

Capper • Carrollsborg PUD

SQUARES 769 & 882

March 19, 2009



ZONING COMMISSION
District of Columbia

CASE NO. 03-1211/03-134
EXHIBIT NO. 12



SQUARE 769

RESIDENTIAL APARTMENTS

SITE PHOTOGRAPHS



1. VIEW WEST ALONG L STREET SE



2. VIEW SOUTHEAST TOWARDS DEPARTMENT OF TRANSPORTATION



3. VIEW NORTHWEST TOWARDS COURTYARD MARRIOTT HOTEL



/ SQUARE 769

CAPPER CARROLLSBURG HEATERS, LLC



WASHINGTON, DC

FOR THE "DESIGN STATEMENT" SUBMISSION | 43

NORTHWEST CORNER



/ SQUARE 769

CAPPER CARROLLSBURG HEATERS, LLC



WASHINGTON, DC

FOR THE "DESIGN STATEMENT" SUBMISSION | 44

NORTHWEST CORNER



1 SQUARE 769

OXFORD CHARLESTOWN CENTERS, LLC

WASHINGTON, DC

FOR PRE-REVIEW STATEMENT SUBMISSION



NORTH & WEST ELEVATION



1 STREET SE ELEVATION A



2ND STREET SE ELEVATION B



1 SQUARE 769

OXFORD CHARLESTOWN CENTERS, LLC

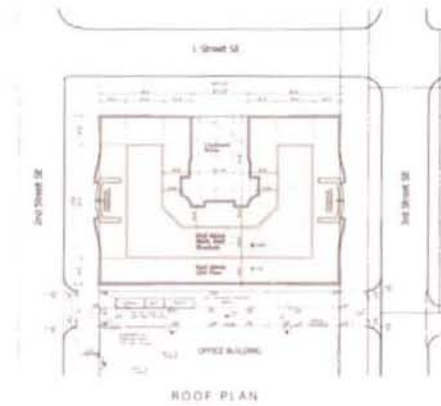
WASHINGTON, DC

FOR PRE-REVIEW STATEMENT SUBMISSION





FLOOR PLAN | ROOF PLAN



1 SQUARE 769

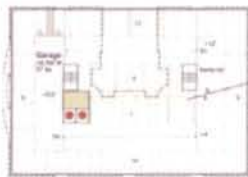
CAPPEN ENGINEERING PARTNERS, LLC

WASHINGTON, DC

FILED FOR HEARING STATEMENT SUBMISSION 4/17



FLOOR PLAN | SECTION



Parking Evaluation		ADA Spaces		Total	
Required	Provided	ADA Spaces	ADA Spaces	ADA Spaces	ADA Spaces
Required	22	2.33	2.33	2.33	2.33
Standard	22	2.33	2.33	2.33	2.33
Compliant	22	2.33	2.33	2.33	2.33
Proposed					
Garage 1: Garage 2: Garage 3: Top Level					
Required	0	0	0	0	0
Standard	0	0	0	0	0
Compliant	0	0	0	0	0
Total	22	2.33	2.33	2.33	2.33

Notes of Parking Space



1 SQUARE 769

CAPPEN ENGINEERING PARTNERS, LLC

WASHINGTON, DC

FILED FOR HEARING STATEMENT SUBMISSION 4/17



2ND STREET SECTION



1 SQUARE 769

CAPPEL CARROLLBURG VENTURE, LLC

WASHINGTON, DC

FILE FOR RECORDING STATEMENT SUBMITTER #16



LANDSCAPE PLAN



1 SQUARE 769

CAPPEL CARROLLBURG VENTURE, LLC

WASHINGTON, DC

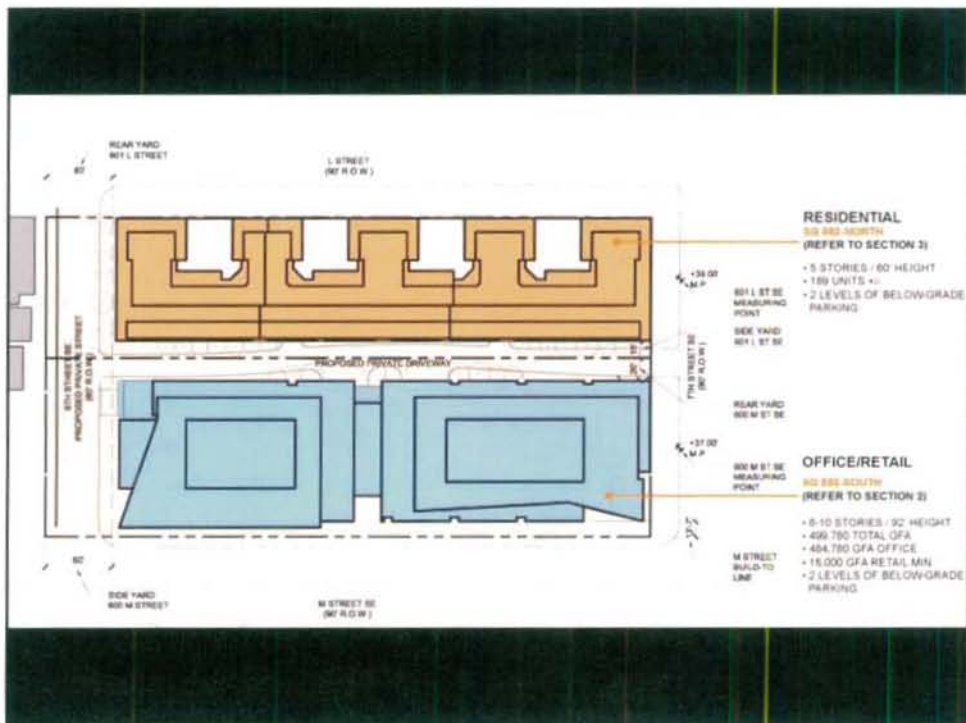
FILE FOR RECORDING STATEMENT SUBMITTER #16

EDAW



SQUARE 882

OFFICE BUILDING





主 要 参 考 文 献



8277-88

日本郵船 株式会社

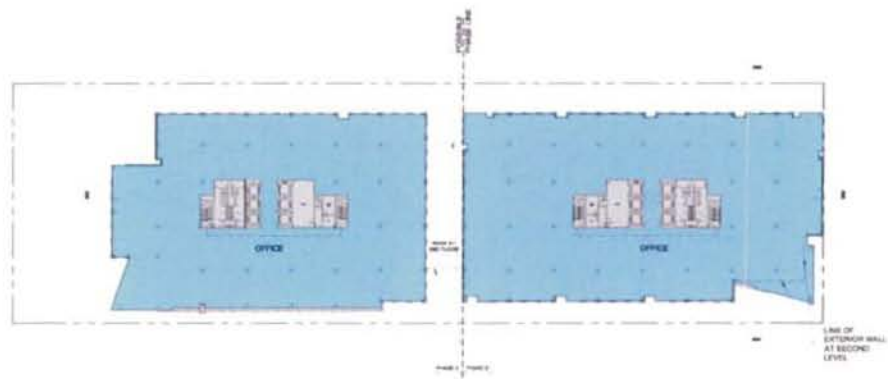


NOTE: WHEREAS ANY PERSONS ARE CONCERNED, AND ARE ENTITLED TO A HEARING IN THE MATTER OF THE PETITION FOR THE RECALL OF ANY OF THE ABOVE NAMED OFFICIALS, THE COURT HEREBY ORDERS THAT THE MATTER BE SET FOR A HEARING ON THE 15TH DAY OF MAY, 2011 AT 10:00 AM.

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SECOND - SEVENTH FLOOR PLAN

DATE: 12/18/10

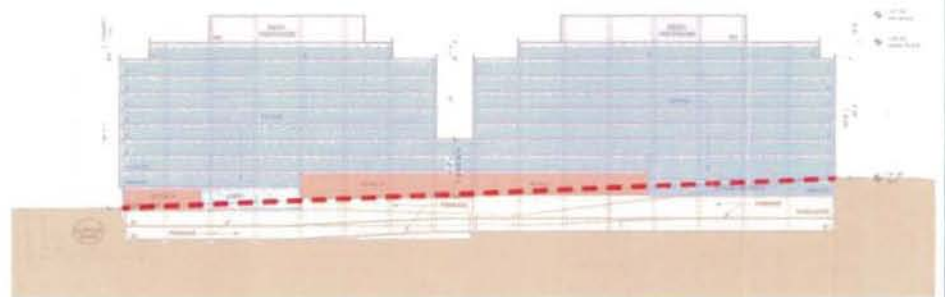


NOTE: INTERIOR WALL LOCATIONS AND CONCEPTUAL FLOORING SHOWN FOR ALL FLOORS ARE PLUMBING ONLY. THE FINAL LOCATIONS MAY VARY.

0 10 20

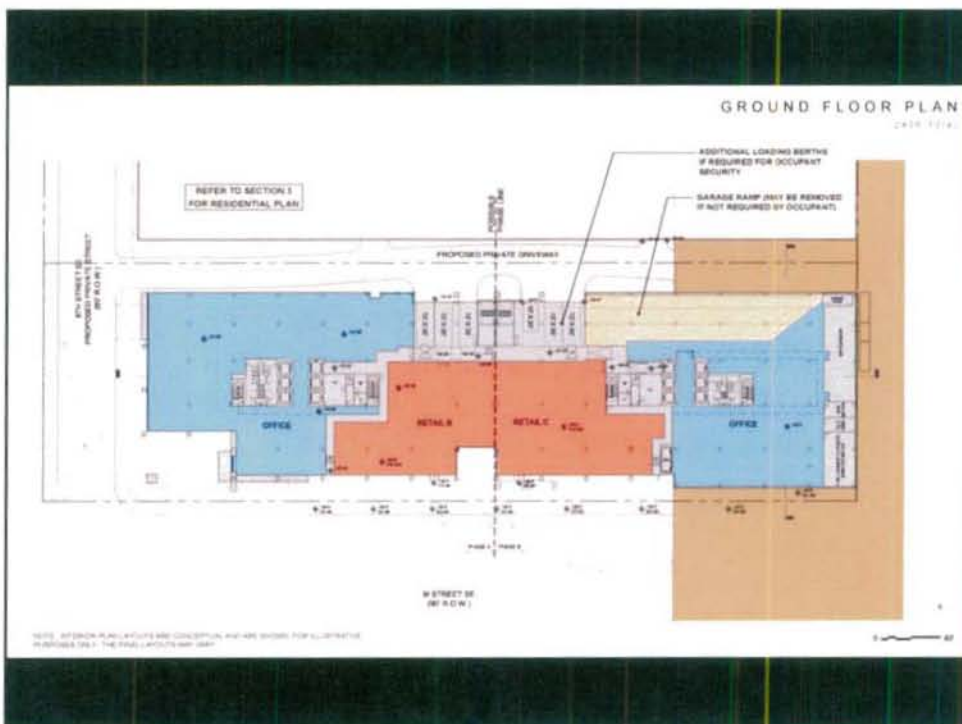
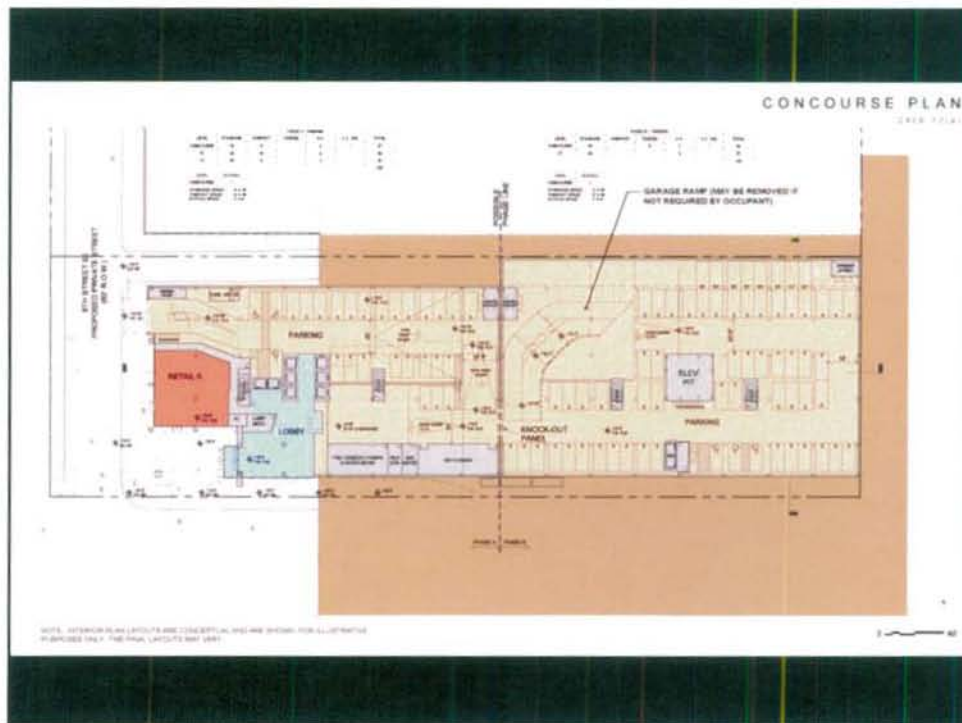
BUILDING SECTION | EAST-WEST

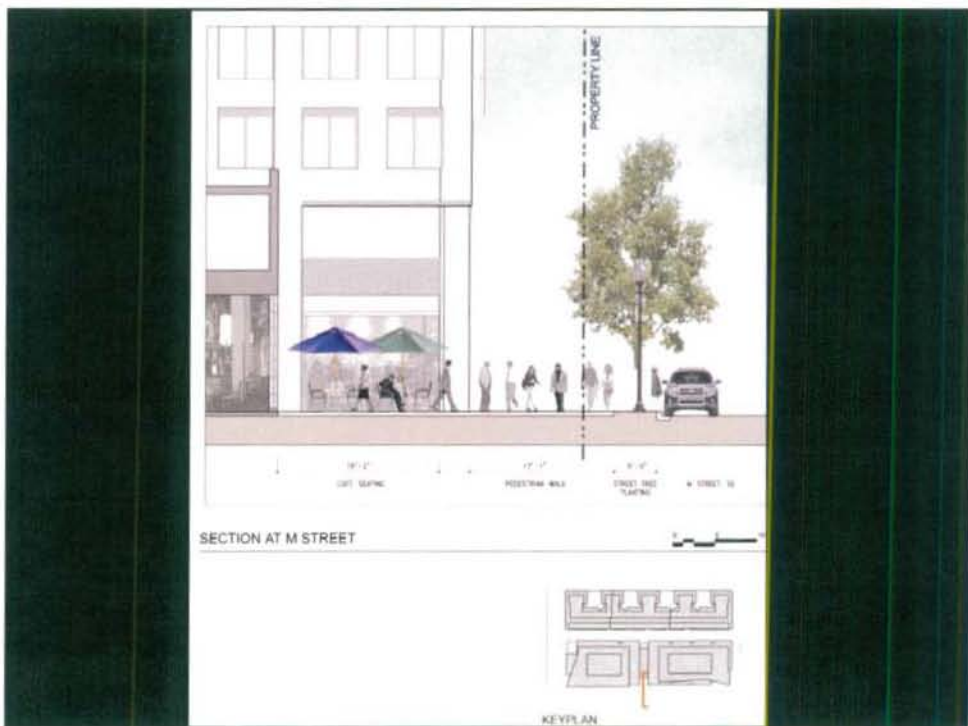
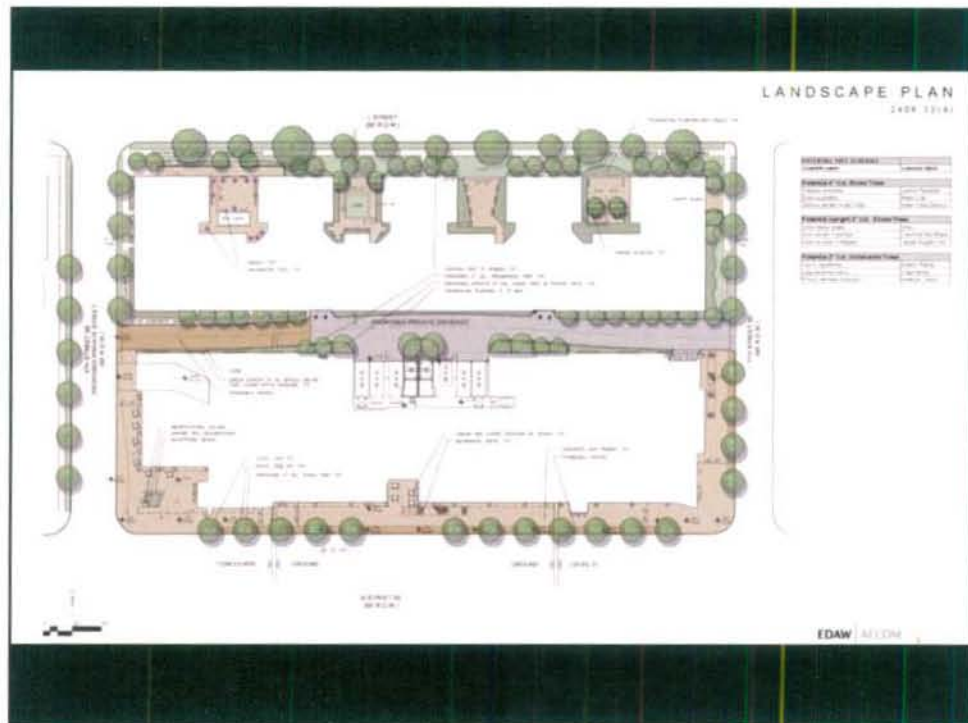
DATE: 12/18/10



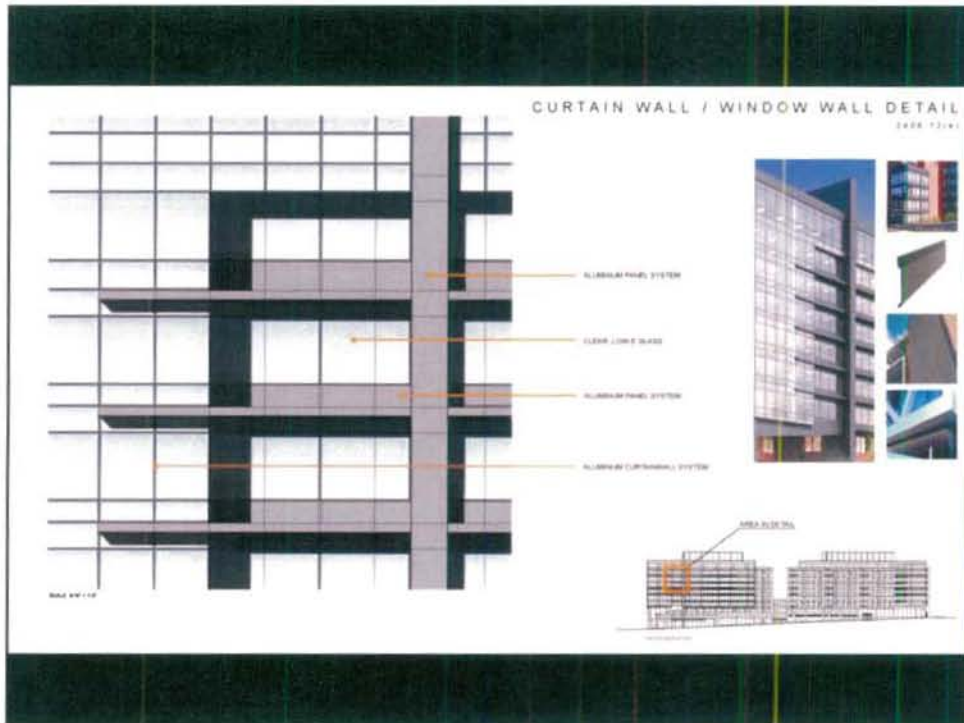
NOTE: RETAIL CEILING TO BE 14'-0" MINIMUM

0 10 20





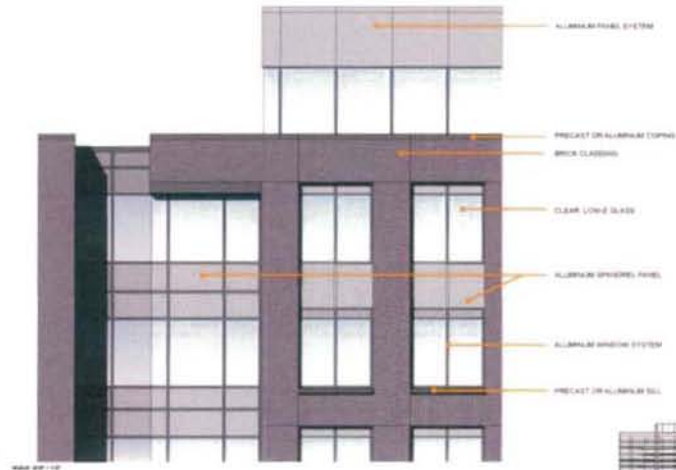






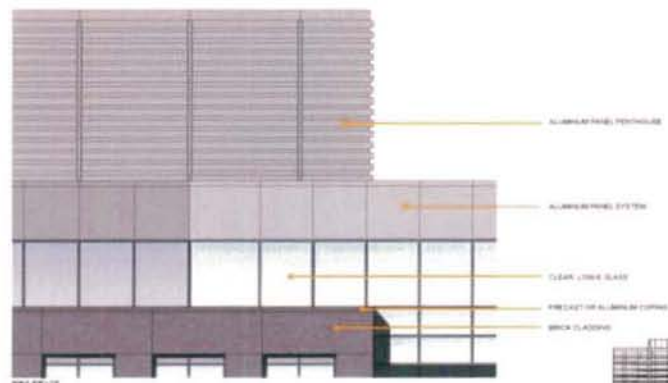
BRICK / WINDOW WALL DETAIL

2400 1/2" x 1/2"



MECHANICAL PENTHOUSE DETAIL

2400 1/2" x 1/2"



OFFICE BUILDING (CERTIFIED LEVEL) SAMPLE SCORE CARD



LEED for Core and Shell v2.0 Registered Project Checklist

Project Name: 1234567890
Project Address: 1234567890, City, State, ZIP

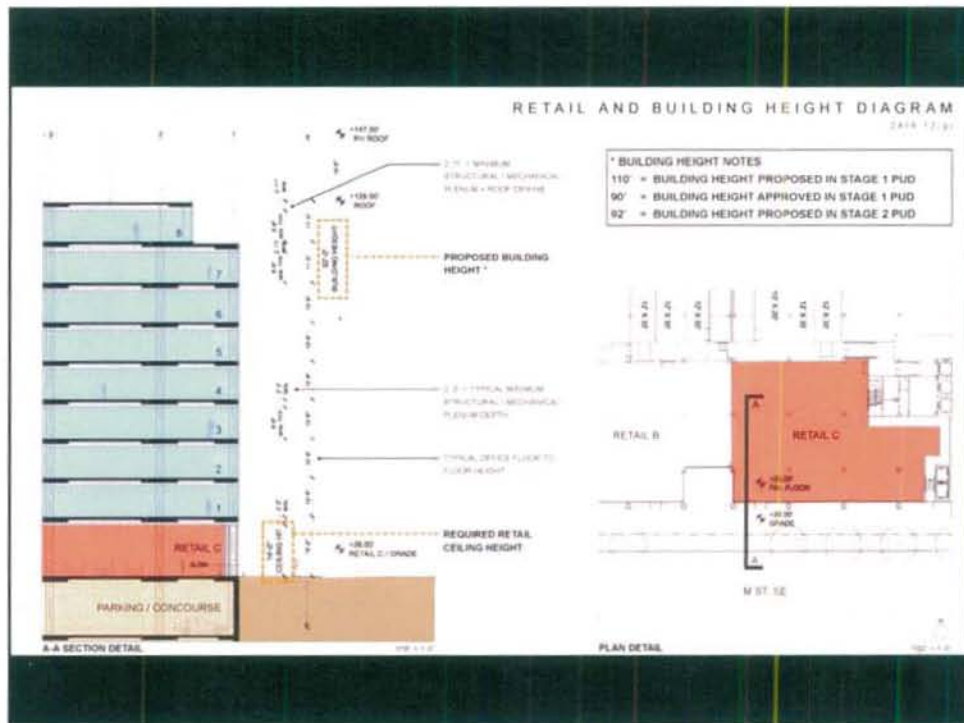
LEED CERTIFIED OFFICE BUILDING

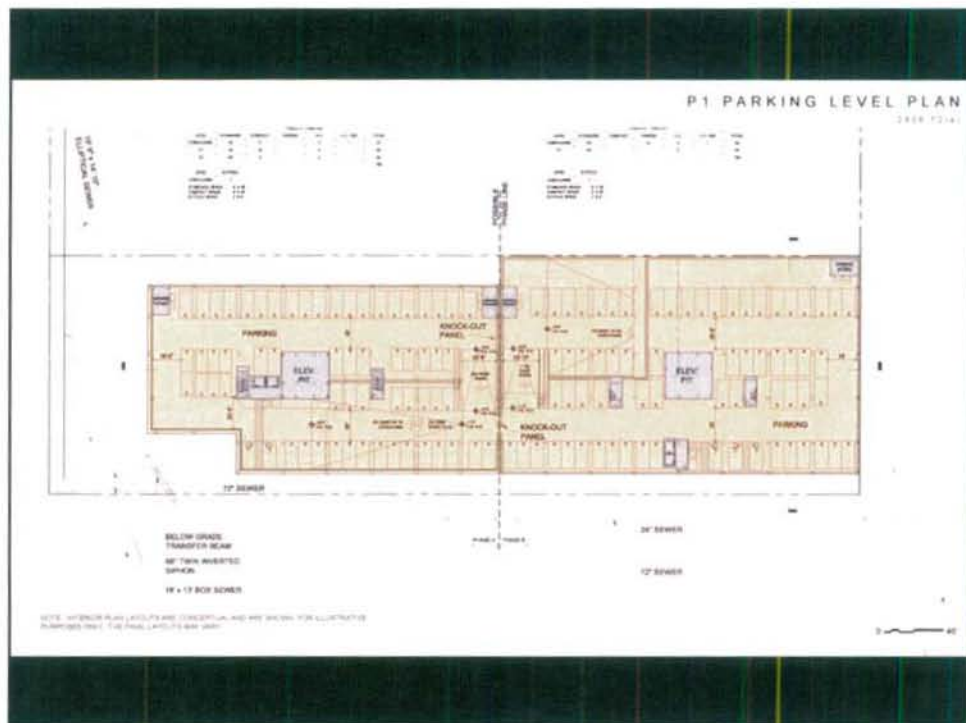
2009-2012

Category	Requirement	Score
1	1.1 Construction Activity Pollution Prevention	1
2	2.1 Water Efficient Landscaping	1
3	3.1 Water Efficient Landscaping	1
4	4.1 Water Efficient Landscaping	1
5	5.1 Water Efficient Landscaping	1
6	6.1 Water Efficient Landscaping	1
7	7.1 Water Efficient Landscaping	1
8	8.1 Water Efficient Landscaping	1
9	9.1 Water Efficient Landscaping	1
10	10.1 Water Efficient Landscaping	1
11	11.1 Water Efficient Landscaping	1
12	12.1 Water Efficient Landscaping	1
13	13.1 Water Efficient Landscaping	1
14	14.1 Water Efficient Landscaping	1
15	15.1 Water Efficient Landscaping	1
16	16.1 Water Efficient Landscaping	1
17	17.1 Water Efficient Landscaping	1
18	18.1 Water Efficient Landscaping	1
19	19.1 Water Efficient Landscaping	1
20	20.1 Water Efficient Landscaping	1
21	21.1 Water Efficient Landscaping	1
22	22.1 Water Efficient Landscaping	1
23	23.1 Water Efficient Landscaping	1
24	24.1 Water Efficient Landscaping	1
25	25.1 Water Efficient Landscaping	1
26	26.1 Water Efficient Landscaping	1
27	27.1 Water Efficient Landscaping	1
28	28.1 Water Efficient Landscaping	1
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44	44.1 Water Efficient Landscaping	1
45	45.1 Water Efficient Landscaping	1
46	46.1 Water Efficient Landscaping	1
47	47.1 Water Efficient Landscaping	1
48	48.1 Water Efficient Landscaping	1
49	49.1 Water Efficient Landscaping	1
50	50.1 Water Efficient Landscaping	1

Category	Requirement	Score
1	1.1 Construction Activity Pollution Prevention	1
2	2.1 Water Efficient Landscaping	1
3	3.1 Water Efficient Landscaping	1
4	4.1 Water Efficient Landscaping	1
5	5.1 Water Efficient Landscaping	1
6	6.1 Water Efficient Landscaping	1
7	7.1 Water Efficient Landscaping	1
8	8.1 Water Efficient Landscaping	1
9	9.1 Water Efficient Landscaping	1
10	10.1 Water Efficient Landscaping	1
11	11.1 Water Efficient Landscaping	1
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13	13.1 Water Efficient Landscaping	1
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47	47.1 Water Efficient Landscaping	1
48	48.1 Water Efficient Landscaping	1
49	49.1 Water Efficient Landscaping	1
50	50.1 Water Efficient Landscaping	1

	APPROVED IN FIRST STAGE	PROPOSED IN SECOND STAGE
USE	OFFICE/RETAIL	OFFICE/RETAIL
HEIGHT	90	87
TOTAL FAR		9.04
NON-RESIDENTIAL FAR		9.04
GROSS FLOOR AREA	RETAIL 15,000 SF MIN TOTAL 499,000 SF	RETAIL 15,000 SF MIN TOTAL 499,130 SF
W STREET SETBACK	NOTE 10	13' 1"
LOT OCCUPANCY		50%
PUBLIC SPACE		11,400 SF
REAR YARD		20'
SIDE YARD		60'
OPEN COURT		(23 MIN)
CLOSED COURT		
ROOF STRUCTURES		
HEIGHT		18'-0"
AREA		32,779 SF MAX
SETBACKS		1' 1' (18'-4')
PARKING		
OFFICE	400	268 MIN
RETAIL		18 MIN
TOTAL	400	284 MIN
BICYCLE PARKING		14 MIN
LOADING		
OFFICE		3' 12" X 30' MIN 1' 10" X 20' MIN
RETAIL		
TOTAL		3' 12" X 30' MIN 1' 10" X 20' MIN 2' 100 SF LOADING PLATFORM
RETAIL REQUIREMENTS		
RETAIL GFA	15,000 SF	15,000 SF MIN
RETAIL CEILING HEIGHT	14'	14'





SQUARE 882

RESIDENTIAL APARTMENTS

NORTHEAST CORNER



02/17/20

SQUARE 882 /

WASHINGTON, DC

CARPER CARROLLTOWN VENTURES, LLC

PUBLIC PRE-HEARING STATEMENT SUBMISSION | 33



NORTHWEST CORNER



02/17/20

SQUARE 882 /

WASHINGTON, DC

CARPER CARROLLTOWN VENTURES, LLC

PUBLIC PRE-HEARING STATEMENT SUBMISSION | 34



NORTH ELEVATION



SQUARE 882 /
WASHINGTON DC

UPPER CARROLLSBURG VENTURE, LLC

FOR THE HYABING STATEMENT SUBMISSION



SOUTH ELEVATION



SQUARE 882 /
WASHINGTON DC

UPPER CARROLLSBURG VENTURE, LLC

FOR THE HYABING STATEMENT SUBMISSION



EAST ELEVATION



SQUARE 882 /

WASHINGTON, DC

CARPER CARROLLBURG VENTURES, LLC

PUD #15 HEARING STATEMENT SUBMISSION 27



WEST ELEVATION



SQUARE 882 /

WASHINGTON, DC

CARPER CARROLLBURG VENTURES, LLC

PUD #15 HEARING STATEMENT SUBMISSION 28



The architectural drawings include a section labeled 'DETAIL A' on the left, showing a cross-section of the building with a red brick facade and a flat roof. To its right is a large elevation drawing of the building facade, showing a multi-story structure with a mix of red brick and light-colored stone or concrete. The facade features arched windows on the upper floors and a central entrance with a small balcony. To the right of the elevation is a smaller elevation drawing of the building's side profile, showing a red brick facade and a flat roof. Below the elevation drawing is a section labeled 'DETAIL B' showing a cross-section of the building with a red brick facade and a flat roof. To the right of the section is a small elevation drawing of the building's side profile, showing a red brick facade and a flat roof. The drawings are labeled with 'DETAIL A' and 'DETAIL B' at the bottom. A scale bar is located between the two detail labels. The drawings are presented in a professional architectural style with clear lines and color coding.

SQUARE 882 /
WASHINGTON, DC

WASHINGTON, DC

149910-149911, 149912-149913, 149914-149915, 149916-149917, 149918-149919, 149920-149921, 149922-149923, 149924-149925, 149926-149927, 149928-149929, 149930-149931, 149932-149933, 149934-149935, 149936-149937, 149938-149939, 149940-149941, 149942-149943, 149944-149945, 149946-149947, 149948-149949, 149950-149951, 149952-149953, 149954-149955, 149956-149957, 149958-149959, 149960-149961, 149962-149963, 149964-149965, 149966-149967, 149968-149969, 149970-149971, 149972-149973, 149974-149975, 149976-149977, 149978-149979, 149980-149981, 149982-149983, 149984-149985, 149986-149987, 149988-149989, 149990-149991, 149992-149993, 149994-149995, 149996-149997, 149998-149999, 150000-150001, 150002-150003, 150004-150005, 150006-150007, 150008-150009, 150010-150011, 150012-150013, 150014-150015, 150016-150017, 150018-150019, 150020-150021, 150022-150023, 150024-150025, 150026-150027, 150028-150029, 150030-150031, 150032-150033, 150034-150035, 150036-150037, 150038-150039, 150040-150041, 150042-150043, 150044-150045, 150046-150047, 150048-150049, 150050-150051, 150052-150053, 150054-150055, 150056-150057, 150058-150059, 150060-150061, 150062-150063, 150064-150065, 150066-150067, 150068-150069, 150070-150071, 150072-150073, 150074-150075, 150076-150077, 150078-150079, 150080-150081, 150082-150083, 150084-150085, 150086-150087, 150088-150089, 150090-150091, 150092-150093, 150094-150095, 150096-150097, 150098-150099, 150100-150101, 150102-150103, 150104-150105, 150106-150107, 150108-150109, 150110-150111, 150112-150113, 150114-150115, 150116-150117, 150118-150119, 150120-150121, 150122-150123, 150124-150125, 150126-150127, 150128-150129, 150130-150131, 150132-150133, 150134-150135, 150136-150137, 150138-150139, 150140-150141, 150142-150143, 150144-150145, 150146-150147, 150148-150149, 150150-150151, 150152-150153, 150154-150155, 150156-150157, 150158-150159, 150160-150161, 150162-150163, 150164-150165, 150166-150167, 150168-150169, 150170-150171, 150172-150173, 150174-150175, 150176-150177, 150178-150179, 150180-150181, 150182-150183, 150184-150185, 150186-150187, 150188-150189, 150190-150191, 150192-150193, 150194-150195, 150196-150197, 150198-150199, 150200-150201, 150202-150203, 150204-150205, 150206-150207, 150208-150209, 150210-150211, 150212-150213, 150214-150215, 150216-150217, 150218-150219, 150220-150221, 150222-150223, 150224-150225, 150226-150227, 150228-150229, 150230-150231, 150232-150233, 150234-150235, 150236-150237, 150238-150239, 150240-150241, 150242-150243, 150244-150245, 150246-150247, 150248-150249, 150250-150251, 150252-150253, 150254-150255, 150256-150257, 150258-150259, 150260-150261, 150262-150263, 150264-150265, 150266-150267, 150268-150269, 150270-150271, 150272-150273, 150274-150275, 150276-150277, 150278-150279, 150280-150281, 150282-150283, 150284-150285, 150286-150287, 150288-150289, 150290-150291, 150292-150293, 150294-150295, 150296-150297, 150298-150299, 150300-150301, 150302-150303, 150304-150305, 150306-150307, 150308-150309, 150310-150311, 150312-150313, 150314-150315, 150316-150317, 150318-150319, 150320-150321, 150322-150323, 150324-150325, 150326-150327, 150328-150329, 150330-150331, 150332-150333, 150334-150335, 150336-150337, 150338-150339, 150340-150341, 150342-150343, 150344-150345, 150346-150347, 150348-150349, 150350-150351, 150352-150353, 150354-150355, 150356-150357, 150358-150359, 150360-150361, 150362-150363, 150364-150365, 150366-150367, 150368-150369, 150370-150371, 150372-150373, 150374-150375, 150376-150377, 150378-150379, 150380-150381, 150382-150383, 150384-150385, 150386-150387, 150388-150389, 150390-150391, 150392-150393, 150394-150395, 150396-150397, 150398-150399, 150400-150401, 150402-150403, 150404-150405, 150406-150407, 150408-150409, 150410-150411, 150412-150413, 150414-150415, 150416-150417, 150418-150419, 150420-150421, 150422-150423, 150424-150425, 150426-150427, 150428-150429, 150430-150431, 150432-150433, 150434-150435, 150436-150437, 150438-150439, 150440-150441, 150442-150443, 150444-150445, 150446-150447, 150448-150449, 150450-150451, 150452-150453, 150454-150455,

表 11-1 中, 利率为 10%, 期限为 5 年, 每年支付利息 100 元, 到期还本 1000 元, 则债券价格为 1000 元。

The architectural drawings for the 'New York' project include:

- DETAIL A:** A section of the building facade showing a mix of materials and window types. The text 'FACADE (2000-2010) - 10000' is visible.
- DETAIL B:** Another section of the facade, showing a different material palette and window arrangement. The text 'FACADE (2000-2010) - 10000' is also present.
- Site Plan:** A plan view of the building's footprint and its location within the surrounding urban context.
- Photographs:** A series of small images showing the building's facade, its relationship to the street, and its integration with the surrounding environment.

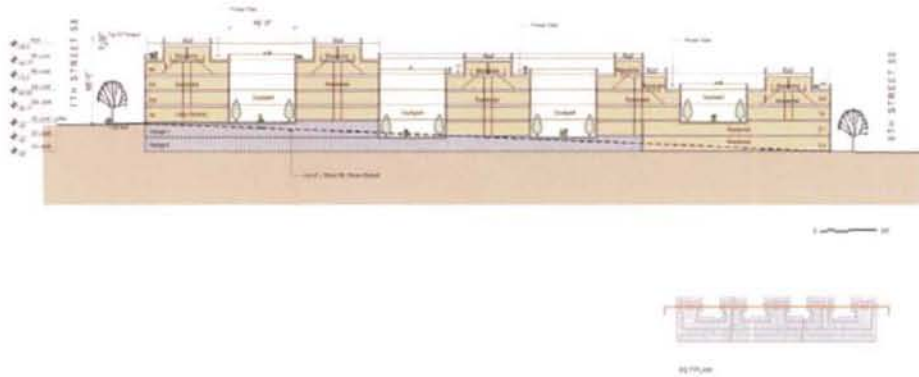
SQUARE 882 /
WASHINGTON DC

西本 昌利(1947年 生)

142910 CUBAN CIGARETTES, 8201091, 142

[illegible]

BUILDING SECTION - EAST WEST



SQUARE 882 /
WASHINGTON DC

CAPPEL CARROLLBURG VENTURES, LLC

PLD THE WASHINGTON STATEMENT OF INTENT 315



GARAGE-2 LEVEL PLAN



Parking Evaluation

100% Proposed

Required	100% Proposed
Garage 1	100%
Garage 2	100%
Garage 3	100%
Garage 4	100%
Garage 5	100%
Garage 6	100%
Garage 7	100%
Garage 8	100%
Garage 9	100%
Garage 10	100%
Garage 11	100%
Garage 12	100%
Garage 13	100%
Garage 14	100%
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Garage 87	100%
Garage 88	100%
Garage 89	100%
Garage 90	100%
Garage 91	100%
Garage 92	100%
Garage 93	100%
Garage 94	100%
Garage 95	100%
Garage 96	100%
Garage 97	100%
Garage 98	100%
Garage 99	100%
Garage 100	100%

Size of Parking Space
Minimum 5' x 10'
Compact 5' x 8'

SQUARE 882 /
WASHINGTON DC

CAPPEL CARROLLBURG VENTURES, LLC

PLD THE WASHINGTON STATEMENT OF INTENT 315



GARAGE-1 LEVEL PLAN

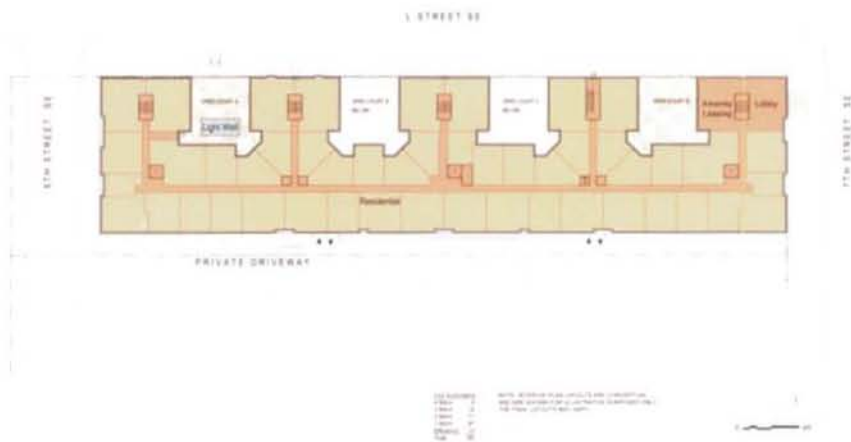


SQUARE 882 /
WASHINGTON DC

CHRYSLER FINANCIAL GROUP



FIRST LEVEL PLAN



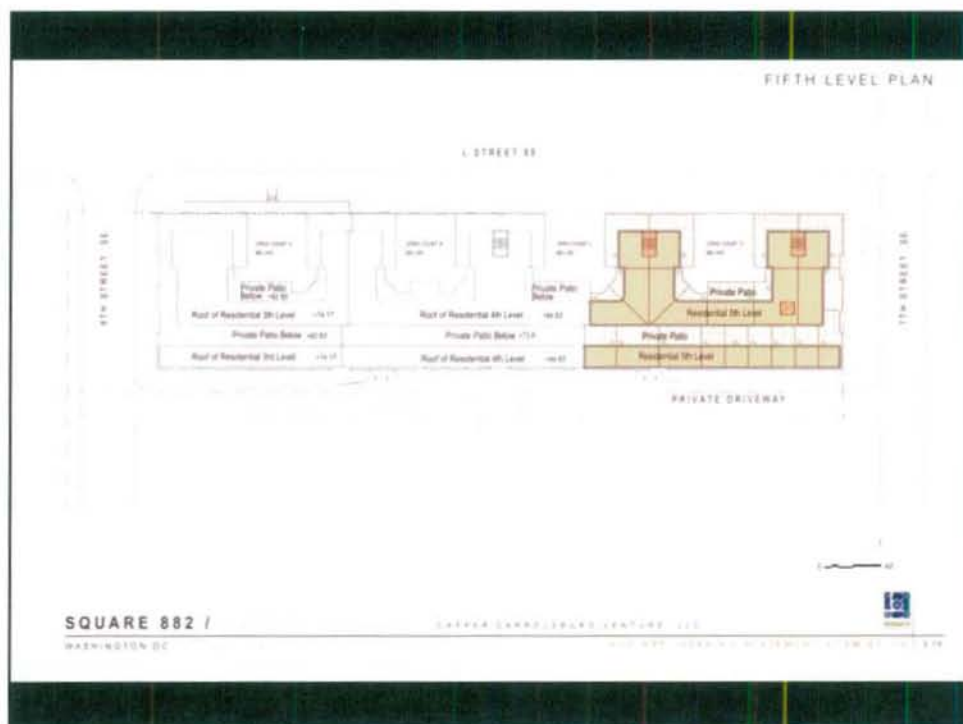
SQUARE 882 /
WASHINGTON DC

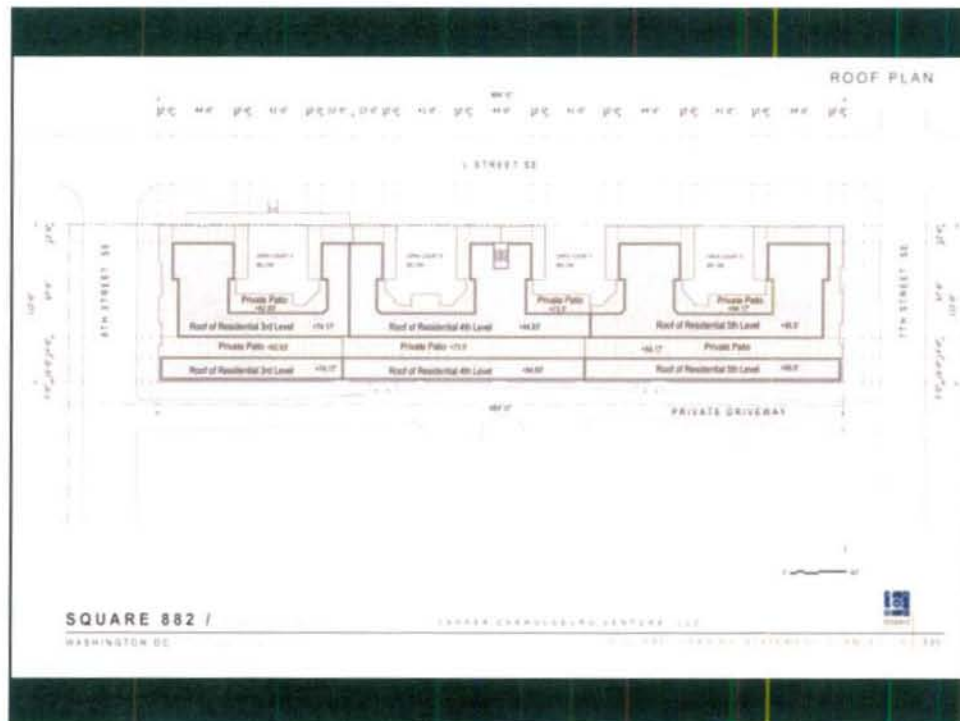
CHRYSLER FINANCIAL GROUP



Site plan of the proposed new building at the University of the Pacific. The plan shows a large rectangular building with a central courtyard. The building is surrounded by a parking lot and a landscaped area with trees. The plan includes labels for various rooms and areas, such as 'OFFICE', 'RECEPTION', 'LABORATORY', and 'COURTYARD'. The plan is oriented with North at the top.

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LEED for New Construction v2.2
Registered Project Checklist

This is a preliminary document indicating a tentative combination of points to achieve LEED Certified level for this building. Actual points achieved is subject to change.

Register NO: Washington, DC

Section	Requirement	Points	Notes
1. Sustainable Sites	1.1 Construction Activity Pollution Prevention	1	Required
	1.2 Site Selection	1	Required
	1.3 Development Density & Community Connectivity	1	Required
	1.4 Brownfield Redevelopment	1	Required
	1.5 Alternative Transportation: Public Transportation Access	1	Required
	1.6 Alternative Transportation: Bicycle Storage & Changing Stations	1	Required
	1.7 Alternative Transportation: Low-Emitting & Fuel-Efficient Incentives	1	Required
	1.8 Alternative Transportation: Parking Capacity	1	Required
	1.9 Site Development: Protect or Restore Habitat	1	Required
	1.10 Site Development: Minimize Site Erosion	1	Required
2. Water Efficiency	2.1 Water Efficient Landscaping: Reduced by 50%	1	Required
	2.2 Water Efficient Landscaping: No Prohibited Lawns or Turf	1	Required
	2.3 Innovative Wastewater Technologies	1	Required
	2.4 Water Use Reduction: 50% Reduction	1	Required
	2.5 Water Use Reduction: 50% Reduction	1	Required
	2.6 Water Use Reduction: 50% Reduction	1	Required
	2.7 Water Use Reduction: 50% Reduction	1	Required
	2.8 Water Use Reduction: 50% Reduction	1	Required
	2.9 Water Use Reduction: 50% Reduction	1	Required
	2.10 Water Use Reduction: 50% Reduction	1	Required
3. Energy & Atmosphere	3.1 Fundamental Commissioning of the Building Energy Systems	1	Required
	3.2 Minimum Energy Performance	1	Required
	3.3 Fundamental Refrigerant Management	1	Required
	3.4 Optimize Energy Performance	1	Required
	3.5 Optimize Energy Performance	1	Required
	3.6 Optimize Energy Performance	1	Required
	3.7 Optimize Energy Performance	1	Required
	3.8 Optimize Energy Performance	1	Required
	3.9 Optimize Energy Performance	1	Required
	3.10 Optimize Energy Performance	1	Required
4. Materials & Resources	4.1 Storage & Collection of Recyclables	1	Required
	4.2 Building Reuse: Materials 10% of Existing Walls, Floors & Roof	1	Required
	4.3 Building Reuse: Materials 10% of Existing Walls, Floors & Roof	1	Required
	4.4 Building Reuse: Materials 10% of Existing Walls, Floors & Roof	1	Required
	4.5 Construction Waste Management: Divert 10% from Disposal	1	Required
	4.6 Construction Waste Management: Divert 10% from Disposal	1	Required
	4.7 Materials Reuse: 10%	1	Required
	4.8 Materials Reuse: 10%	1	Required
	4.9 Materials Reuse: 10%	1	Required
	4.10 Materials Reuse: 10%	1	Required
5. Indoor Environmental Quality	5.1 Minimum IAQ Particulates	1	Required
	5.2 Environmental Tobacco Smoke (ETS) Control	1	Required
	5.3 Outdoor Air Delivery Monitoring	1	Required
	5.4 Increased Ventilation	1	Required
	5.5 Construction IAQ Management Plan: During Construction	1	Required
	5.6 Construction IAQ Management Plan: During Occupancy	1	Required
	5.7 Low-Emitting Materials: Adhesives & Sealants	1	Required
	5.8 Low-Emitting Materials: Paints & Coatings	1	Required
	5.9 Low-Emitting Materials: Carpet Underlay	1	Required
	5.10 Low-Emitting Materials: Composite Wood & Plywood Products	1	Required
6. Innovation & Design Process	6.1 Innovation in Design: Green Education Program	1	Required
	6.2 Innovation in Design: Green Housekeeping	1	Required
	6.3 Innovation in Design: Green Housekeeping	1	Required
	6.4 Innovation in Design: Green Housekeeping	1	Required
	6.5 Innovation in Design: Green Housekeeping	1	Required
	6.6 Innovation in Design: Green Housekeeping	1	Required
	6.7 Innovation in Design: Green Housekeeping	1	Required
	6.8 Innovation in Design: Green Housekeeping	1	Required
	6.9 Innovation in Design: Green Housekeeping	1	Required
	6.10 Innovation in Design: Green Housekeeping	1	Required
Project Totals (pre-credits bonuses) 69 Points			

LEED Accredited Professional