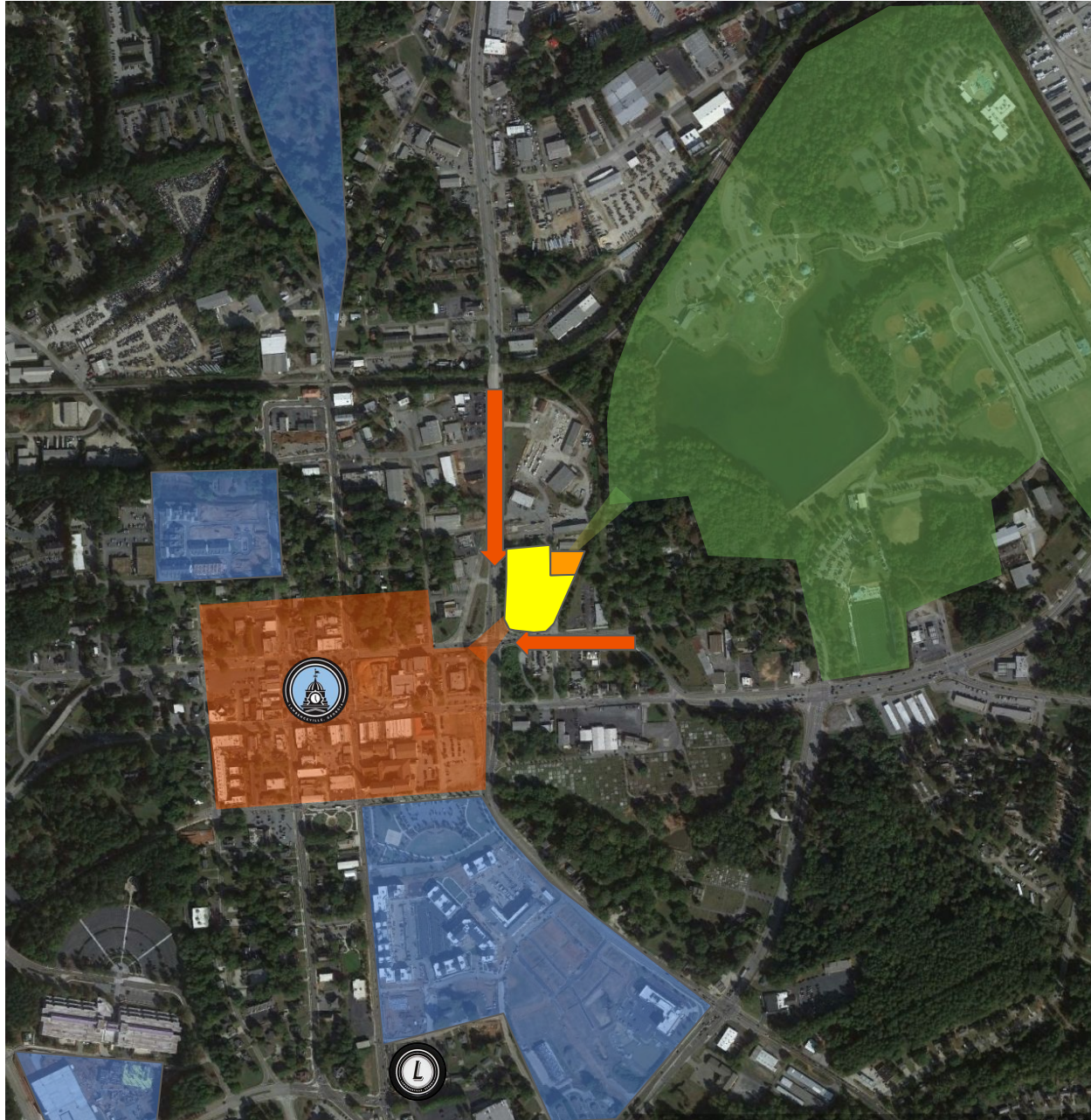
77 EAST PIKE : CURRENT CONDITION



View from East Pike Street looking northwest.

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77 EAST PIKE : CREATING CONNECTION



The goal of this redevelopment is to:

- Serve as a visual gateway as you come into downtown Lawrenceville from the North and East
- Connect downtown Lawrenceville and Rhodes Jordan Park by improving the visual and pedestrian continuity of this area
- Provide residential housing to a demographic that has both disposable time and income
- Honor the history of the site as the former Genesco Mill

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CONCEPTUAL ELEVATION - SOUTHBOUND



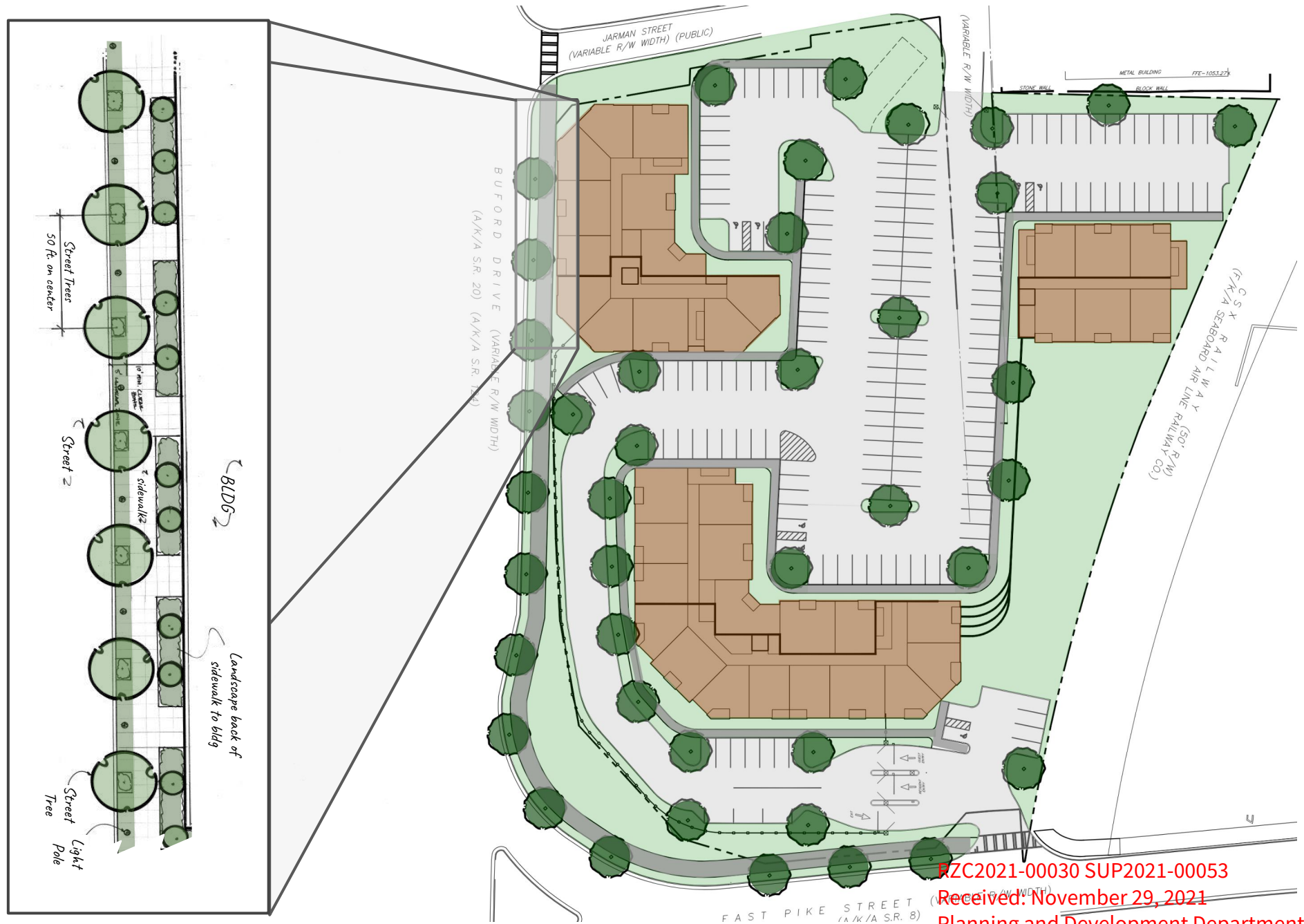
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CONCEPTUAL ELEVATION - NORTHBOUND



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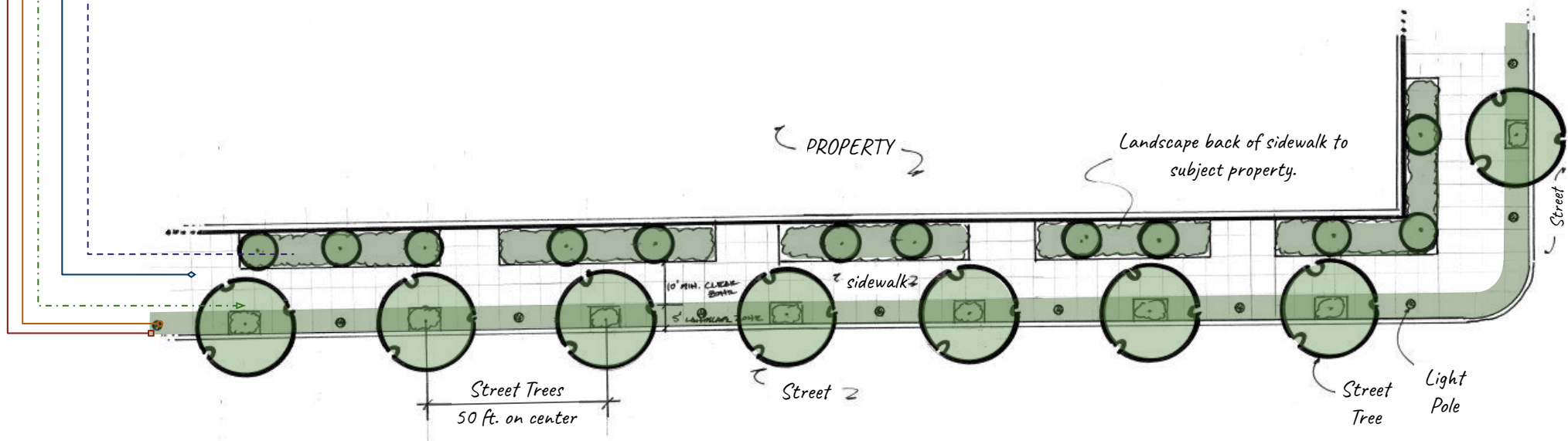
CONCEPTUAL SITE PLAN



CONCEPTUAL SITE PLAN - STREETSCAPE

- 5 Foot Landscape Zone
- Light poles, 50 ft. on center
- Street trees, 50 ft. on center
- 8 - 10 Foot Sidewalk
- Landsaped zone to building

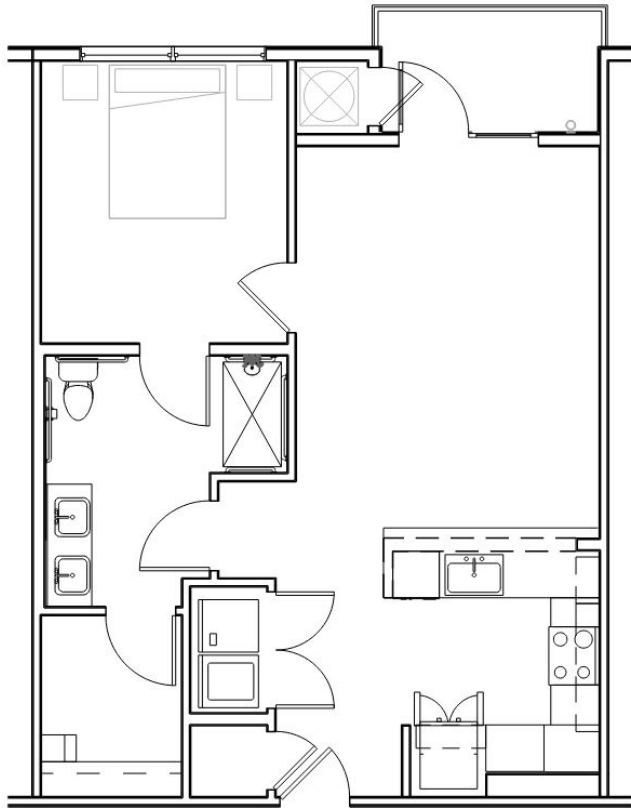
CONCEPTUAL STREETSCAPE



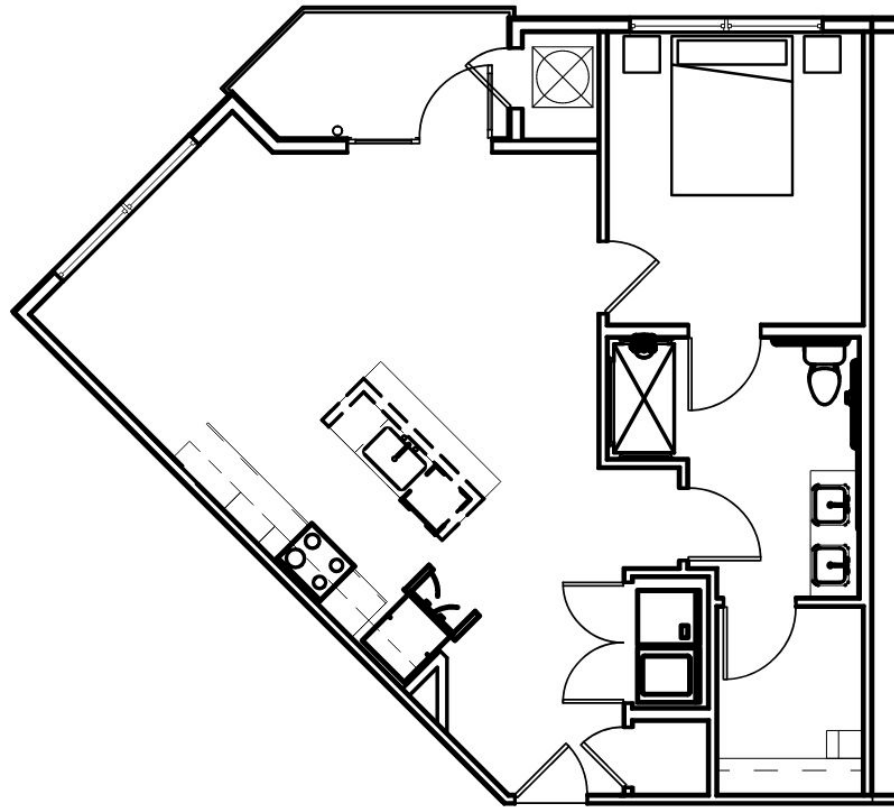
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September 21, 2021

CONCEPTUAL FLOOR PLANS - ONE BEDROOMS

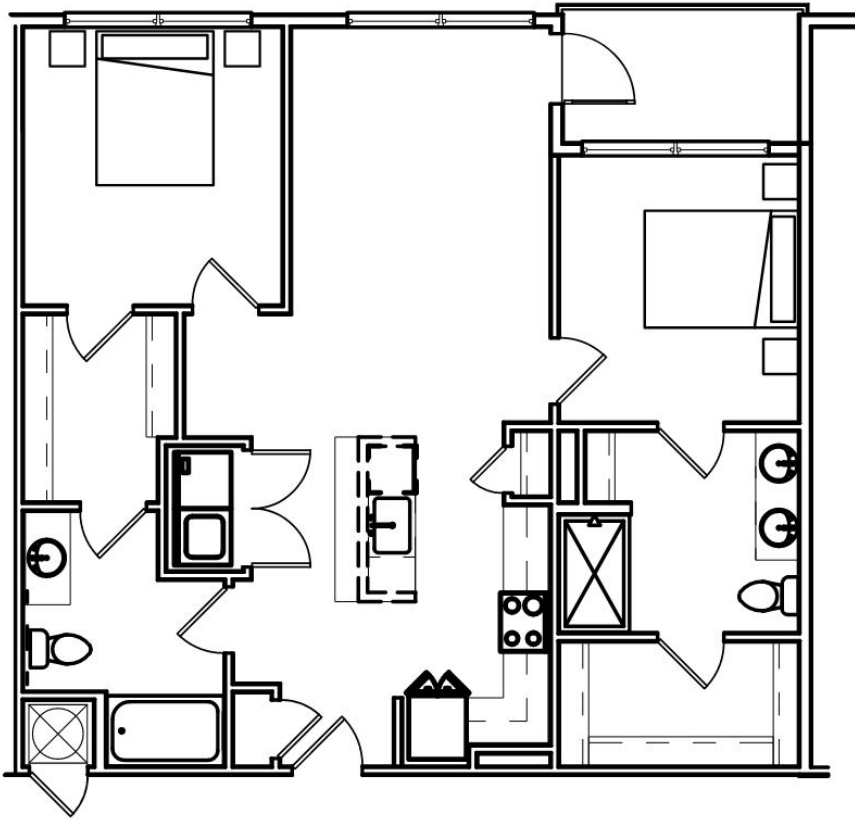


A1: 814 sq ft

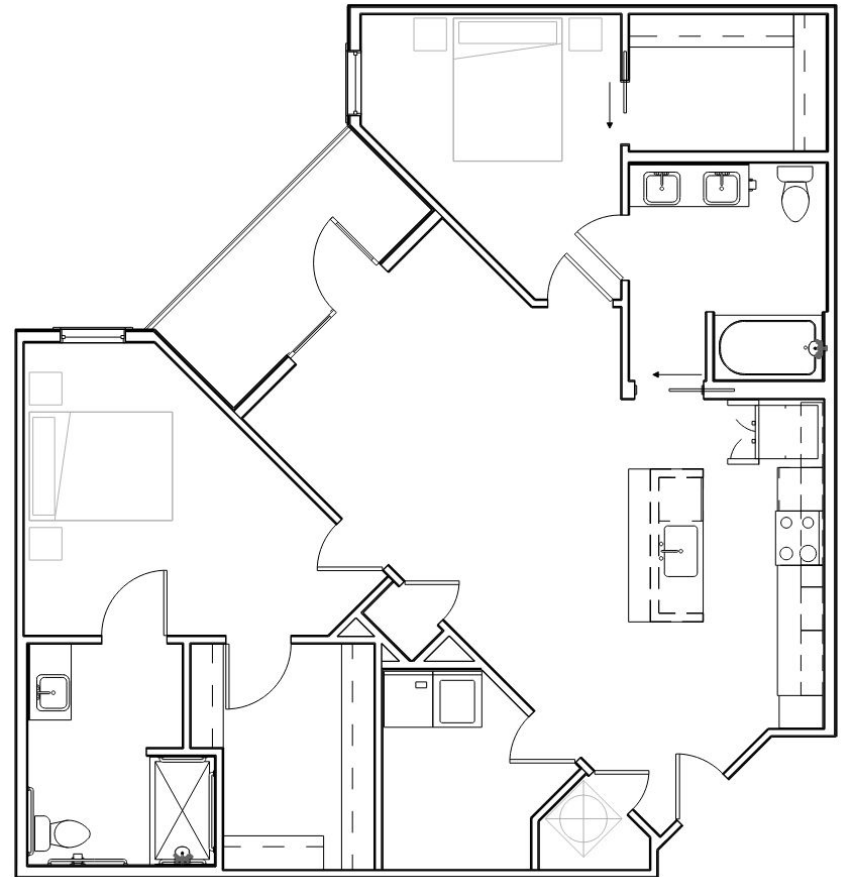


A2: 882 sq ft

CONCEPTUAL FLOOR PLANS - TWO BEDROOMS



B1: 1,110 sq ft



B2: 1,208 sq ft

PROJECT INFORMATION

Project Design & Program

The Project will be designed and constructed as a four-story, attached building consisting of 150± residential units. Highlands Residential has designed the building so that the exterior and interior finishes are architecturally complementary to the surrounding area.

Each unit will range in size from ±800 square feet to ±1,200 square feet. Each unit will have 1 or 2 bedrooms and 1 or 2 baths. The amenity package, interconnected living, and social community will make for an any easy transition for people moving from single family homes and offer a substantial upgrade for people moving from a traditional, non age-exclusive apartment.

Unit Mix

Unit Mix		
Unit Type	Units	Sq Ft
A1: 1 Bed, 1 Bath	45	814 SF
A2: 1 Bed, 1 Bath	45	882 SF
B1: 2 Bed, 2 Bath	51	1,110 SF
B2: 2 Bed, 2 Bath	8	1,208 SF
Totals or Weighted Avg	149	957 SF

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