

CAPITAL CHILDREN'S MUSEUM

201 & 225 I STREET, NE

WASHINGTON, DC

A PLANNED UNIT DEVELOPMENT

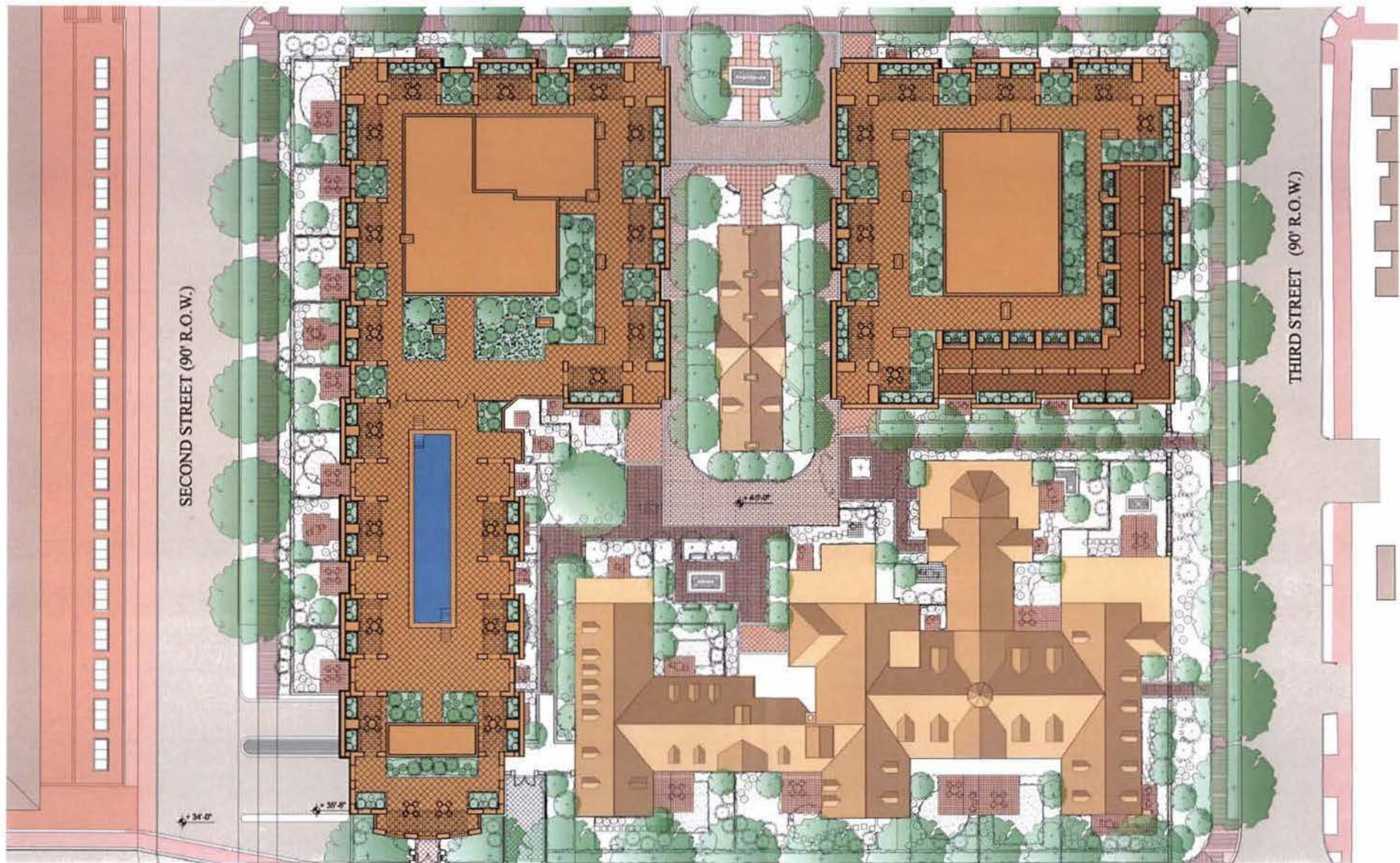
PUD MODIFICATION APPLICATION - DECEMBER 2006



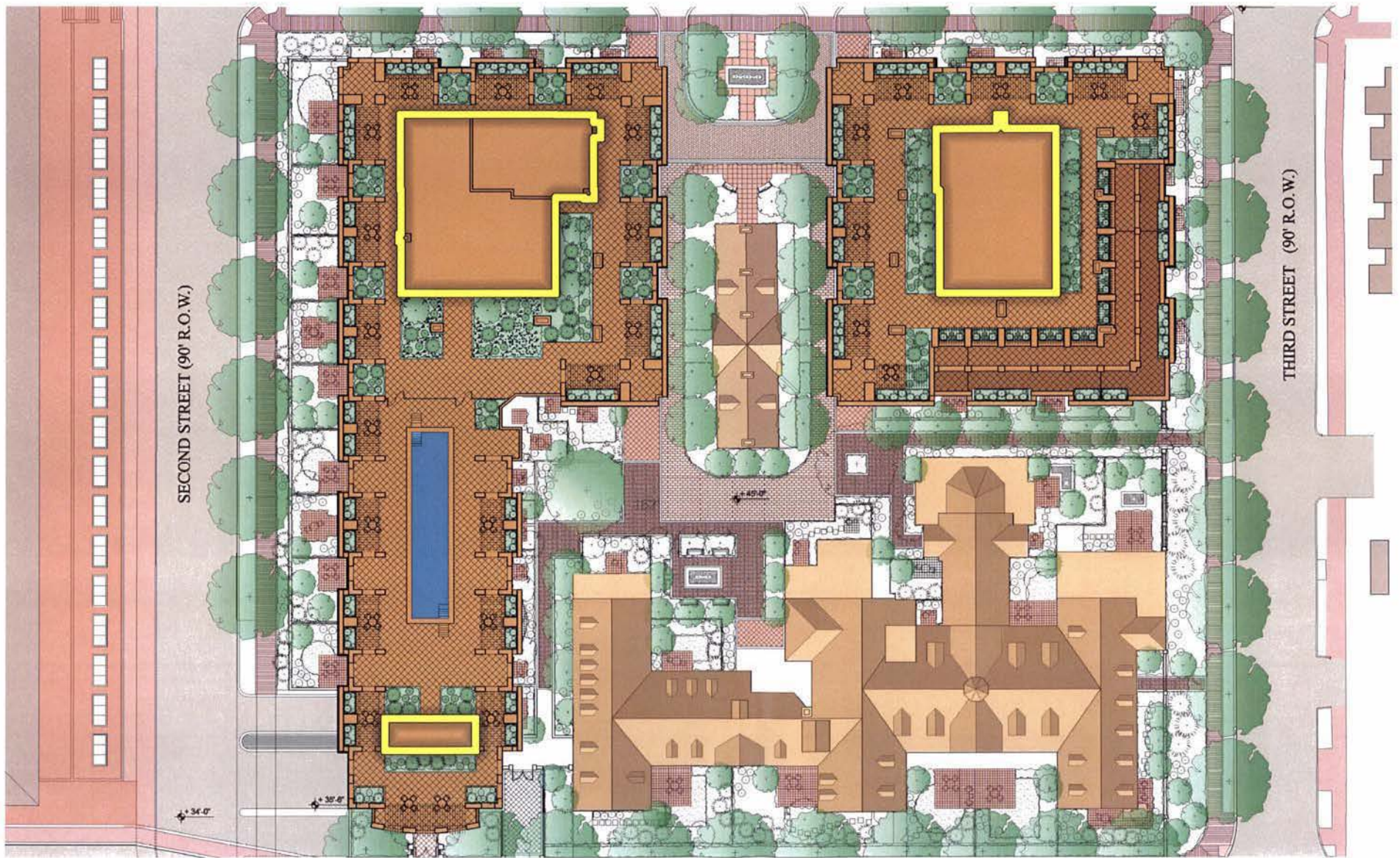
ZONING COMMISSION

CASE No. 04-224

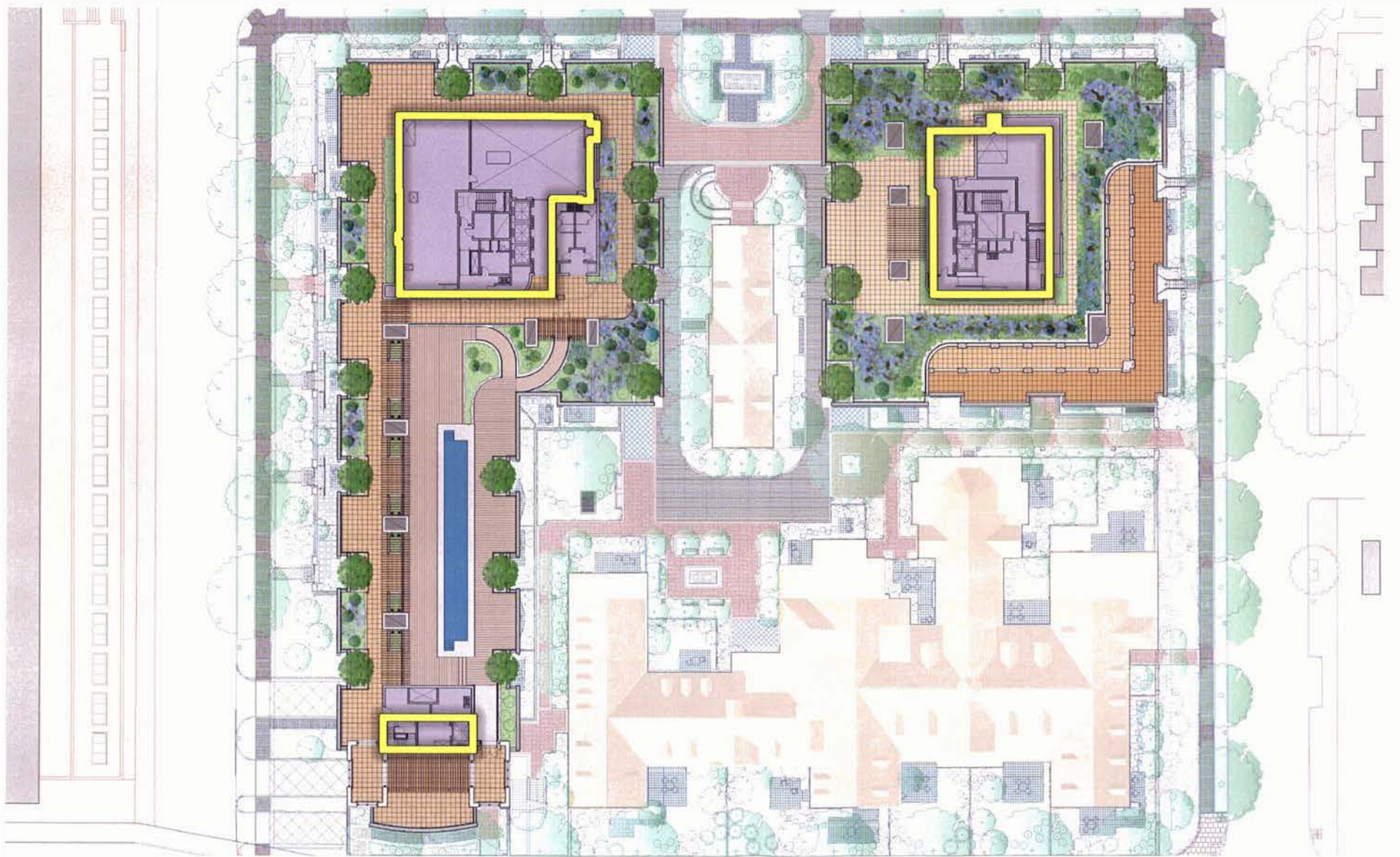
EXHIBIT No. 22



Roof Plan
Approved 3/14/05

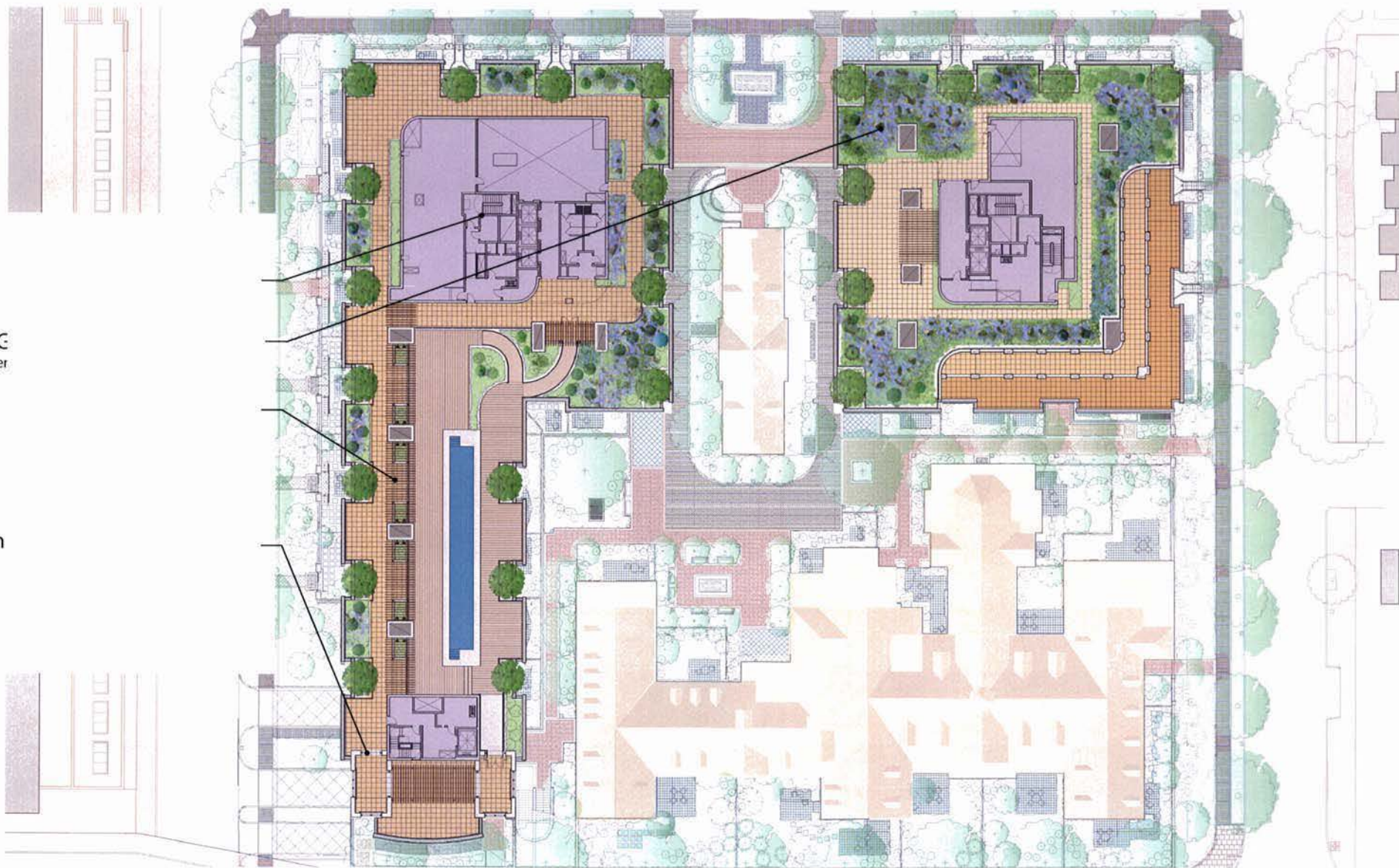


Comparison of mechanical penthouses
Approved roof plan

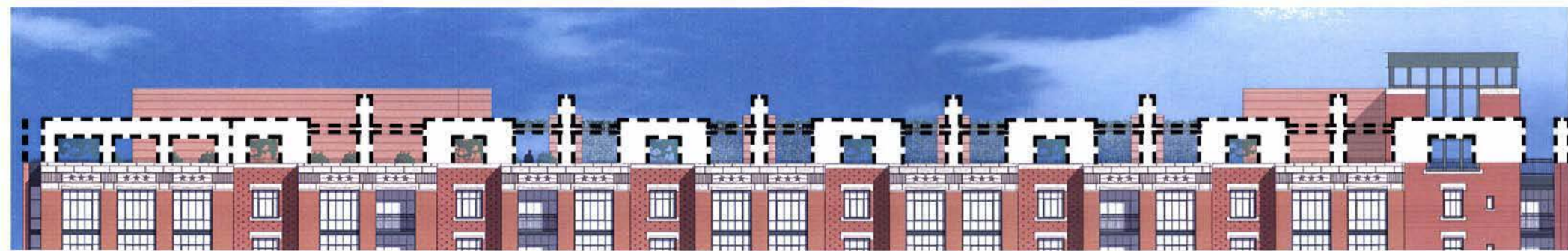


Comparison of mechanical penthouses
Amended roof plan

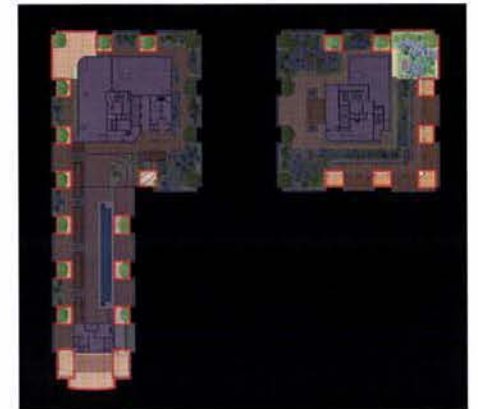
Center
in



Roof plan
Amended



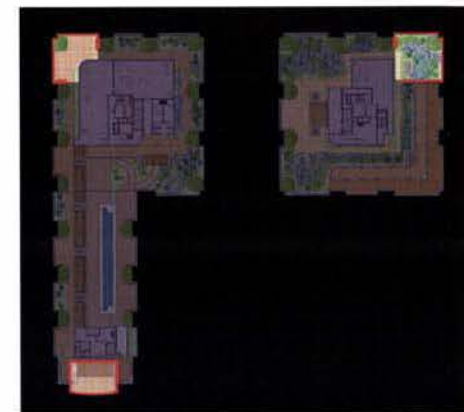
Original design



Removal of screen wall towers



Approved design



Removal of screen wall towers



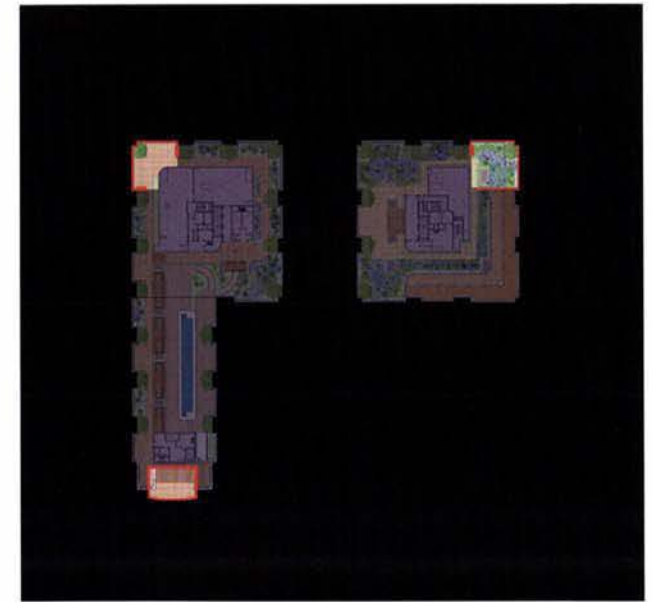
Amended design



Removal of screen wall towers



Removed screen wall tower

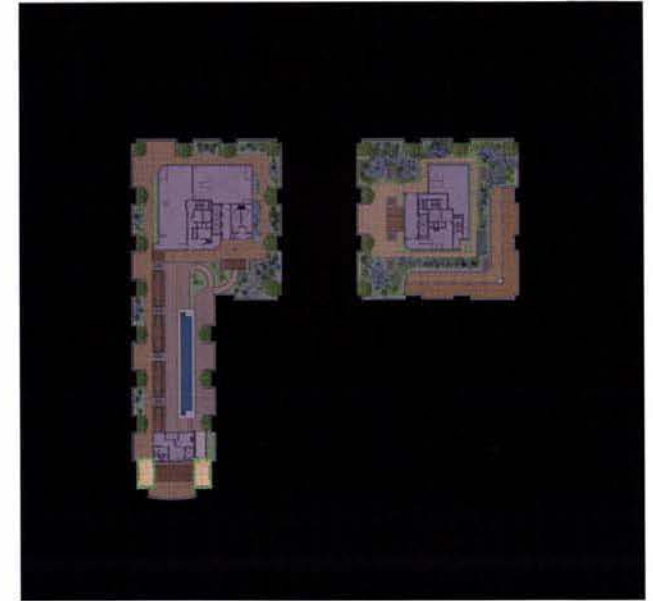


Roof plan diagram of added towers

Addition of towers at H Street bridge

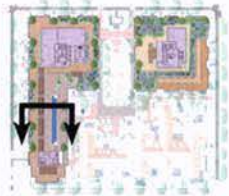
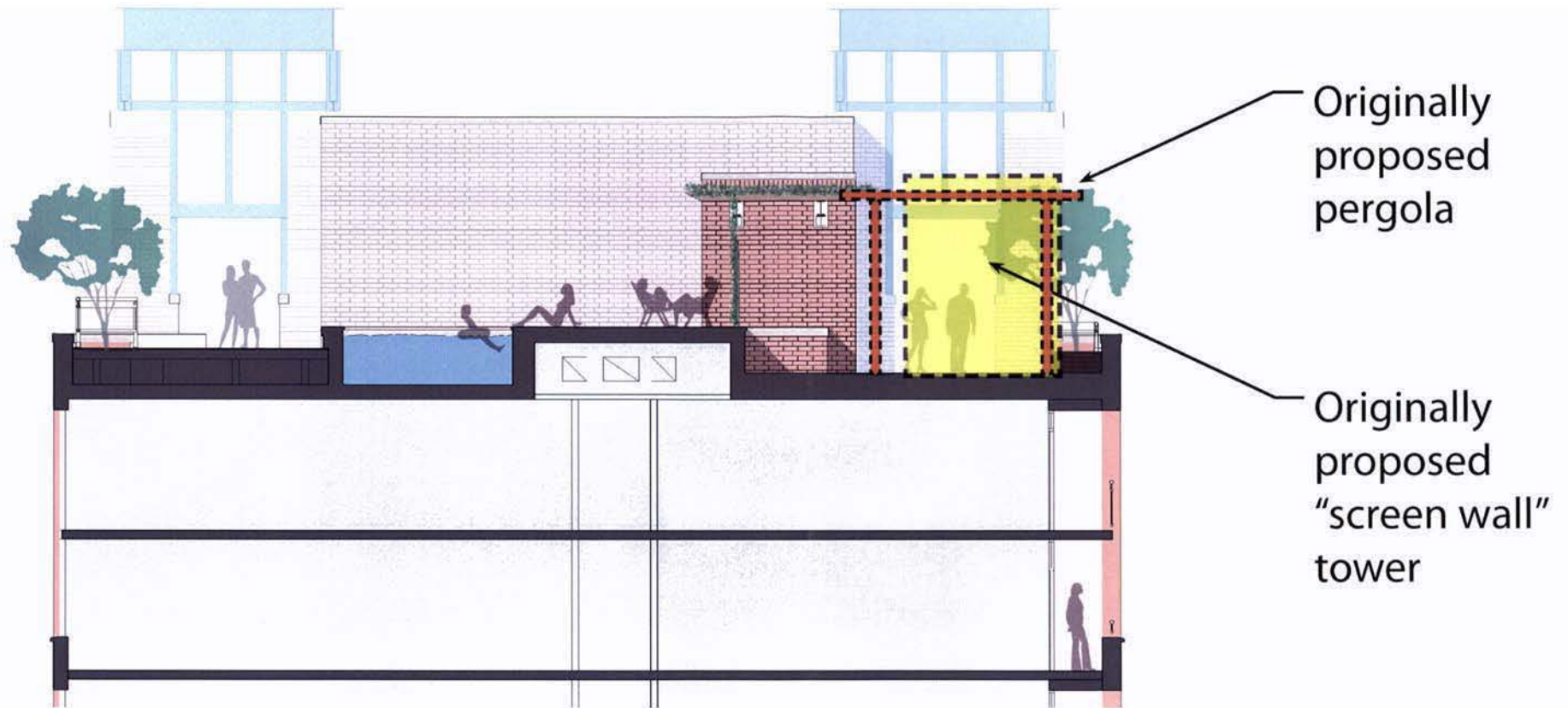


Added two vertical towers



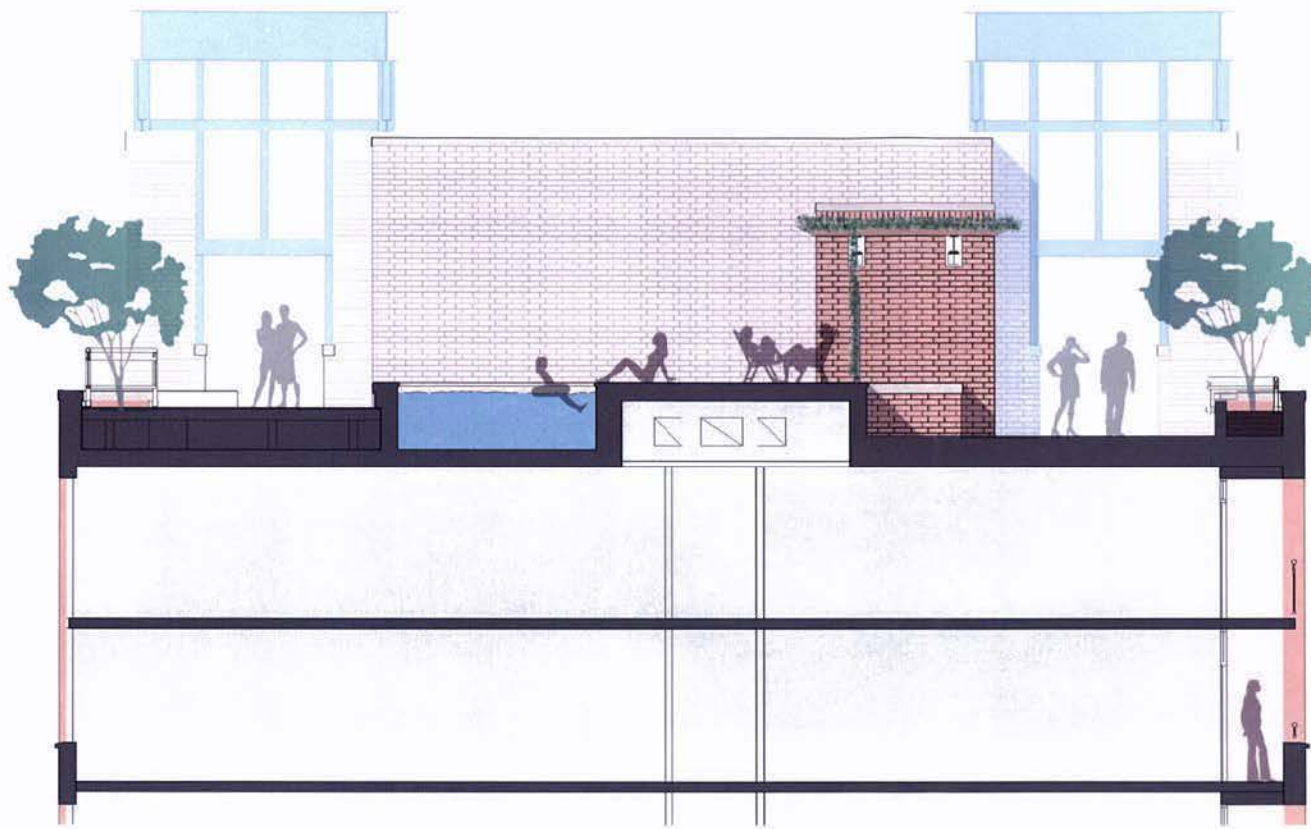
Roof plan diagram of added towers

Addition of towers at H Street bridge



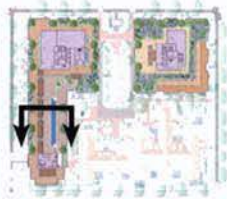
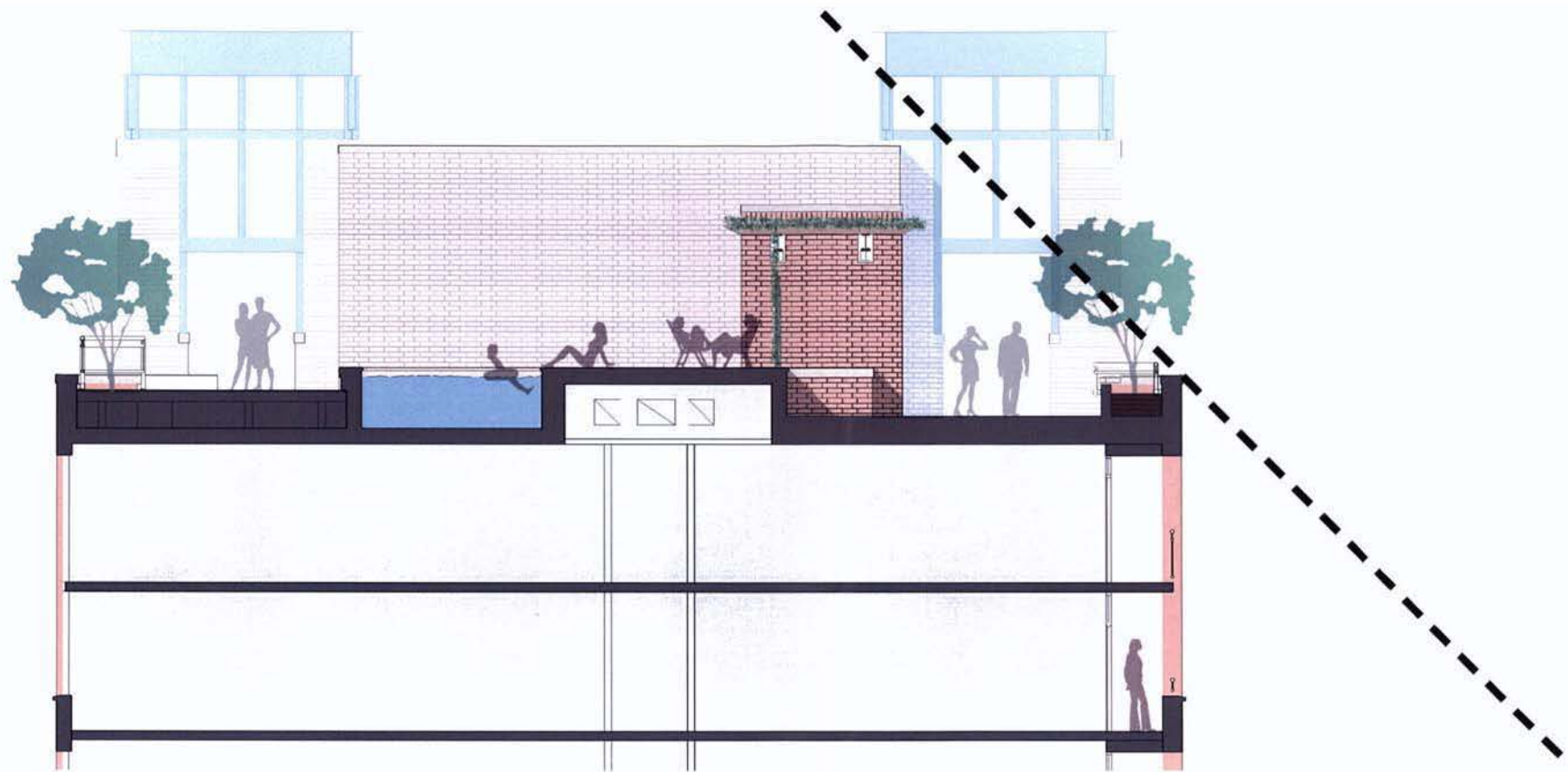
Key plan

Section through roof at west tower looking south



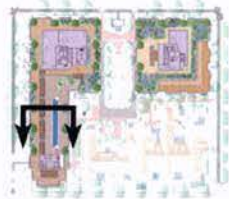
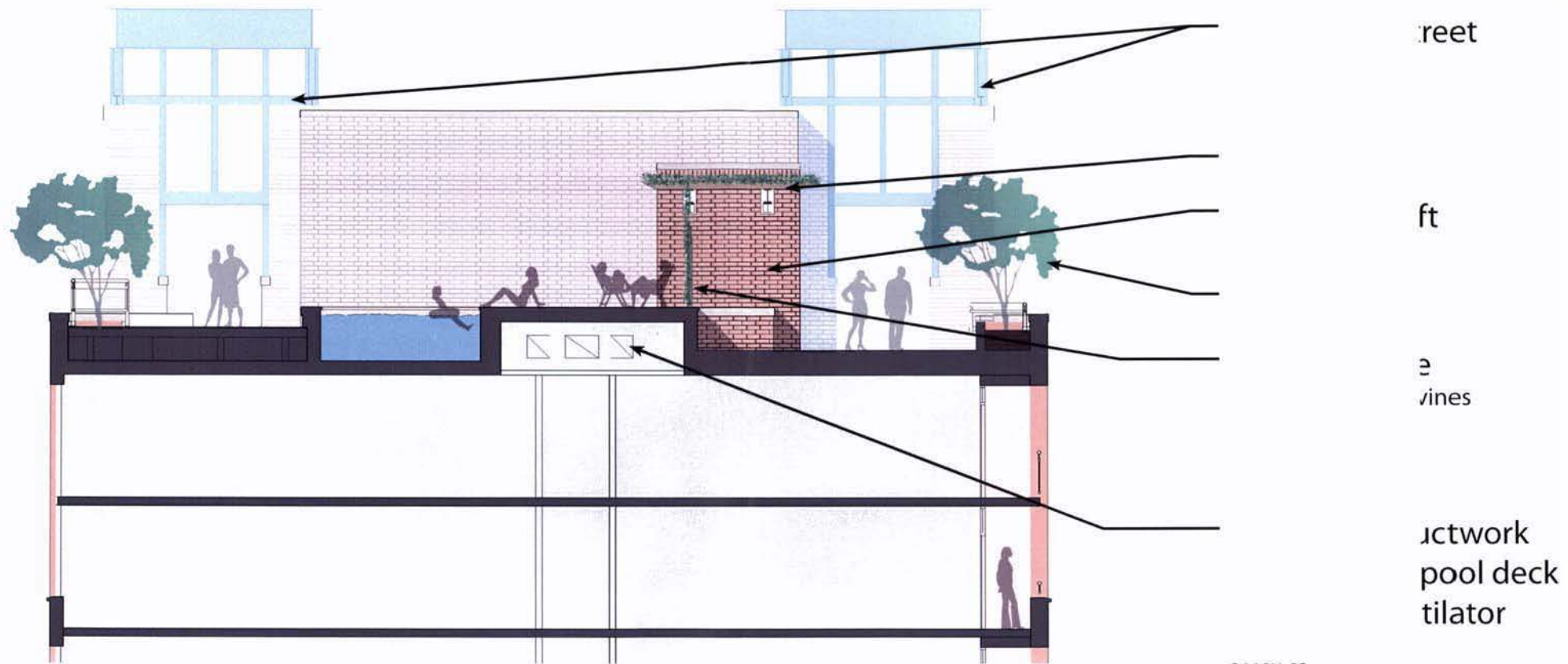
Key plan

Section through roof at west tower looking south



Key plan

Section through roof at west tower looking south



Key plan

Section through roof at west tower looking south

Added "Romeo & Juliet" balconies

Adjusted brick color and patterns
to better relate to townhouses and Railway Express Building

Window design refined
performance characteristics and window quality upgraded

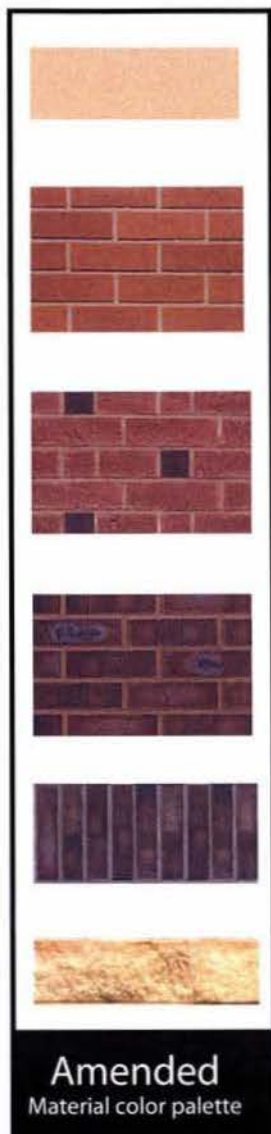
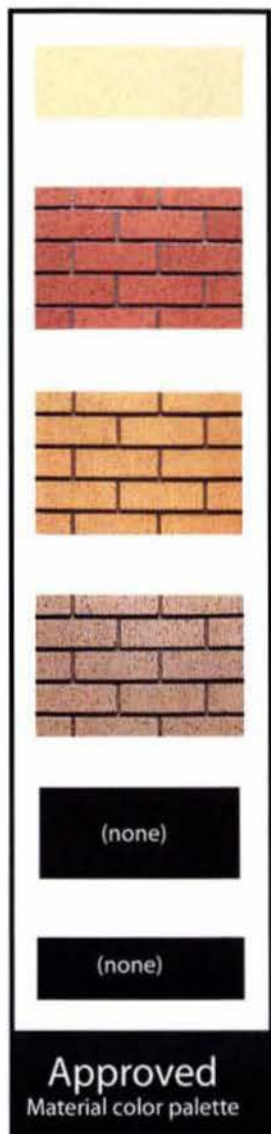


Stairs adjusted
more residential size and proportions

Windows re-proportioned
better resonates with traditional Victorian architecture of neighborhood

Added ornamental gates
with custom metal patterning

Streetscape Elevation along Third Street NE - Amended

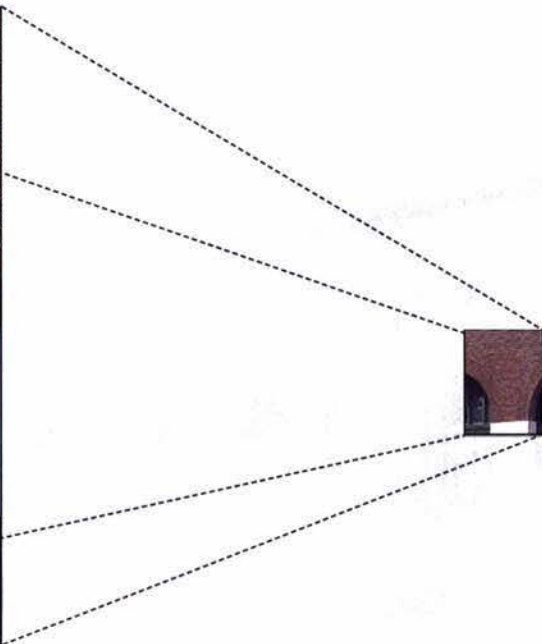


Masonry colors amended to strengthen relationship
with Railway Express Building and other neighboring historic buildings

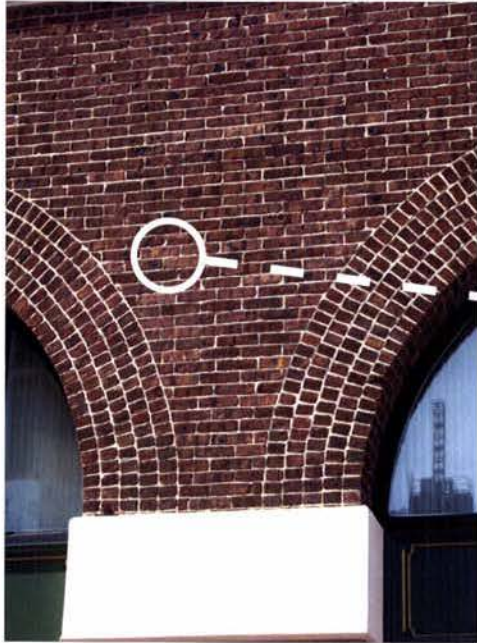
Masonry color palette



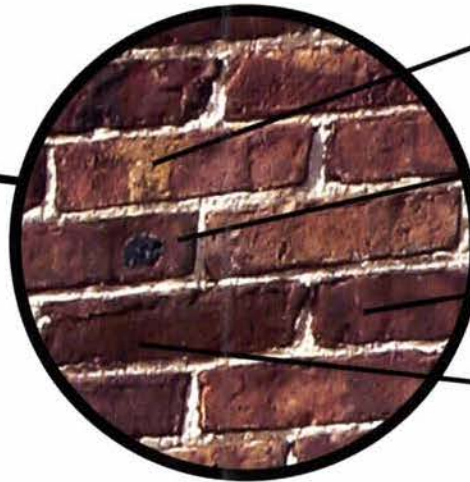
Masonry color palette drawn from neighboring Railway Express Building
and surrounding rowhouses



Masonry color palette drawn from neighboring Railway Express Building
and surrounding rowhouses



Historic Railway Express Building masonry
(by architect Daniel Burnham)



Detail of mottled bricks on Railway Express Building



Amended brick palette
colors drawn from mottled
bricks on Railway Exp. Building

Masonry color palette drawn from neighboring Railway Express Building
and surrounding rowhouses



Railway Express Building:
brick arches with limestone accents

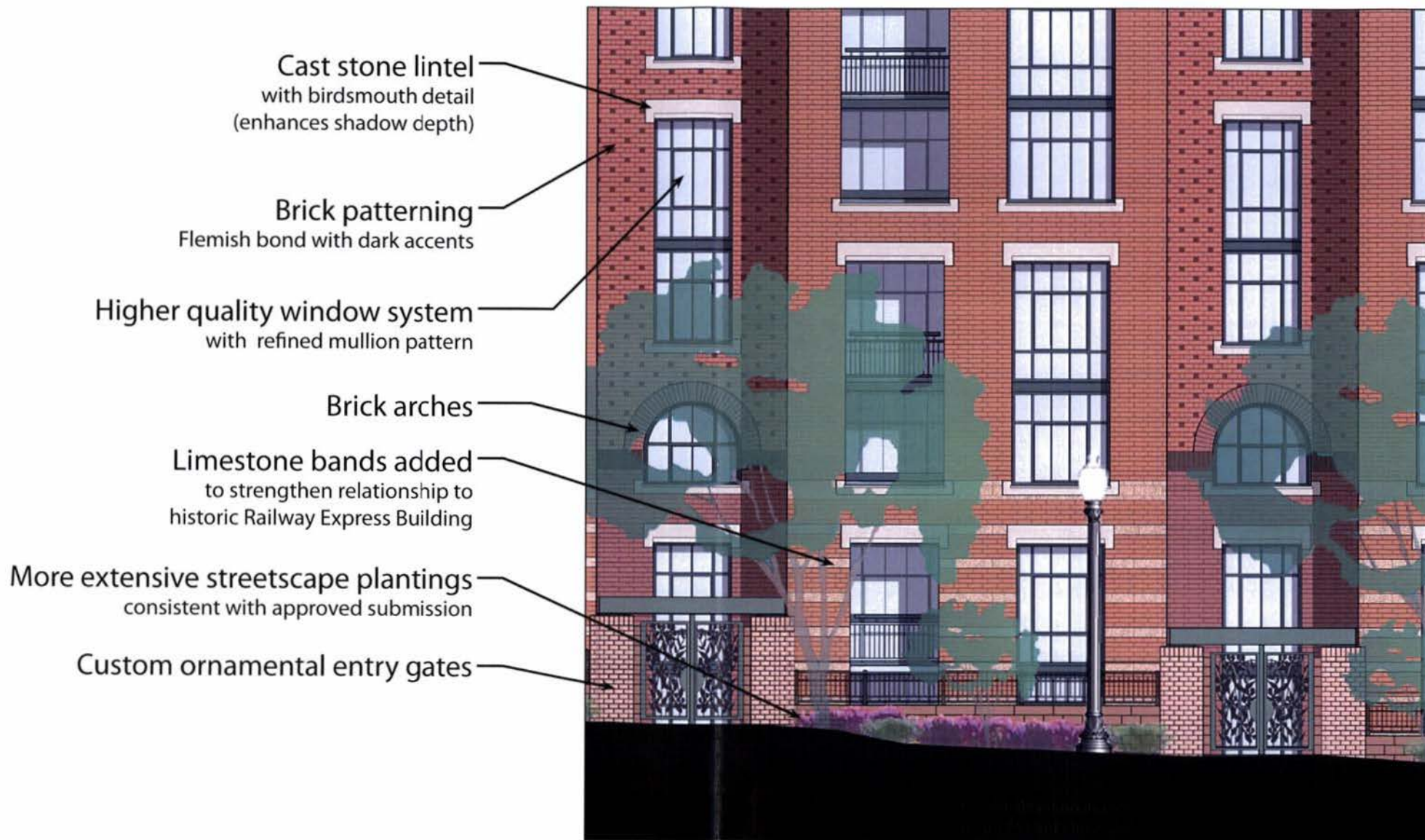


View from Railway Express Building
across 2nd Street to project beyond;
illustrates compatibility of refined brick palette and arched window design



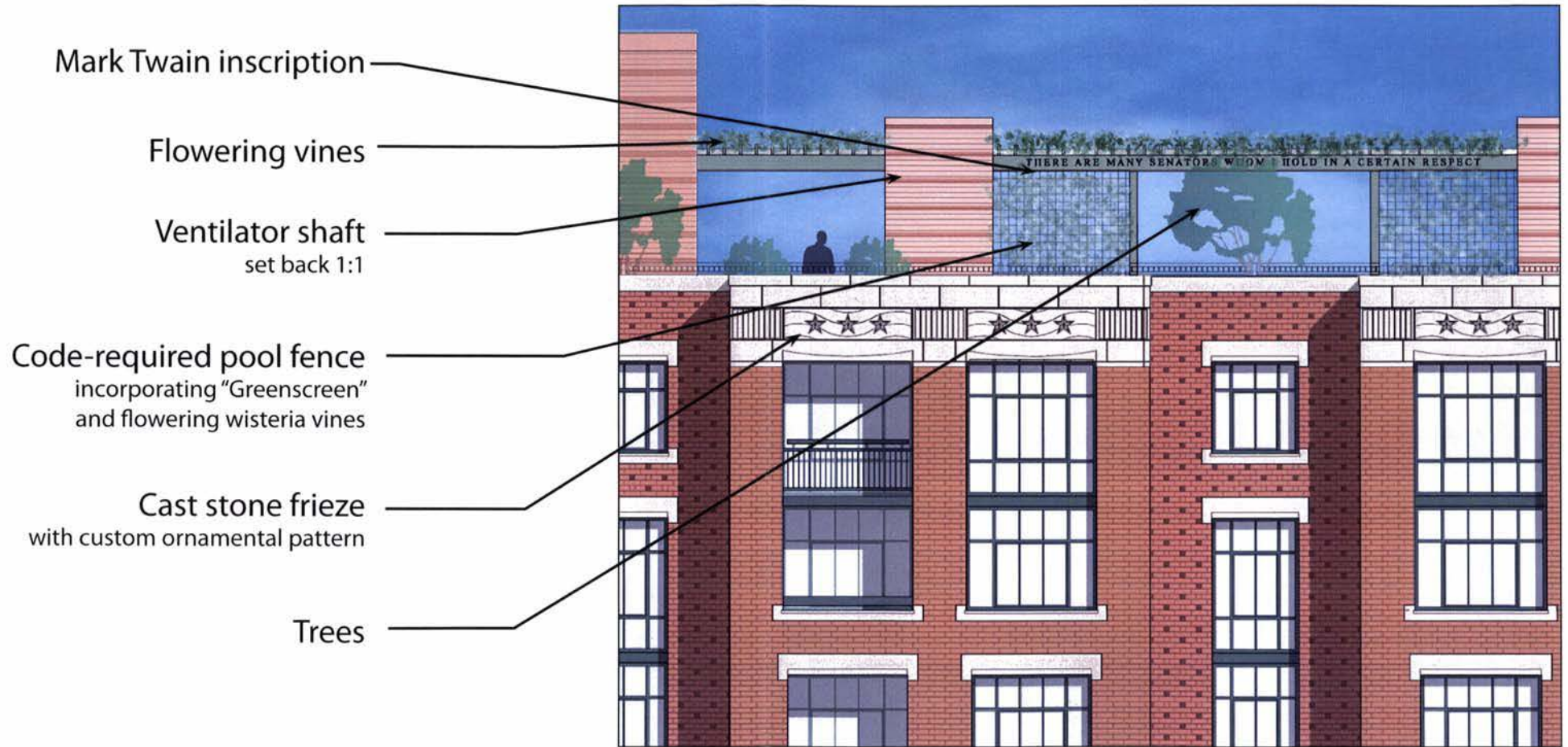
Neighboring townhouses:
Flemish bond brick with dark accents

Details drawn from neighboring buildings



Enlarged elevation at base
Second Street elevation

"There are many senators whom I hold in a certain respect and would not think of declining to meet socially if I believed it was the will of God."



Enlarged elevation at roof
Second Street elevation

Summary of modifications
