

Massing as originally designed

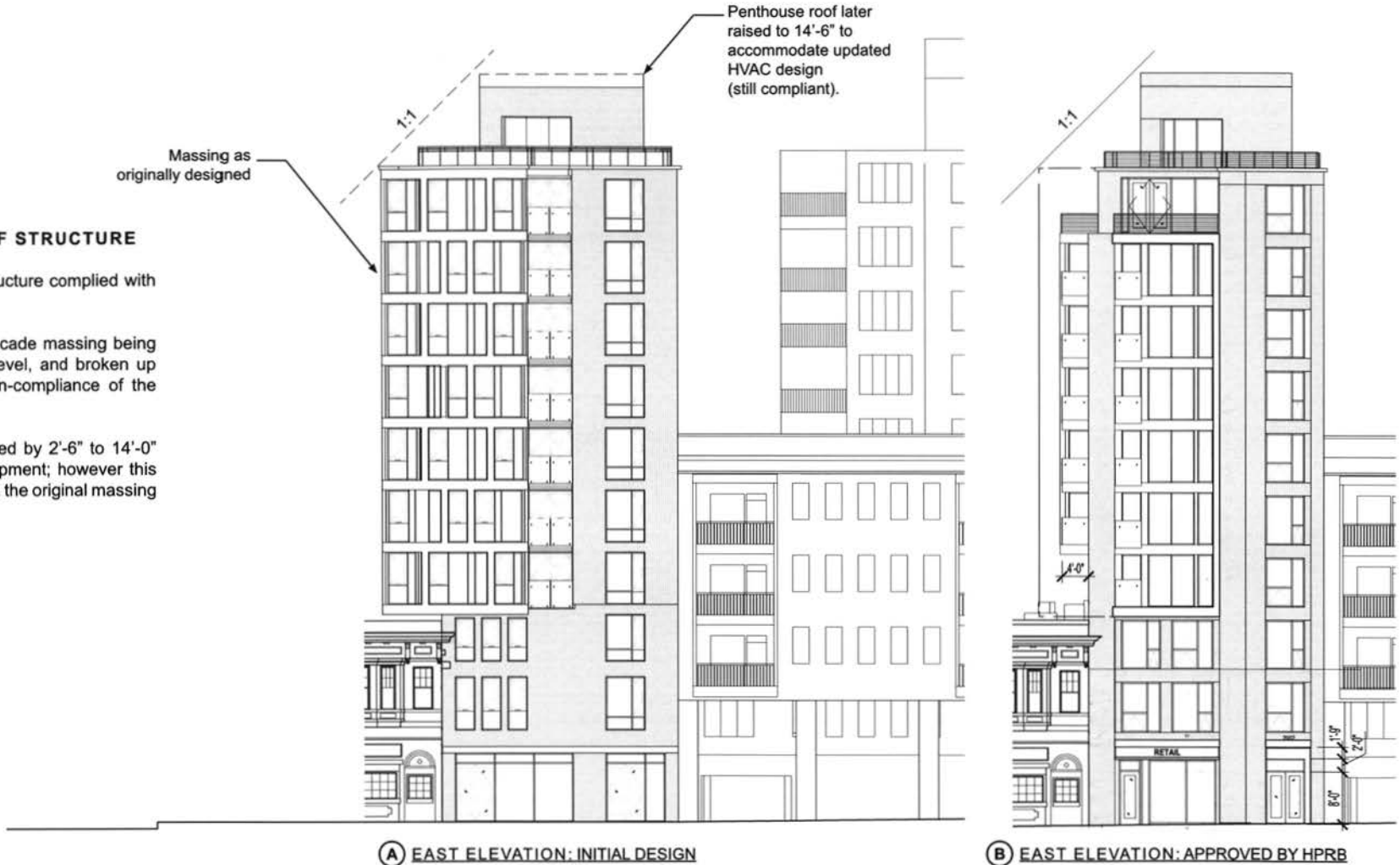
Penthouse roof later raised to 14'-6" to accommodate updated HVAC design (still compliant).

SPECIAL EXCEPTION: ROOF STRUCTURE

As originally designed, the roof structure complied with a 1:1 setback.

HPO and HPRB input led to the facade massing being pulled to the north, lowered one level, and broken up into individual bays leading to non-compliance of the previous penthouse setback.

The penthouse roof was later raised by 2'-6" to 14'-0" due to necessary mechanical equipment; however this would still have been compliant with the original massing design.



(A) EAST ELEVATION: INITIAL DESIGN

(B) EAST ELEVATION: APPROVED BY HPRB

NEIGHBORHOOD DEVELOPMENT COMPANY

July 8, 2015- BZA SUBMISSION Updated October 26, 2015

PENTHOUSE SETBACK: INITIAL DESIGN COMPLIANCE

2000-2002 11th Street NW

Bonstra Haresign
ARCHITECTS

Board of Zoning Adjustment

District of Columbia

CASE NO. 19079

EXHIBIT NO. 52