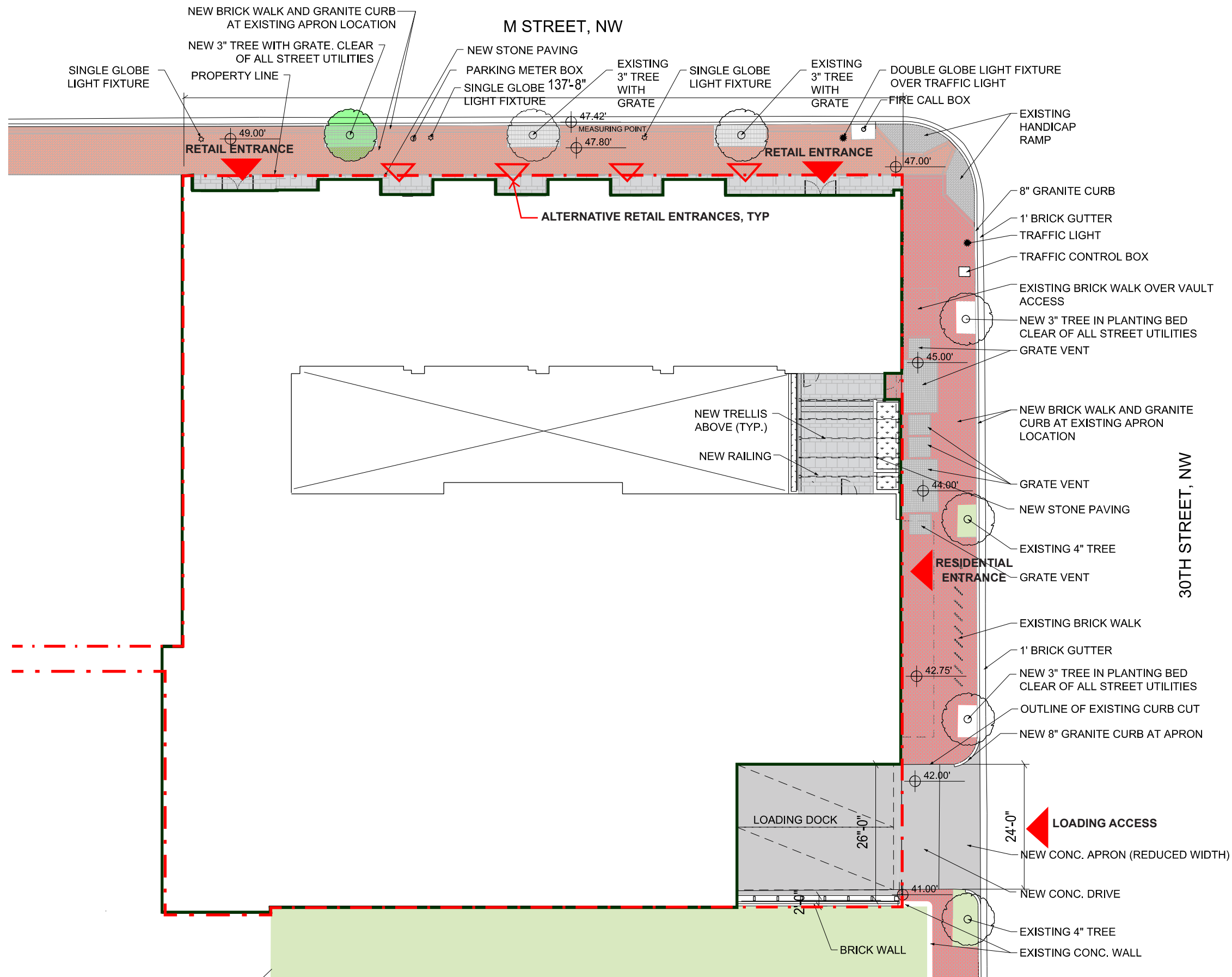
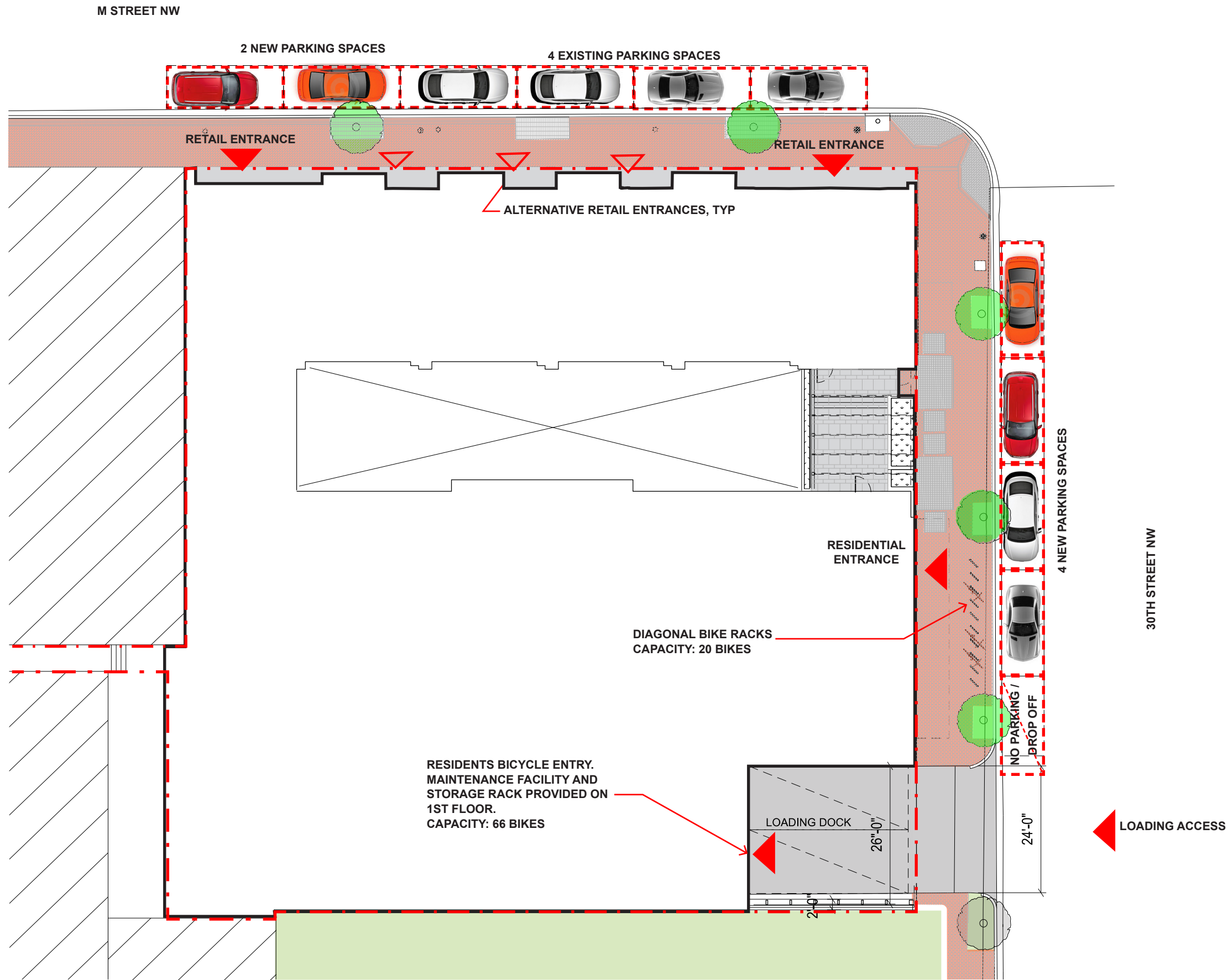
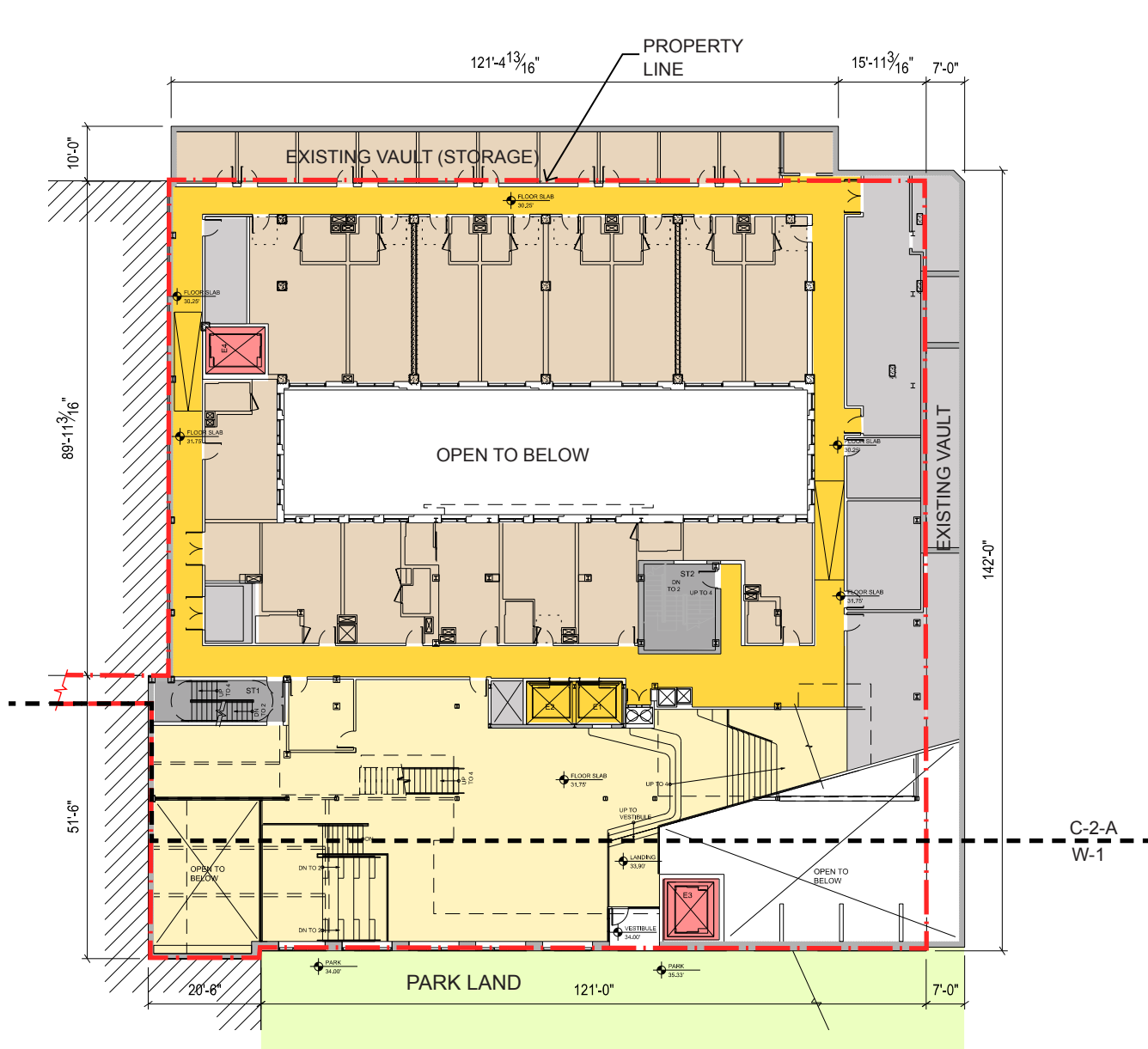
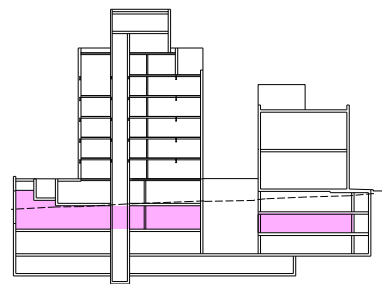


3000 M STREET, NW



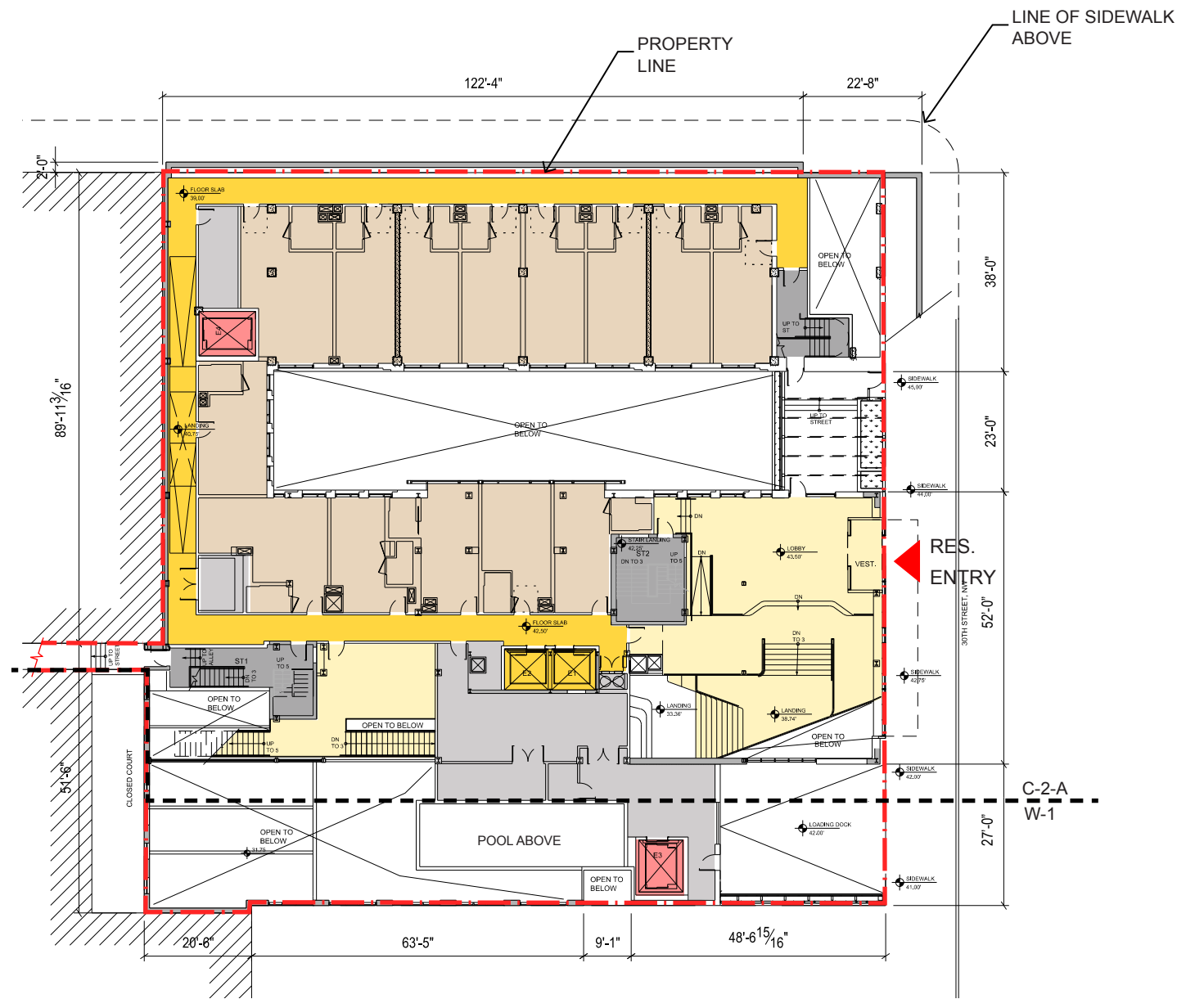


LEVEL 3

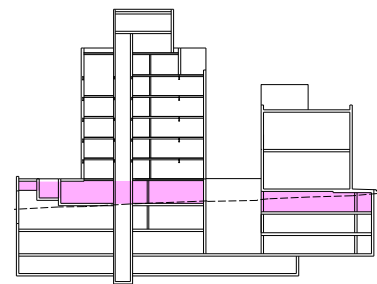


NOTES:

1: THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, AND THE INTERIOR LAYOUTS, INCLUDING INTERIOR PARTITION LOCATIONS, NUMBER, SIZE, AND LOCATION OF RESIDENTIAL UNITS, STAIRS, AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE LOADING AREA LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. FINAL LAYOUTS MAY VARY.



LEVEL 4



KEY:

- RETAIL AREA
- RESIDENTIAL AREA
- RESIDENTIAL AMENITY
- LANDSCAPED AREA
- HARDSCAPED AREA
- SERVICE/BOH
- PROPERTY LINE
- ZONE BOUNDARY



3000 M STREET, NW

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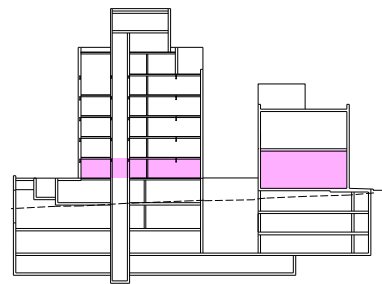
architects

PROPOSED FLOOR PLANS - LEVELS 3 & 4

A18



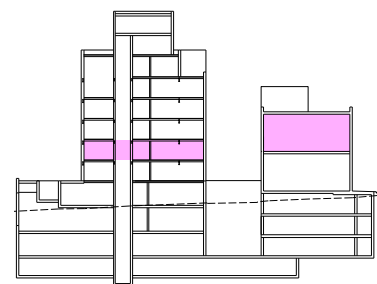
LEVEL 5



NOTES:
1: THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, AND THE INTERIOR LAYOUTS, INCLUDING INTERIOR PARTITION LOCATIONS, NUMBER, SIZE, AND LOCATION OF RESIDENTIAL UNITS, STAIRS, AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE LOADING AREA LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. FINAL LAYOUTS MAY VARY.



LEVEL 6



KEY:

- RETAIL AREA
- RESIDENTIAL AREA
- RESIDENTIAL AMENITY
- LANDSCAPED AREA
- HARDCAPED AREA
- SERVICE/BOH
- PROPERTY LINE
- ZONE BOUNDARY

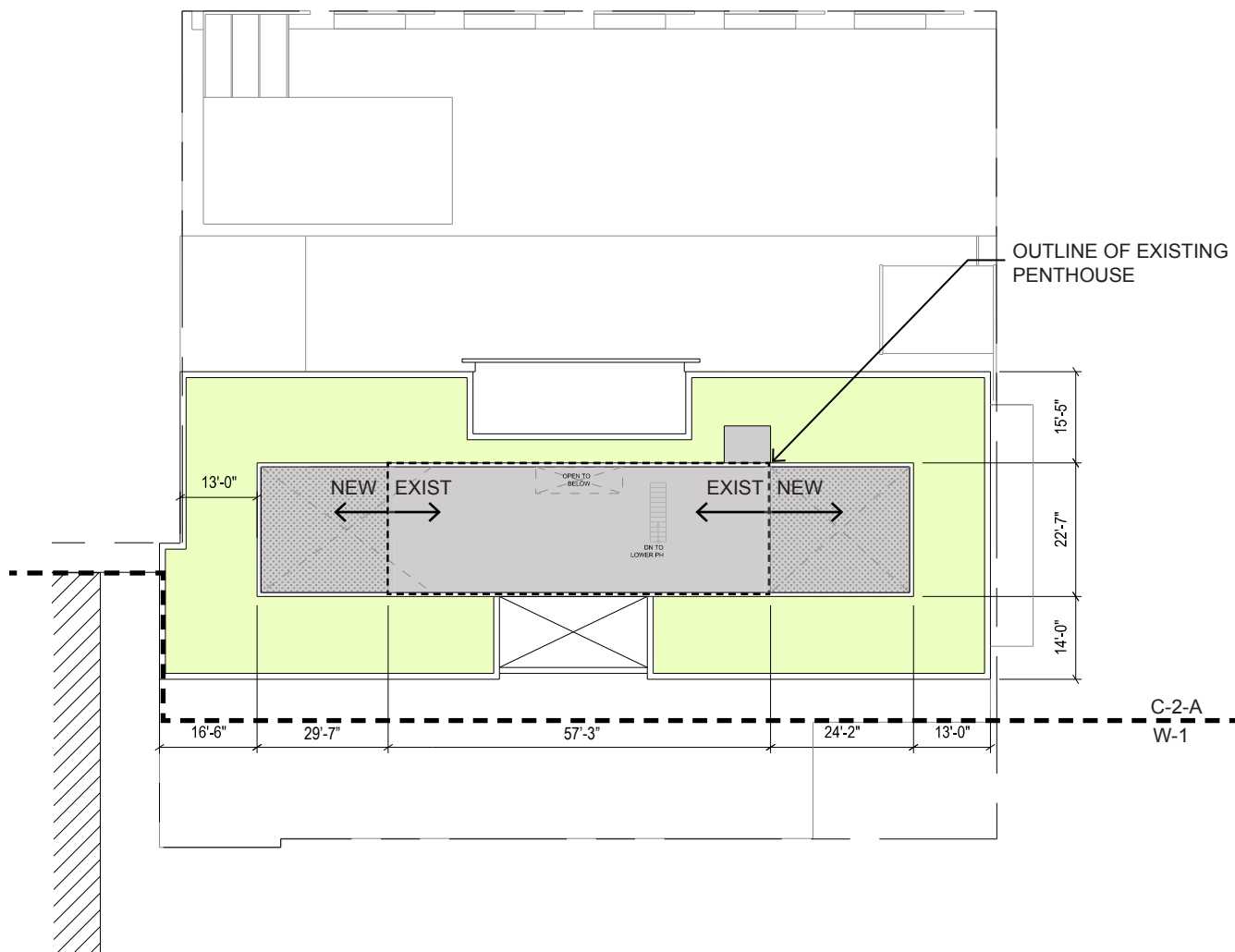


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PROPOSED FLOOR PLANS - LEVELS 5 & 6 A19

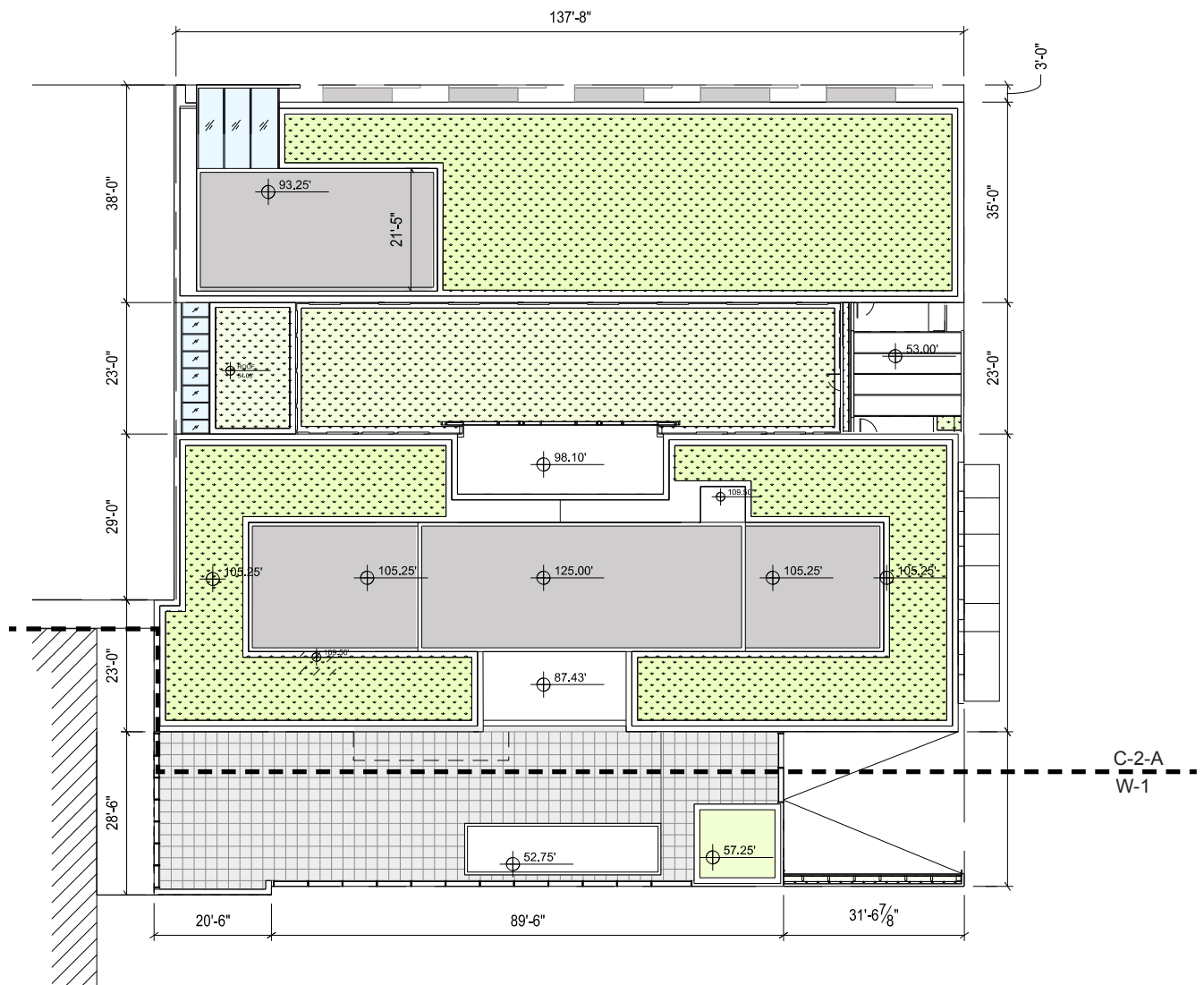


ROOF PLAN

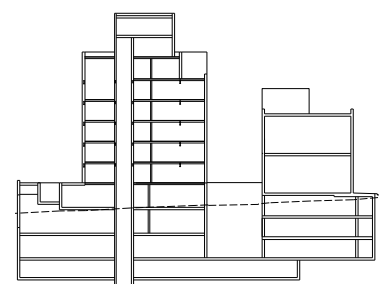


NOTES:

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COMPOSITE
ROOF PLAN



KEY:

- | | |
|---|--|
| RETAIL AREA | HARDSCAPED AREA |
| RESIDENTIAL AREA | SERVICE/BOH |
| RESIDENTIAL AMENITY | PROPERTY LINE |
| LANDSCAPED AREA | ZONE BOUNDARY |

0' 3.75' 15' 30'



3000 M STREET, NW

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PROPOSED FLOOR PLANS - ROOF & COMPOSITE ROOF

A22

Minimum Green Area Ratio (GAR) for C-2-A / W-1 project	0.3
Lot Area	19953
Required Landscape Value	5986
GAR = $\frac{\text{Area of Landscape element} \times \text{Multiplier}}{\text{Lot Area}}$	

Proposed Design Solution Values		Area	Multiplier	Landscape Value
Mews				
Overall Space Area		2300		
Landscape area		2163	0.6	1297.8
Ground cover		2163	0.2	432.6
Plants count 9 sf per plant	50 plts x 9	450	0.3	135
Retail Roof Plantings				
Overall Area		5031		
Landscape area		3543	0.6	2125.8
Ground Cover plantings		3543	0.2	708.6
Native Species		3543	0.1	354.3
Plants count 9 sf per plant	20 plts x 9	180	0.3	54
South Tower Roof				
Green Roof Area		2773	0.6	1663.8
Hyphen-West Side		345	0.6	207
Greenscreen Planters		235	0.6	141
Harvesting Stormwater		19953	0.1	1995.3
Pool Deck				
Water feature - Pool		0	0.2	0
Landscape area		210	0.6	126
Ground Cover plantings		210	0.2	42
Planted Walls				
South Wall - North Retail		1100	0.6	660
South Wall - South Property Line		300	0.6	180
30th St Wall		400	0.6	240
Totals				10363.2
Points over Required Goal				4377

Total Area of Green Roof

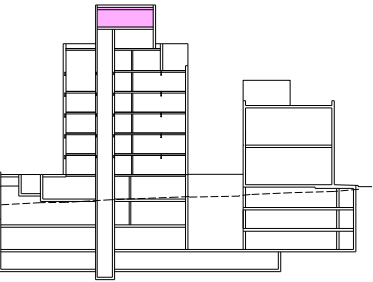
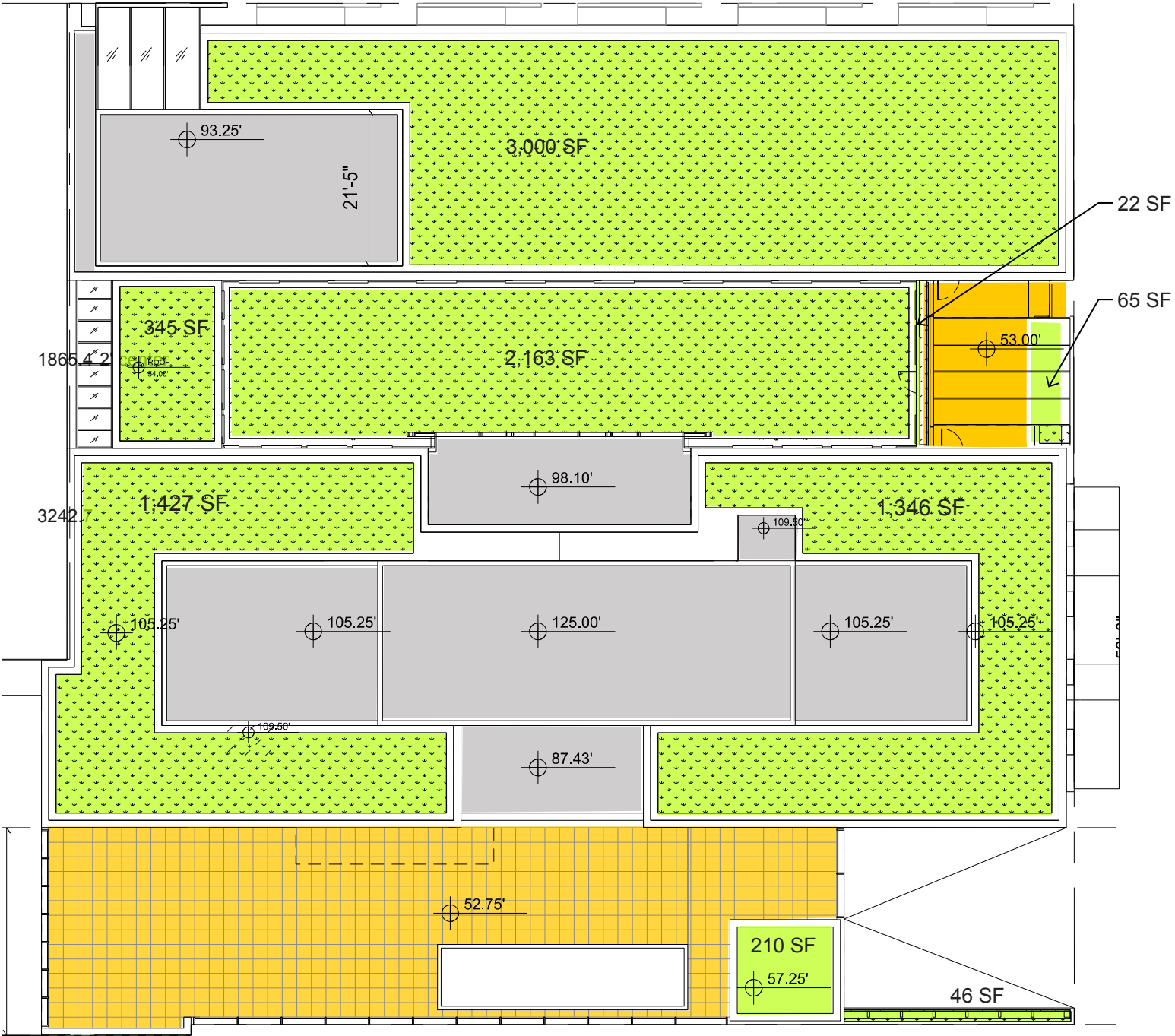
Overall Roof Area

% of roof as Green Area

8689

19953

43.55%



KEY:

TERRACE

SOFTSCAPE/GREEN ROOF

PENTHOUSE ROOF

