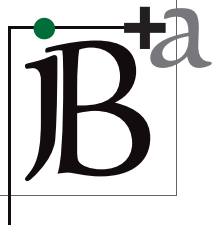


News



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Loft Condominiums at Castleberry Hill

jB+a, with Brock Green Architects (now part of Lord Aeck Sargent Architects), had the opportunity to create urban design solutions in the private market on this urban condominium project near Centennial Olympic Park in Atlanta. Located on Mangum Street in the historic Castleberry Hill Loft District, the area is home to a number of new condo properties. This 183 unit property provides a number of amenities for the residents, including a swimming pool and security gates . jB+a provided landscape design services for the pool, security gates, entry signage, and conceptual lighting around the property.

planning + landscape architecture



New Multi-Family Projects in Tennessee & Louisiana



Houma Highlands

Bartlett, Tennessee and Houma, Louisiana are home to new multifamily properties packed with modern housing and recreation options, all on one site. jB+a created site plans and construction documents for these projects containing 180 units in 8 buildings, as well as a clubhouse, a swimming pool, a nature trail, a playground area, and outdoor barbecue areas near the clubhouse/leasing center. jB+a also designed a town green surrounded by a jogging path in the center of each project. Both sites have many of the same amenities, but Highlands at Quail Ridge in Tennessee will also include a naturalized water feature in the woods below the pool area. jB+a worked with Highland Acquisitions, LLC to develop the initial site plans and the final construction documents for amenities, signage, hardscape elements, and landscaping.

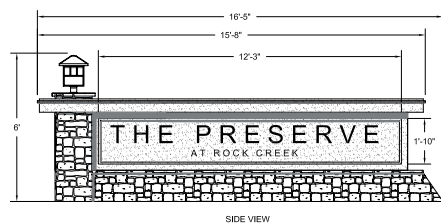
Sandy Springs Renovation



The Arbors at Sandy Springs received a much needed face-lift as it was converted from apartments to condominiums. Miles Properties commissioned jB+a to provide renovation plans for new landscaping, revised courtyards, individual patio garden spaces for each unit, and a new gathering space near the existing swimming pool.

Preserve at Rock Creek

This sign design represents the method jB+a uses for design and construction documents. Pierce Homes is developing a mixed residential project in Guilford County, North Carolina and has asked jB+a to create the amenity, hardscape and landscape design. The 182-acre site will feature a mixed community of single family and multi-family units. jB+a is designing the pool and tennis amenity, entrance drive, frontage landscape and an extensive signage package. With the development divided into separate residential communities, each area will require its own unique sign adaptation.



This Issue:

- Castleberry Hill
- Highlands across the SE
- Sandy Springs Renovation
- Preserve at Rock Creek
- Kingston Village
- Norcross Commons
- Laurel Park
- Integrated Site Design

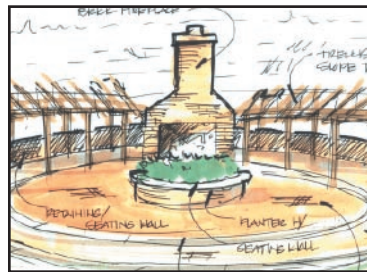
Kingston Village



jB+a, inc. has completed the planning for Greenleaf Development's Kingston Village, a mixed-use community located in Henry County, GA. The 125 acre site is designed by jB+a with nearly half of the acreage as greenspace. Thirty-six townhomes, 169 single-family lots and 31,250 s.f. of village commercial make up the remaining acreage. The single-family lots range in size from

10,280 s.f. to over 18,000 s.f. An amenity area consisting of a clubhouse and swimming pool is centrally located with an existing farm pond as a backdrop. A network of bike and pedestrian pathways connect the homesites with the park area, amenity area and village commercial.

Norcross Commons



Utilizing one of a kind site standards and innovative storm water management techniques, jB+a is helping Paladin Properties bring their new housing product to the marketplace. Based on a Cottage concept, this project will feature a central common greenspace highlighted by an elliptical gathering place for the future residents of this Norcross community.

Laurel Park at East Point - Located in the City of East Point, just south of Atlanta, Laurel Park is a mixed housing development on roughly 45 acres. This attractive new property consists of 299 apartment units, 72 townhomes and 51 single-family homes. Developed by Laurel Ridge Development Group, this property has several parks and greenspaces sprinkled among other amenities for residents to enjoy.



Integrated Site Design

Integrated site development design is the key to improving the quality of the real estate products delivered to the market and holding the line on development costs.

Recent initiatives at the federal, state and local levels are challenging the developer like never before. At the same time, there are opportunities presented by the new regulations themselves.

The challenge is to completely integrate site development design, instead of adding these new requirements, sequentially.

A new look at the delivery of site design provides three key benefits:

1. **More cost controls**
2. **Communication during installation becomes easier and more effective**
3. **Permitting time decreases**

If you recognize the benefits of programming multiple uses for each square foot of the site, you get a coherent site development schedule and a competitive advantage.

It's crucial to envision the total approach to the site at the earliest stages of preliminary planning. If space is allocated correctly and uses are planned to overlap from the beginning, a preliminary plan can be more than something to be discarded when the 'real' engineering is done.

At jB+a we provide integrated site development design for each project, ensuring that our clients enjoy the maximum benefit of service while designing the high quality projects the marketplace demands.

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New Name, New Location

In order to expand and meet the needs of our clients, we have moved to a larger office space and are now in the Cobb Galleria Office Complex. In addition, we have shortened our name from jon Benson + associates, inc. to jB+a, inc. We are still the same great company with the same great people and hope to serve you in the near future. If there is ever anything we can help you with, please let us know!