

RANDALL SCHOOL
65 EYE STREET, SW WASHINGTON, DC
A PLANNED UNIT DEVELOPMENT
OCTOBER 19, 2007

OWNER:	THE CORCORAN GALLERY OF ART
DEVELOPER:	MR RANDALL CAPITAL LLC
ARCHITECT:	SHALOM BARANES ASSOCIATES
LANDSCAPE ARCHITECT:	OCULUS
LAND USE COUNSEL:	HOLLAND & KNIGHT
CIVIL ENGINEER:	BOHLER ENGINEERING, P.C.



DRAWING INDEX

FILING REQUIREMENTS (DCMR 11)

SHEET	TITLE	ZONING REFERENCE
--	COVER SHEET	--
AP1	AERIAL PHOTOGRAPHY	--
D1	ZONE BOUNDARY SITE PLAN	2406.11 (b)
D2	DEVELOPMENT DATA	2406.11 (e)
S1	CURRENT SITE PHOTOGRAPHS	--
S2	CURRENT SITE PHOTOGRAPHS	--
S3	CURRENT SITE PHOTOGRAPHS	--
S4	CURRENT SITE PHOTOGRAPHS	--
S5	SITE CIRCULATION DIAGRAM	2406.11 (e); 2406.12 (f)
S6	SITE PLAN	2406.11 (d); 2406.12 (c)
C1	CIVIL - GENERAL NOTES	2406.11 (e); 2406.12 (d)
C2	CIVIL - EXISTING CONDITIONS PLAN	2406.11 (e); 2406.12 (d)
C3	CIVIL - SURFACE DEMOLITION PLAN	2406.11 (e); 2406.12 (d)
C4	CIVIL - EROSION & SEDIMENT CONTROL PLAN	2406.11 (e); 2406.12 (d)
C5	CIVIL - SITE PLAN	2406.11 (e); 2406.12 (d)
C6	CIVIL - UTILITY RELOCATION PLAN	2406.11 (e); 2406.12 (d)
L1	LANDSCAPE PLAN	2406.11 (d); 2406.12 (d)
L2	LANDSCAPE IMAGES	2406.12 (d)
L3	LANDSCAPE IMAGES	2406.12 (d)
L4	LANDSCAPE PLAN - ROOF	2406.12 (d)
A1	LEVEL 01 PLAN	2406.12 (e) & (f)
A2	LEVEL 02 & LEVEL 03 PLANS	2406.12 (e)
A3	LEVEL 05 & LEVEL 06 (TYP.) PLANS	2406.12 (e)
A4	LEVEL 09 & LEVEL 10 PLANS	2406.12 (e)
A5	PENTHOUSE & ROOF PLANS	2406.11 (d); 2406.12 (c) & (e)
A6	LEVEL B1 & LEVEL B2 PLANS	2406.11 (e); 2406.12 (e) & (f)
A7	LEVEL B3 PLAN	2406.11 (e); 2406.12 (e) & (f)
A8	SOUTH ELEVATION	2406.12 (e)
A9	ELEVATION DETAILS	2406.12 (e)
A10	WEST ELEVATION	2406.12 (e)
A11	NORTH ELEVATION	2406.12 (e)
A12	EAST ELEVATION	2406.12 (e)
A13	WEST COURTYARD ELEVATIONS	2406.12 (e)
A14	EAST COURTYARD ELEVATIONS	2406.12 (e)
A15	BUILDING SECTION	2406.12 (e)
A16	BUILDING SECTION	2406.12 (e)
A17	EYE STREET VIEW	--
A18	EYE STREET VIEW	--
A19	SOUTHEAST VIEW	--
A20	H STREET VIEW	--
A21	SOUTHWEST VIEW	--
A22	BIRDS-EYE VIEW NORTHWEST	--
A23	EYE STREET VIEWS	--
A24	PROJECT PRECEDENTS	--

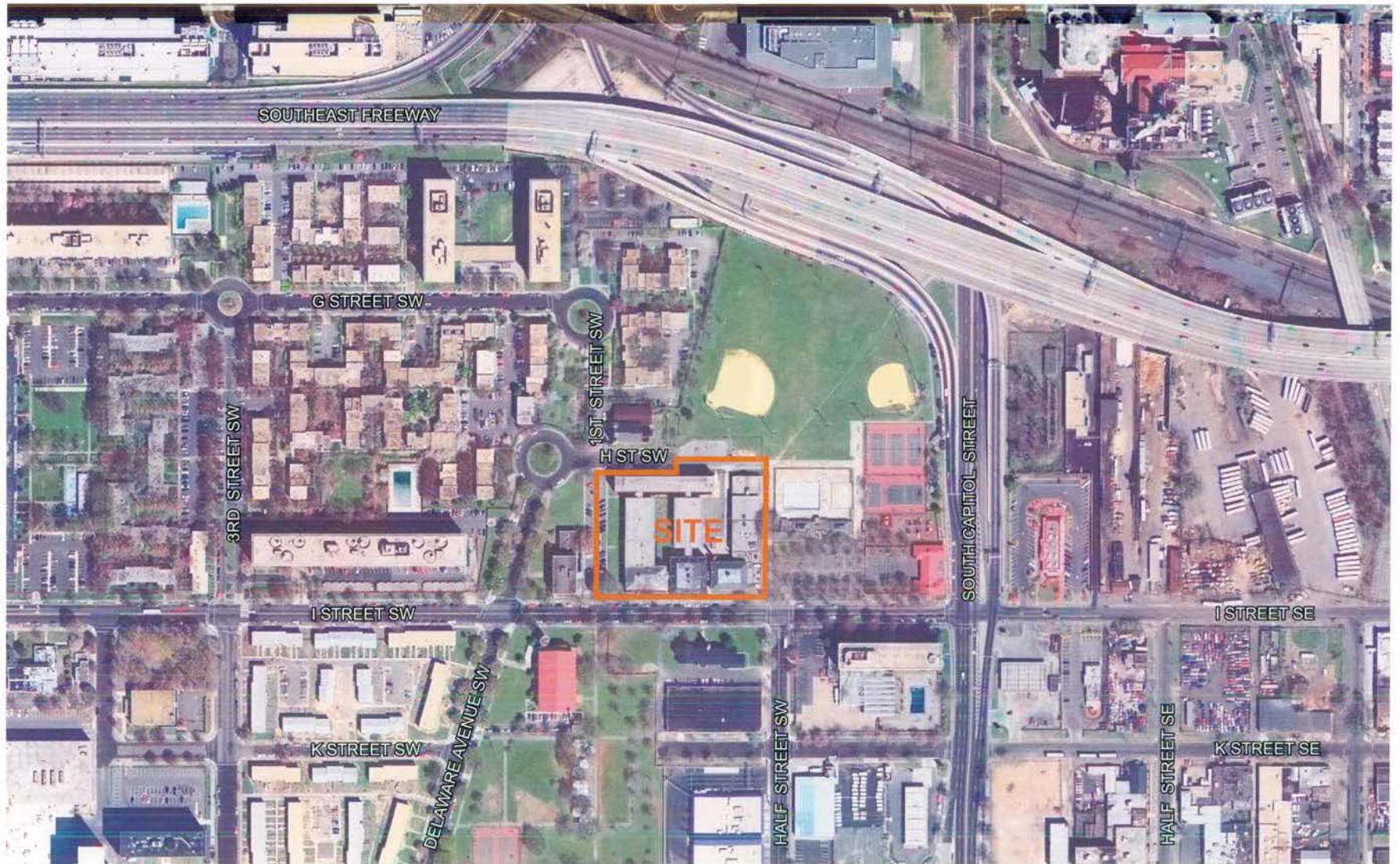
RECEIVED
D.C. OFFICE OF TONING
2007 OCT 19 PM 1:26

ZONING COMMISSION
District of Columbia

CASE NO. 07-13

EXHIBIT NO. 47

ZONING COMMISSION
District of Columbia
CASE NO.07-13
EXHIBIT NO.47



AERIAL PHOTOGRAPH OF SITE (N.T.S.)

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

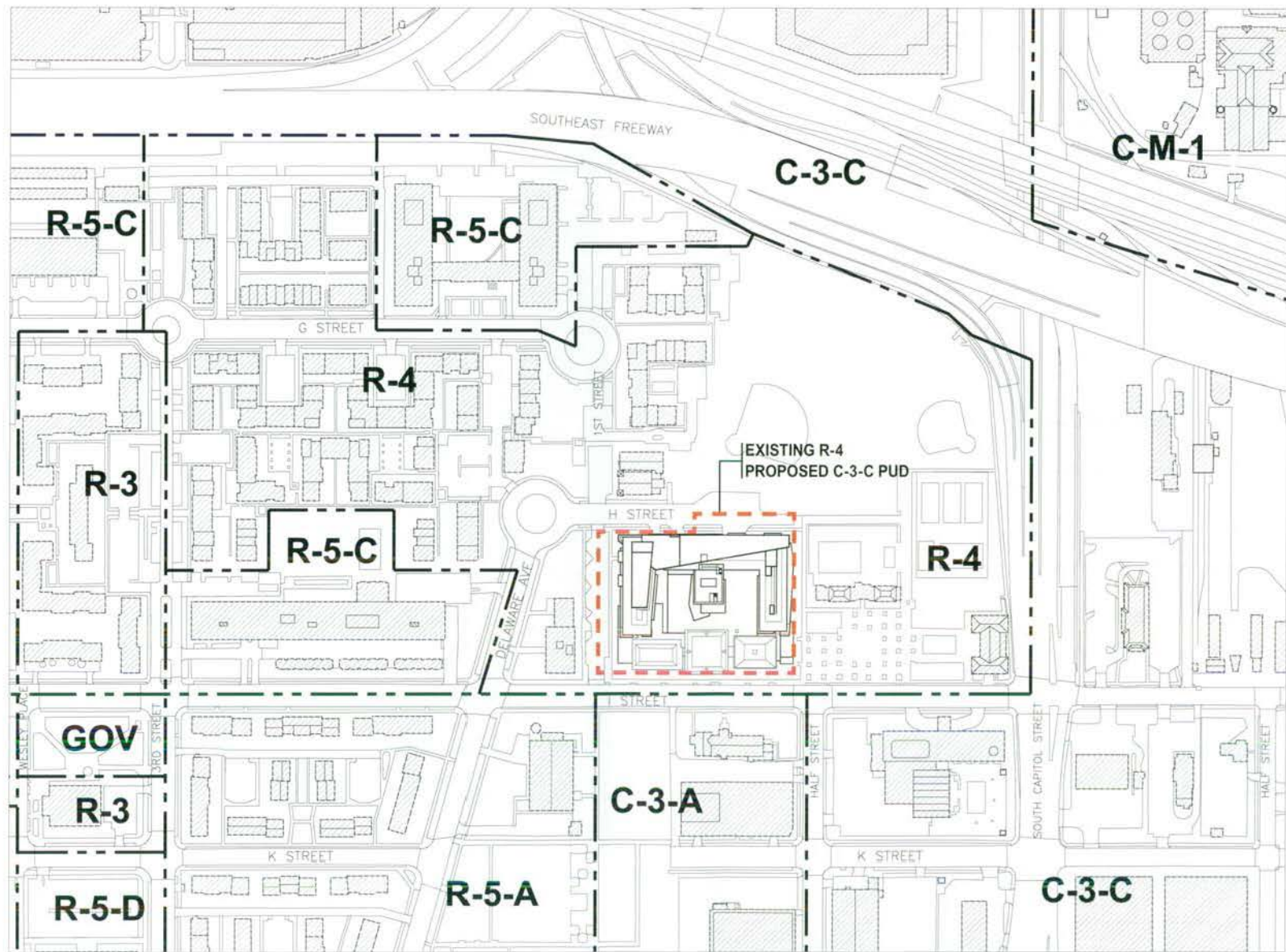
PUD SUBMISSION - REVISED

shalom baranes associates

architects

AERIAL PHOTOGRAPHY

AP1



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates P.C.



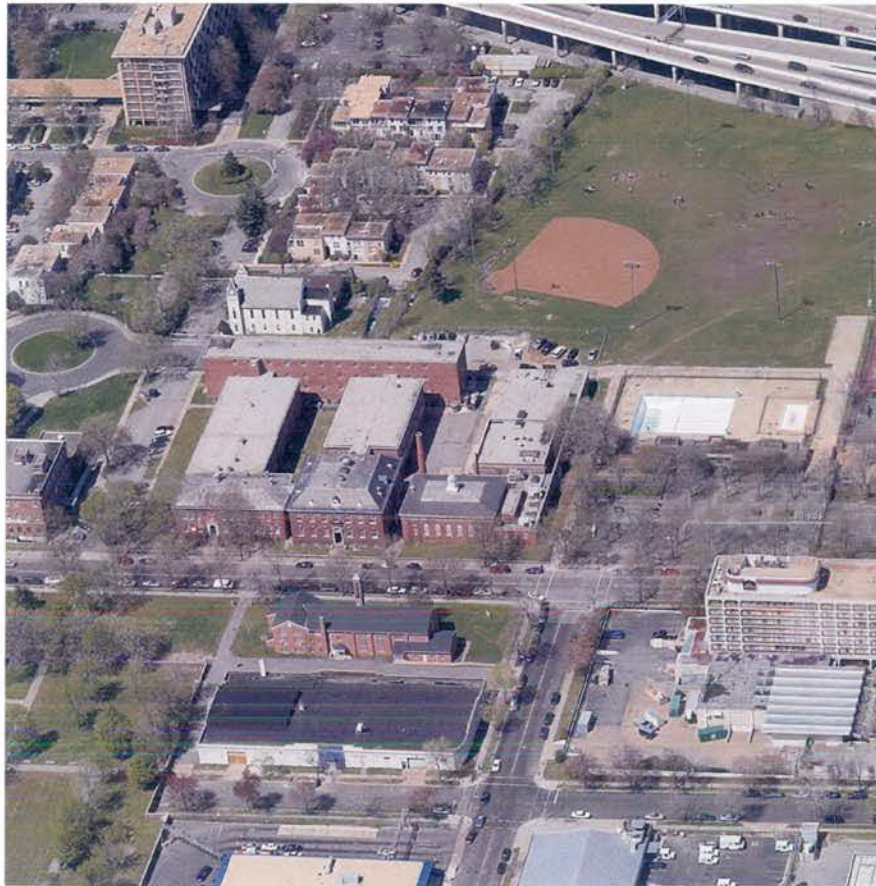
PUD SUBMISSION - REVISED

shalom baranes associates

architects

ZONE BOUNDARY SITE PLAN

D1



BIRDS-EYE VIEW OF SITE (N.T.S.)

ZONING TABULATIONS

OCTOBER 19, 2007

SQUARE:
LOT:
ZONE:
SITE AREA:

643-S
801
C-3-C PUD:
115,724 SF

DCMR, TITLE 11	C-3-C DEVELOPMENT STANDARDS	C-3-C PUD DEVELOPMENT STANDARDS	PROPOSED DEVELOPMENT
FAR	8.5 TOTAL 6.5 NON-RESIDENTIAL	8.0 TOTAL 8.0 NON-RESIDENTIAL	4.32 TOTAL 0.66 NON-RESIDENTIAL
GROSS FLOOR AREA (NOTE 1)	752,206 SF (MAX)	925,792 SF (MAX)	499,843 SF TOTAL 423,800 SF RESIDENTIAL 76,043 SF NON-RESIDENTIAL
LOT OCCUPANCY	100% RESIDENTIAL	SAME AS MATTER-OF-RIGHT	65.0%
BUILDING HEIGHT	90'-0"	130'-0" 110'-0" PER HEIGHT ACT	100'-0"
PENTHOUSE HEIGHT	18'-6"	SAME AS MATTER-OF-RIGHT	VARIES, 18'-6" MAX RELIEF REQUESTED
PENTHOUSE AREA	0.37 FAR	SAME AS MATTER-OF-RIGHT	19,500 SF
REAR YARD	2-1/2 INFT, 12'-0" MIN	SAME AS MATTER-OF-RIGHT	36'-0"
SIDE YARD	NONE REQUIRED 2 INFT OF HT, 6 FT MIN IF PROVIDED	SAME AS MATTER-OF-RIGHT	41'-0" (WEST SIDE) RELIEF REQUESTED
COURTS			
RESIDENTIAL	WIDTH = 4 INFT OF HT, 15 FT MIN AREA = 2 X LAND AREA, 350 SF MIN (CLOSED)	SAME AS MATTER-OF-RIGHT	MULTIPLE RELIEF REQUESTED
NON-RESIDENTIAL	WIDTH = 3 INFT OF HT, 12 FT MIN AREA = 2 X LAND AREA, 250 SF MIN (CLOSED)	SAME AS MATTER-OF-RIGHT	
PARKING	RESIDENTIAL 1 PER 4 DU (119-123 REQUIRED, NOTE 2) SCHOOL 2 PER EACH 13 TEACHERS (27 REQUIRED FOR 40 TEACHERS) + 1 PER 10 CLASSROOM SEATS 1 PER 12 STADIUM SEATS OR 1 PER 10 AUDITORIUM SEATS (WHICHEVER IS GREATER) (33 REQUIRED FOR 330 CLASSROOM SEATS)	SAME AS MATTER-OF-RIGHT SAME AS MATTER-OF-RIGHT	333 RESIDENTIAL 60 NON-RESIDENTIAL
LOADING	RESIDENTIAL 1 BERTH @ 55 FT DEEP 1 PLATFORM @ 200 SF 1 SERVICE/DELIVERY @ 20 FT DEEP SCHOOL (OTHER USE LESS THAN 100,000 SF) 1 BERTH @ 30 FT DEEP 1 PLATFORM @ 100 SF 1 SERVICE @ 20 FT DEEP	SAME AS MATTER-OF-RIGHT SAME AS MATTER-OF-RIGHT	2 BERTH @ 12X40 2 BERTHS @ 12X30 2 PLATFORMS @ 200 SF 2 PLATFORMS @ 100 SF RELIEF REQUESTED

NOTES:

- Gross Floor Area includes a deduction of 3% for mechanical shafts, but does not include areas for (1) bays projecting over the property line, (2) parking access ramps, and (3) spaces with structural clearance less than 6'-6".
- Proposed number of residential dwelling units provided may vary from 440 to 490.

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates

architects

DEVELOPMENT DATA

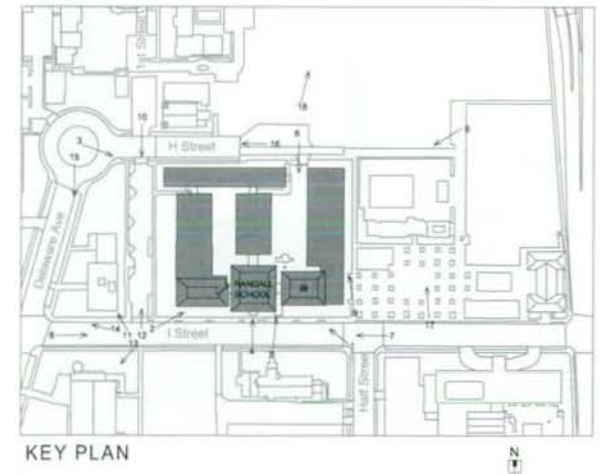
D2



1. CORNER OF EYE & HALF STREETS LOOKING NORTHWEST



2. CORNER OF EYE & FIRST STREETS LOOKING NORTHEAST



KEY PLAN

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | OCTOBER 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates architects

CURRENT SITE PHOTOGRAPHS

S1



3. CORNER OF DELAWARE & H STREETS LOOKING EAST



4. EYE STREET ELEVATION



5. EYE STREET ELEVATION



6. COURTYARD ELEVATION

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates P.C.

PUD SUBMISSION - REVISED

shalom baranes associates

architects

CURRENT SITE PHOTOGRAPHS

S2



7. EYE STREET LOOKING WEST



8. EYE STREET LOOKING EAST



9. VIEW FROM BASEBALL FIELD LOOKING SOUTHWEST



10. FIRST STREET LOOKING SOUTH



11. CORNER OF EYE & FIRST STREETS LOOKING NORTHWEST



12. FIRST STREET LOOKING NORTH

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates architects

CURRENT SITE PHOTOGRAPHS

S3

BETHEL PENTECOSTAL CHURCH



13. EYE STREET LOOKING SOUTHWEST

SOUTHWEST COMMUNITY HEALTH CENTER



14. EYE STREET LOOKING NORTHWEST

SOUTHWEST COMMUNITY HEALTH CENTER



15. DELAWARE AVENUE LOOKING SOUTH

FRIENDSHIP BAPTIST CHURCH



16. H STREET LOOKING WEST

RANDALL RECREATION CENTER



17. VIEW OF RECREATION CENTER FROM EYE STREET

SOUTHEAST FREEWAY



18. VIEW OF BASEBALL FIELD LOOKING NORTH

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

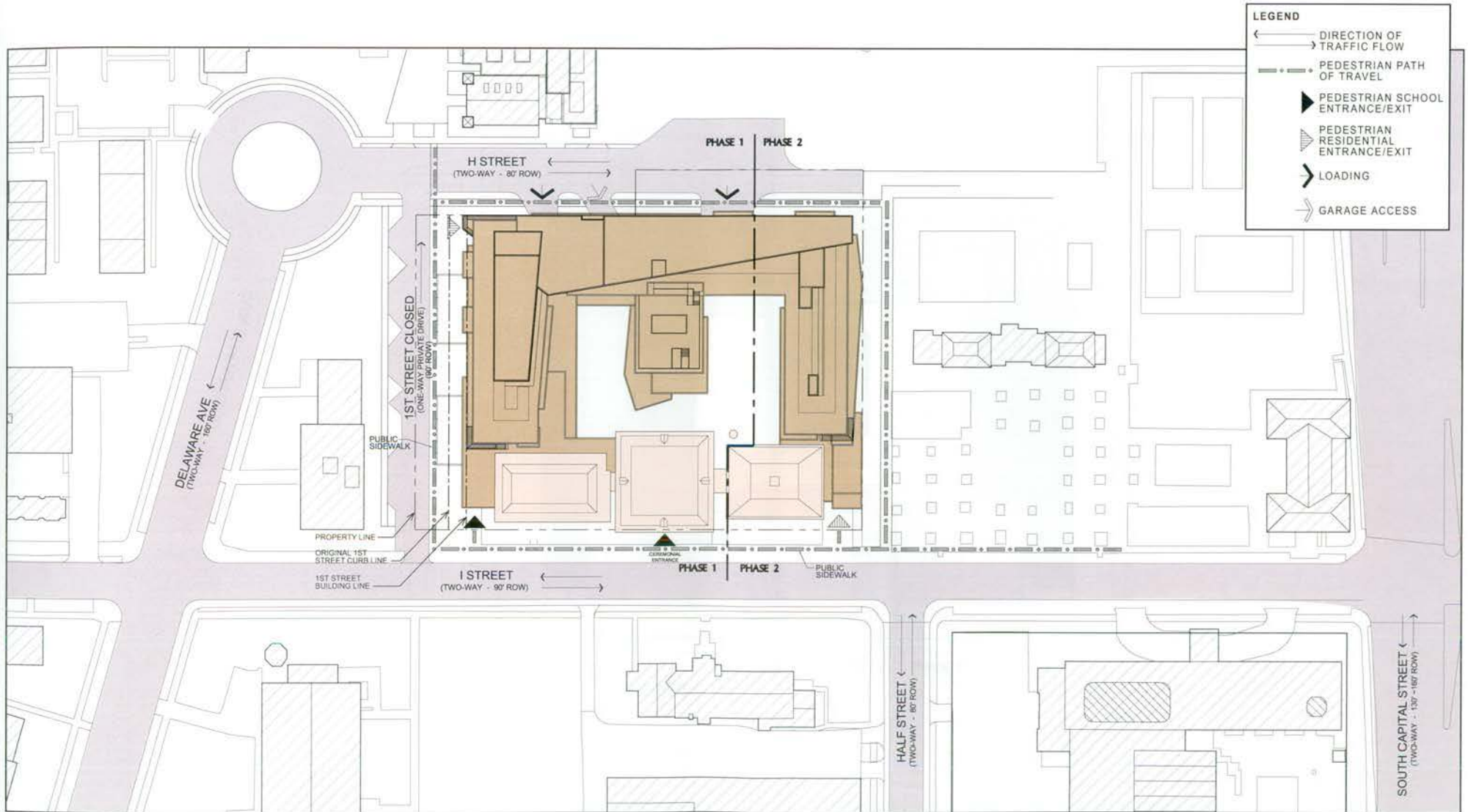
PUD SUBMISSION - REVISED

shalom baranes associates

architects

CURRENT SITE PHOTOGRAPHS

S4



RANDALL SCHOOL

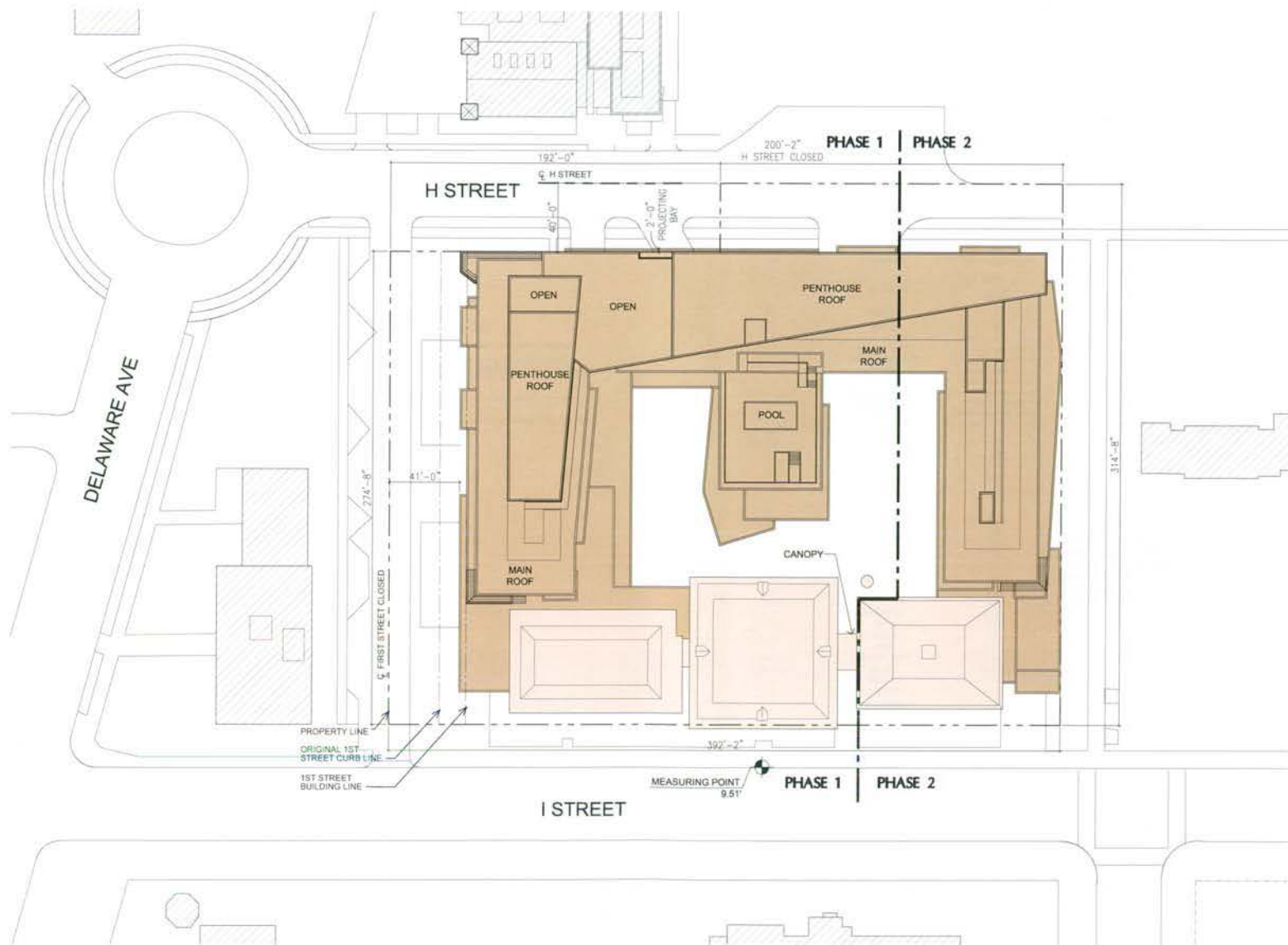
65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.



PUD SUBMISSION - REVISED

shalom baranes associates architects

SITE CIRCULATION DIAGRAM S5



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.



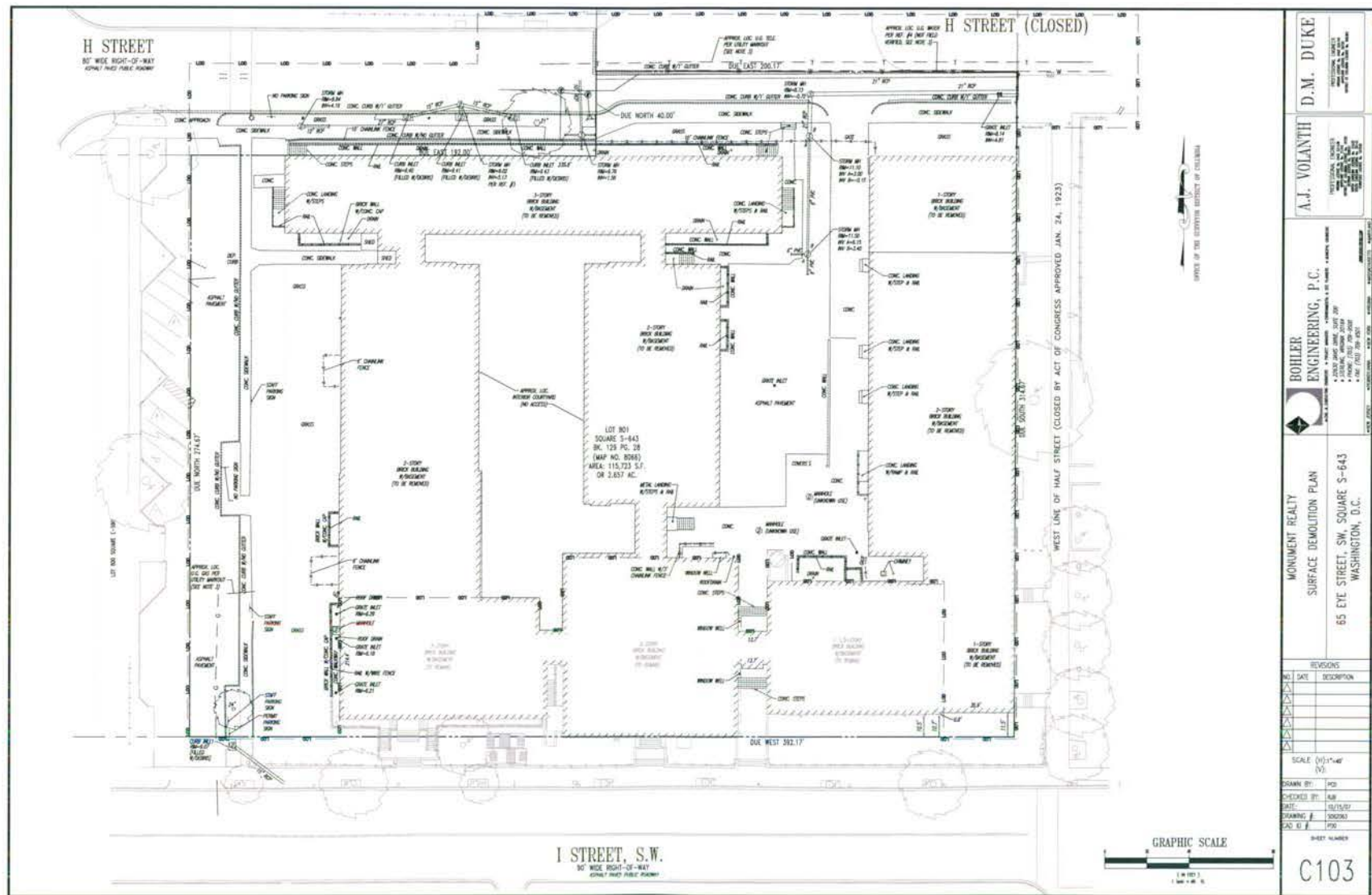
PUD SUBMISSION - REVISED

shalom baranes associates

architects

SITE PLAN

S6



RANDALL SCHOOL

BOHLER ENGINEERING, P.C. | shalom baranes associates

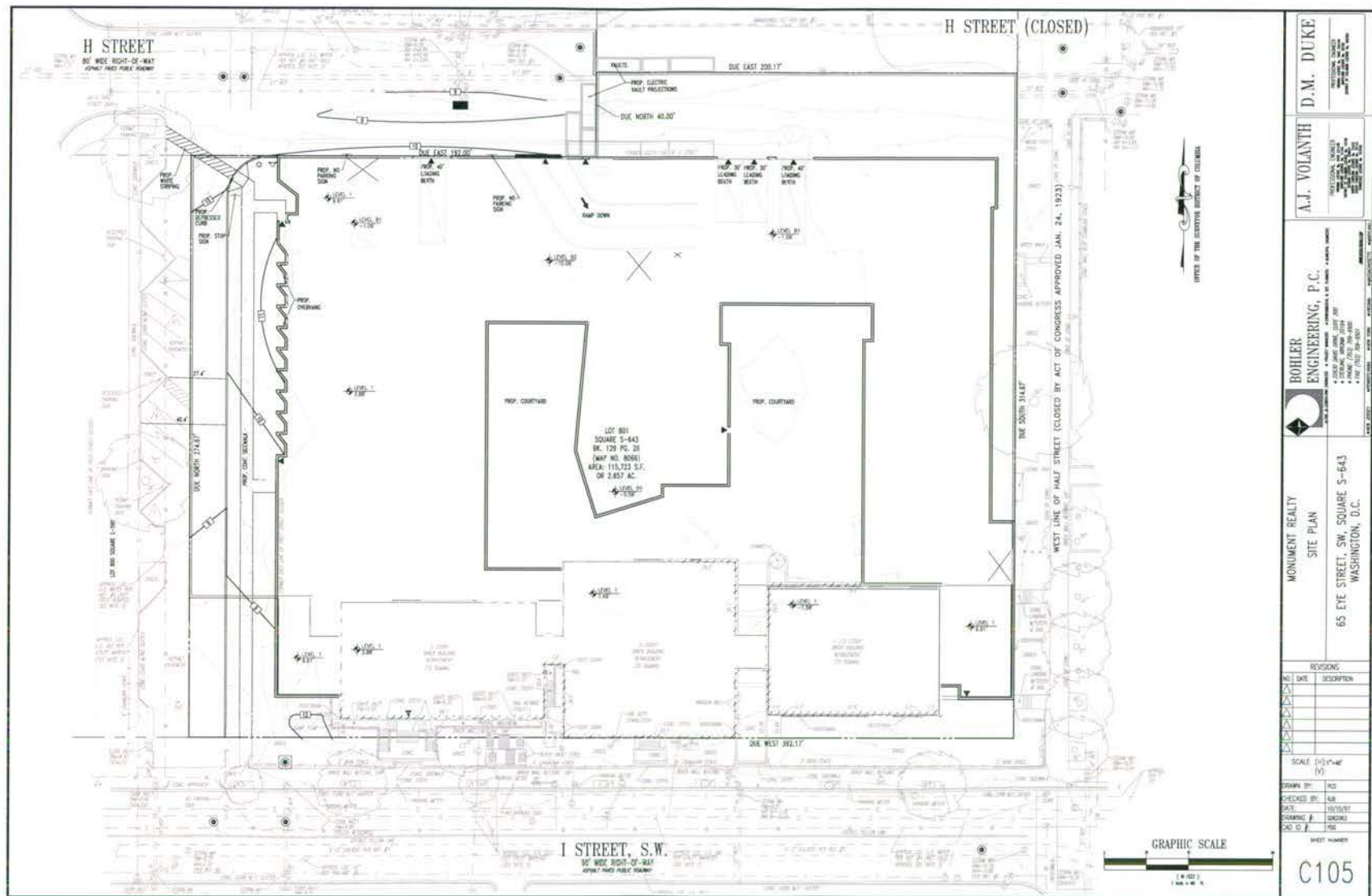
architects

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

CIVIL - SURFACE DEMOLITION PLAN

C3



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

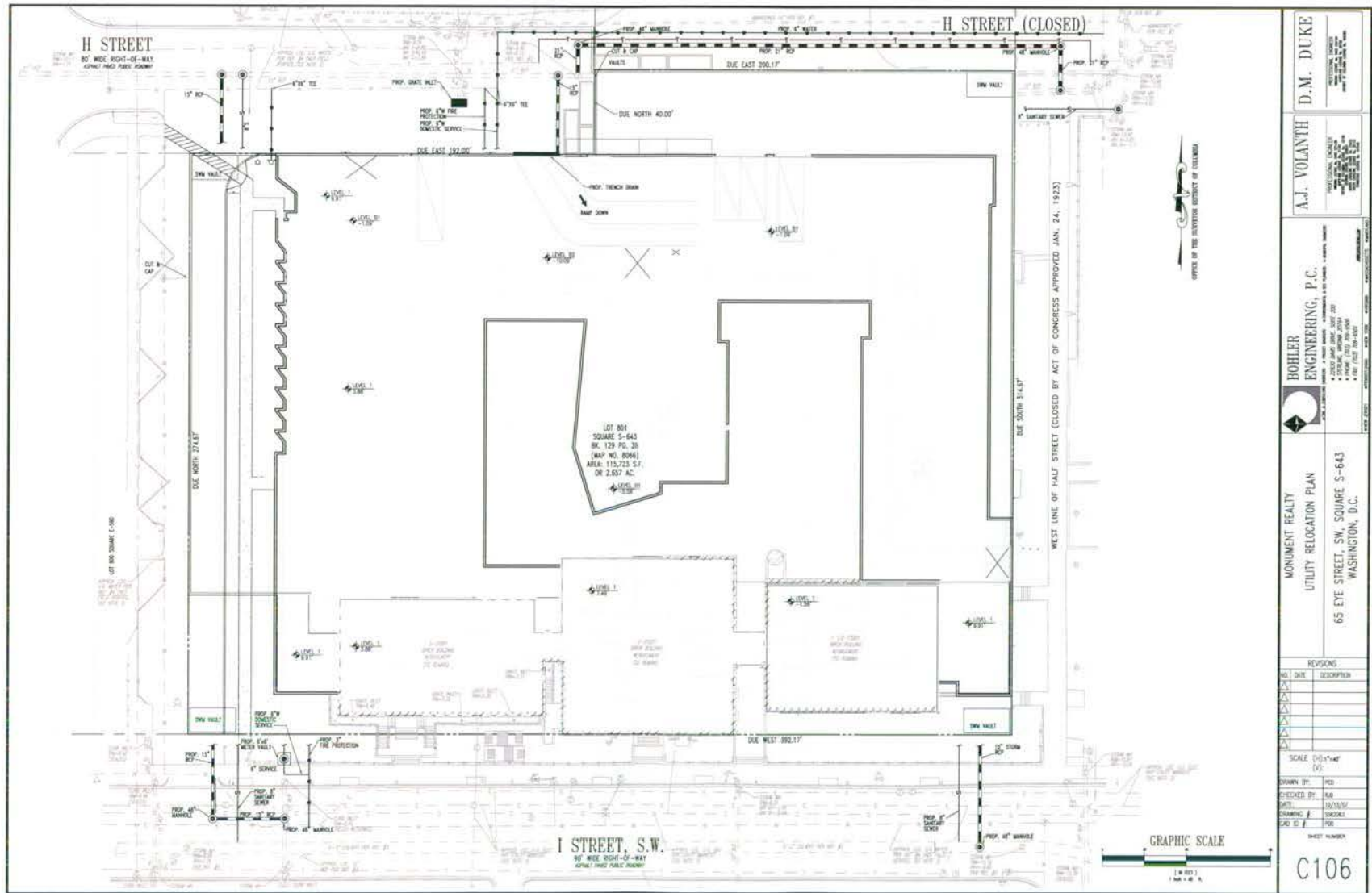
PUD SUBMISSION - REVISED

BOHLER ENGINEERING, P.C. | shalom baranes associates

architects

CIVIL - SITE PLAN

C5



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | 2007 Shalom Baranes Associates, P.C.

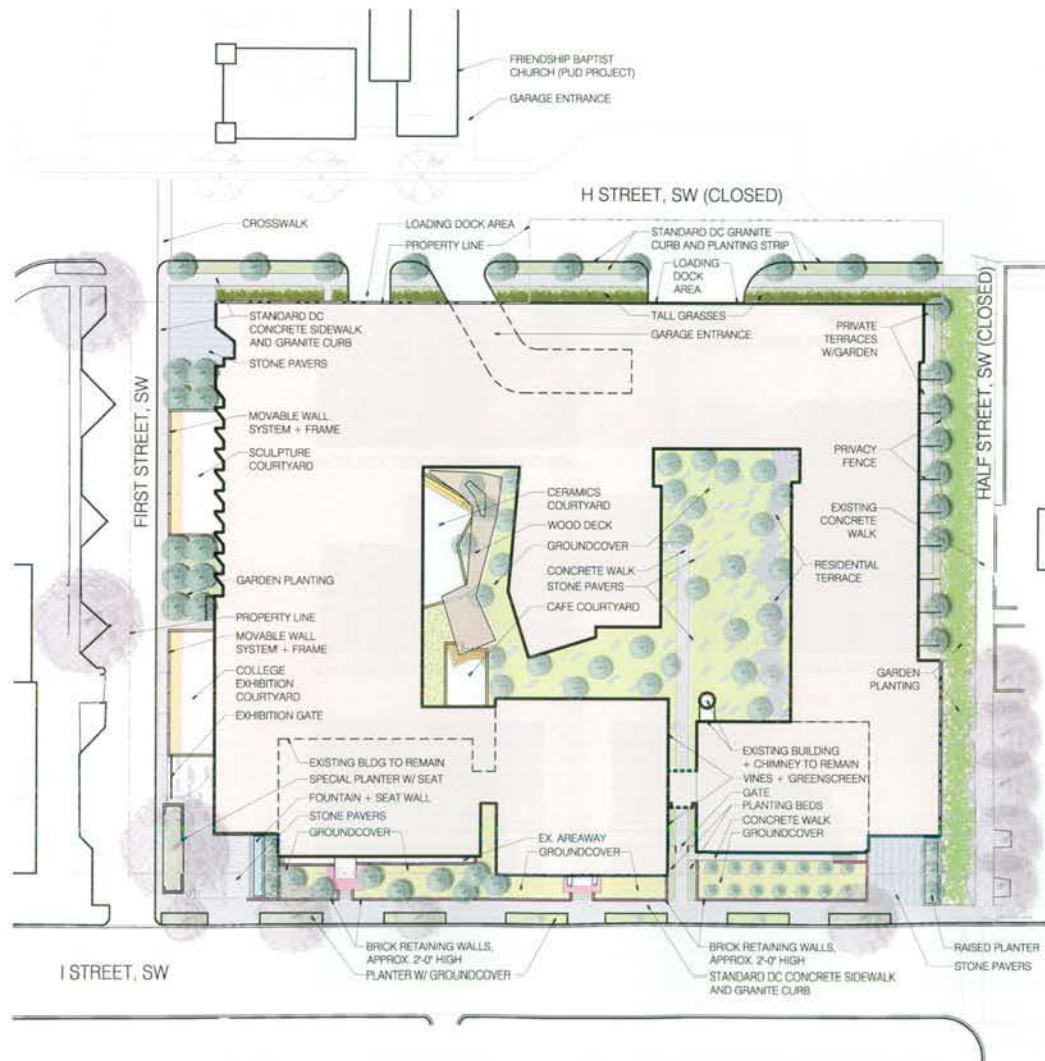
PUD SUBMISSION - REVISED

BOHLER ENGINEERING, P.C. | shalom baranes associates

architects

CIVIL - UTILITY RELOCATION PLAN

C6



NOTE:
1. PLANT SPECIES SELECTIONS IDENTIFIED ON SHEETS L2 & L3 ARE TO ILLUSTRATE DESIGN INTENT ONLY. THE PURPOSE IS TO GENERALLY DEFINE PLANT SIZE AND CHARACTER. REFINEMENTS TO THE PLANTING DESIGN AND FINAL SELECTION OF ALL PLANT MATERIALS CONSISTENT WITH THE SPECIES SHOWN SHALL BE DEVELOPED DURING DETAILED DESIGN PHASES OF WORK.

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.



PUD SUBMISSION - REVISED

OCULUS | shalom baranes associates

architects

LANDSCAPE PLAN

L1

HALF STREET



RESIDENTIAL FENCE



BIG BLUE LILYTURF



DWARF FOTHERGILLA



SPICE BUSH

EYE STREET



REBUILT BRICK RETAINING WALL



SPECIAL ENTRANCE PAVING



METAL TREE PLANTER



ENTRANCE REFLECTING POOL



DWARF HEAVENLY BAMBOO



ALLEGHENY SPURGE



HONEY LOCUST



SHADBLOW



YELLOWWOOD

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

OCULUS | shalom baranes associates

architects

LANDSCAPE IMAGES

L2

INTERIOR COURTYARD

CHARACTER IMAGES



COURTYARD DECK

COMMON WINTERCREEPER



CREeping ST JOHN'S WORT



RIVER BIRCH

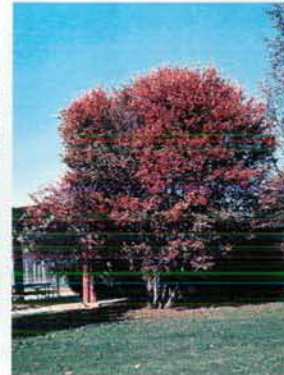
FIRST STREET - H STREET



COURTYARD EXHIBITION GATE



SWEET BAY MAGNOLIA



SHADBLOW



DC CURB/GUTTER/CONCRETE PAVING



COURTYARD TRELLIS WALL OPTION A



COURTYARD TRELLIS WALL OPTION B



ARMSTRONG RED MAPLE



HENRY'S GARNET SWEETSPIRE



INKBERRY

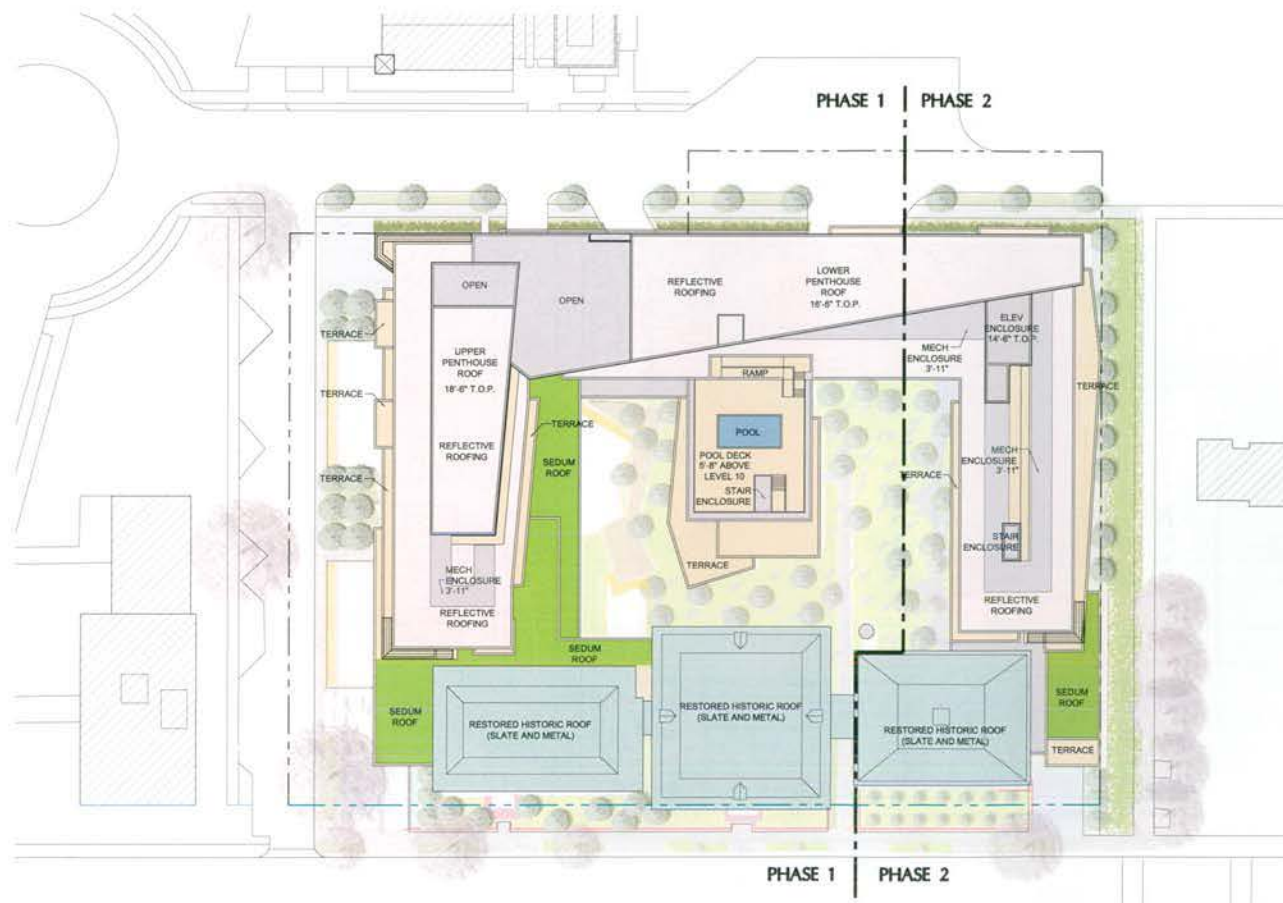


NORTHERN BAYBERRY



ALLEGHENY SPURGE

RANDALL SCHOOL



SEDUM - FOUR TYPES

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates P.C.



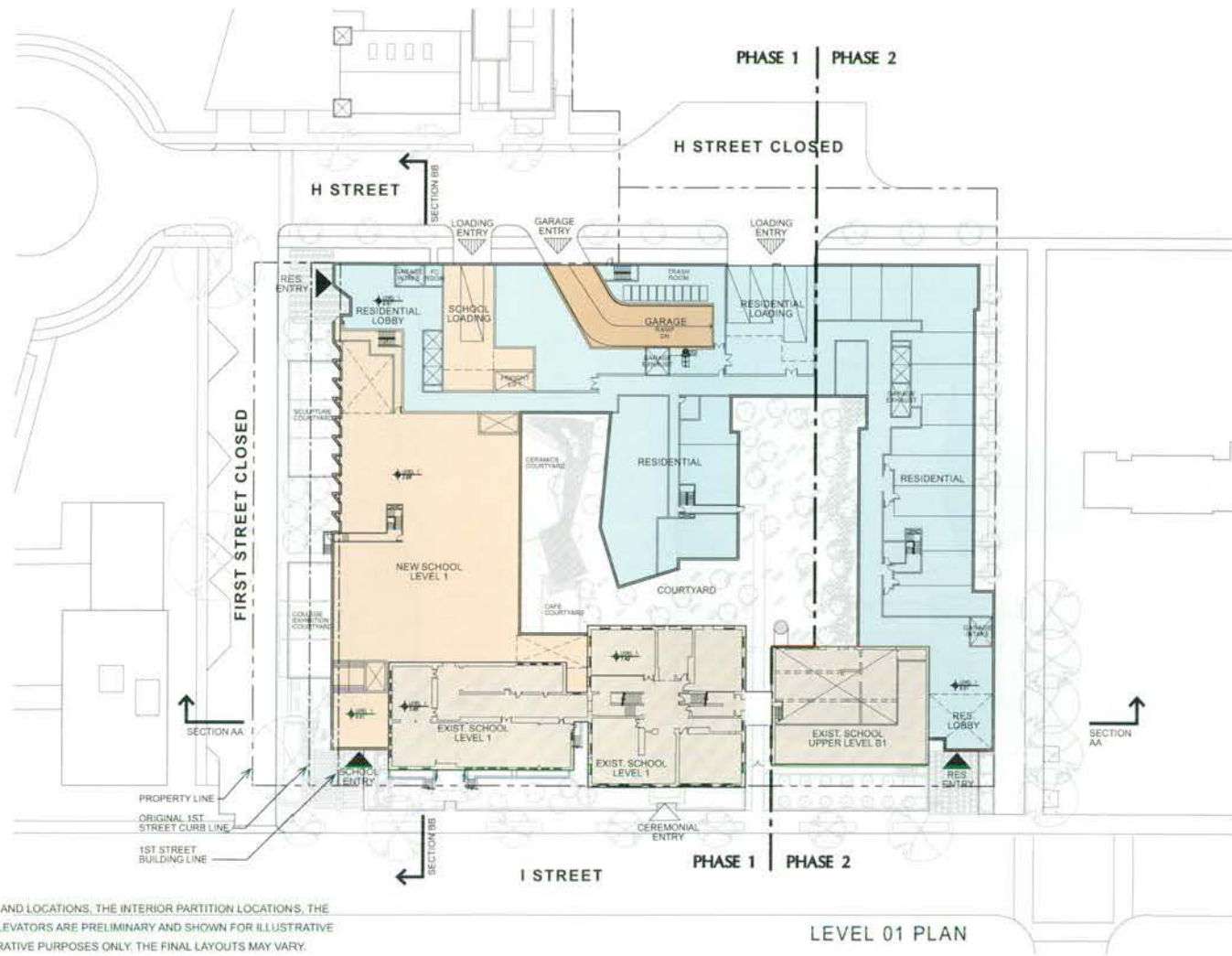
PUD SUBMISSION - REVISED

OCULUS | shalom baranes associates

architects

LANDSCAPE PLAN - ROOF

L4



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY; THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

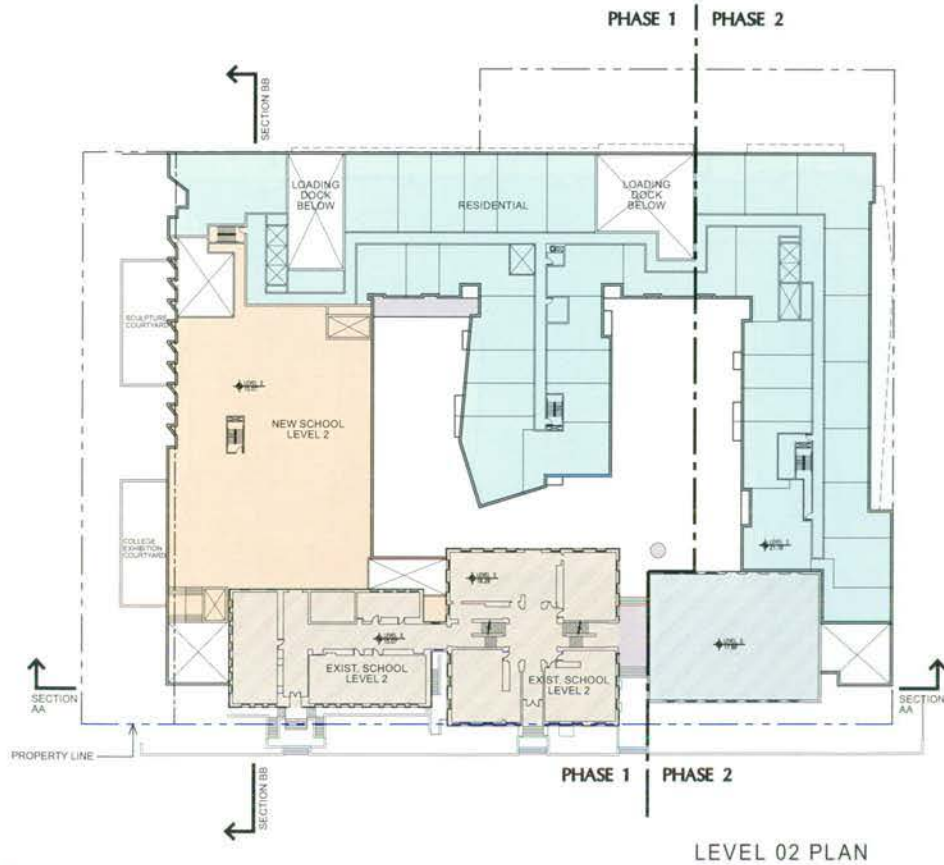


PUD SUBMISSION - REVISED

shalom baranes associates architects

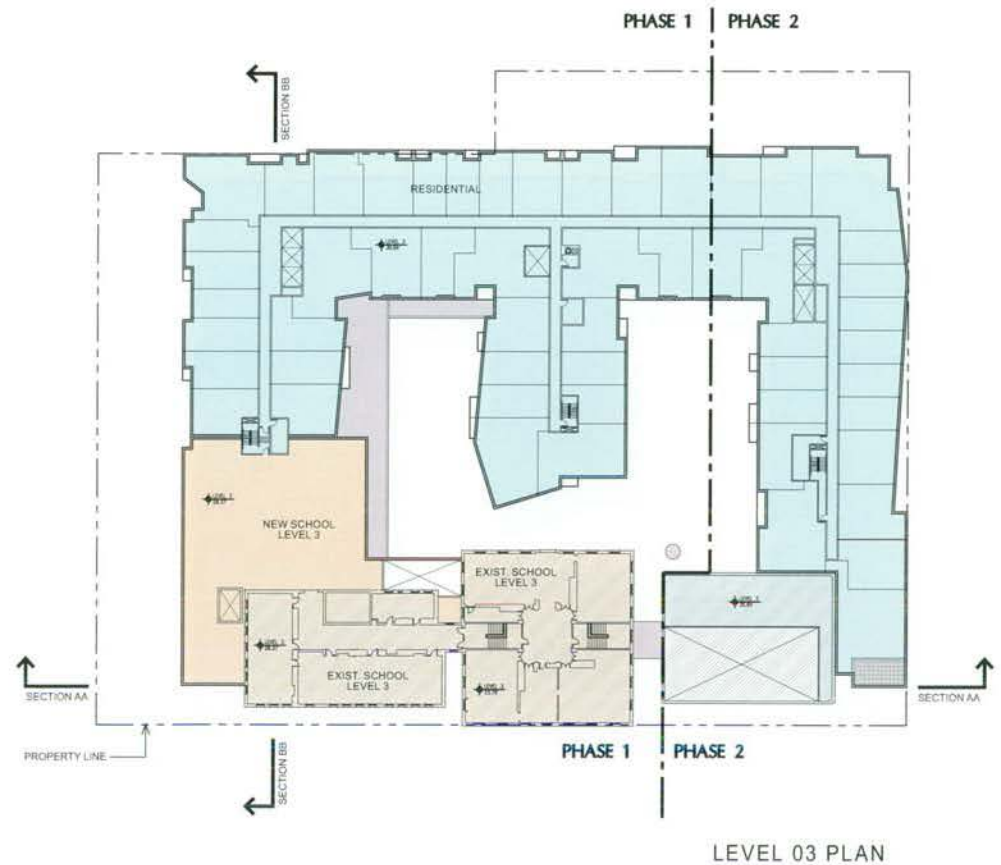
LEVEL 01 PLAN

A1



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | OCTOBER 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

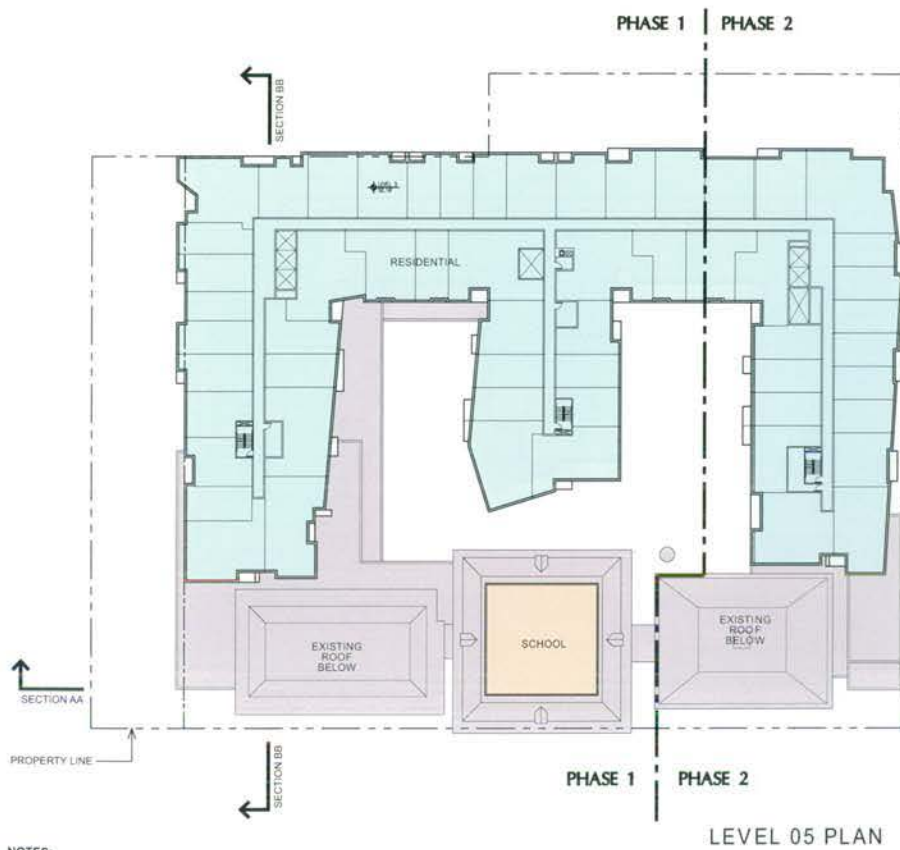


PUD SUBMISSION - REVISED

shalom baranes associates architects

LEVEL 02 & LEVEL 03 PLANS

A2



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.



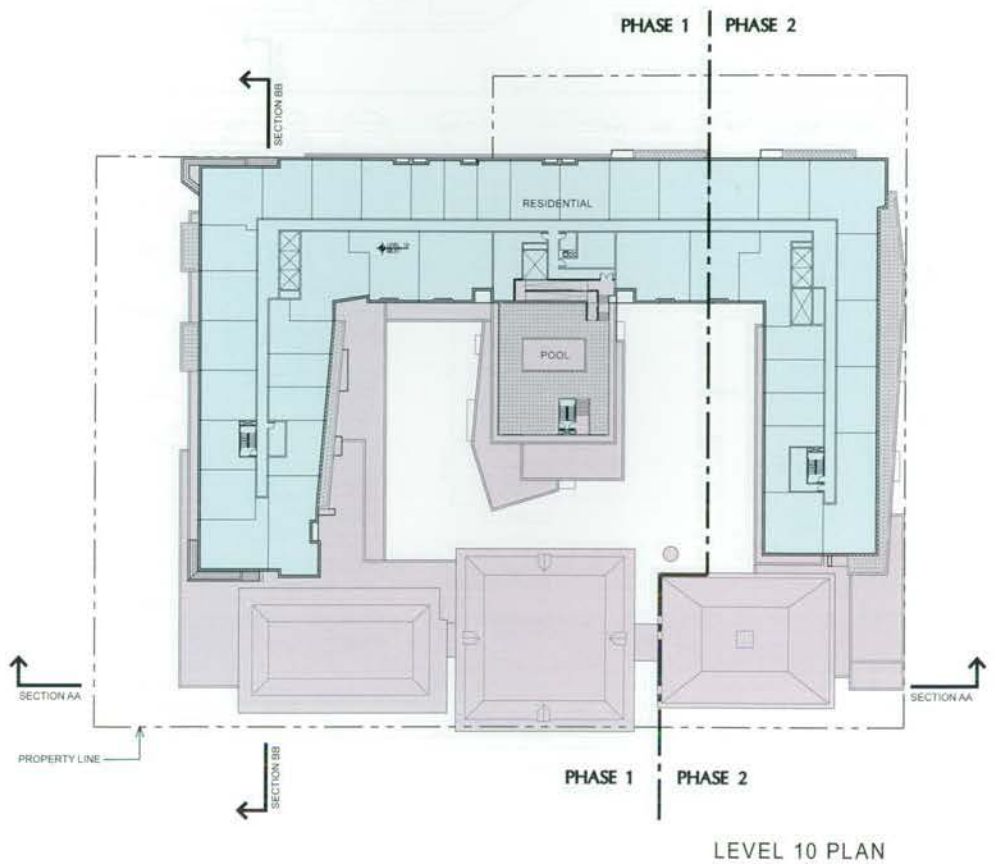
PUD SUBMISSION - REVISED

shalom baranes associates

architects

LEVEL 05 & LEVEL 06 (TYP.) PLANS

A3



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

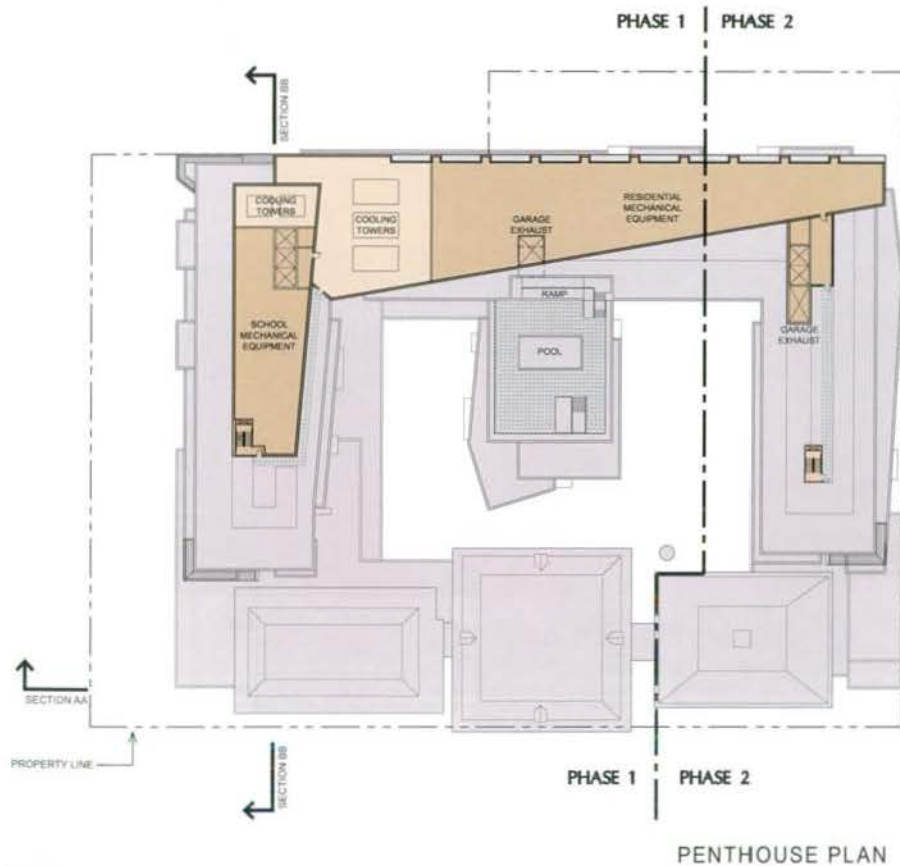


PUD SUBMISSION - REVISED

shalom baranes associates architects

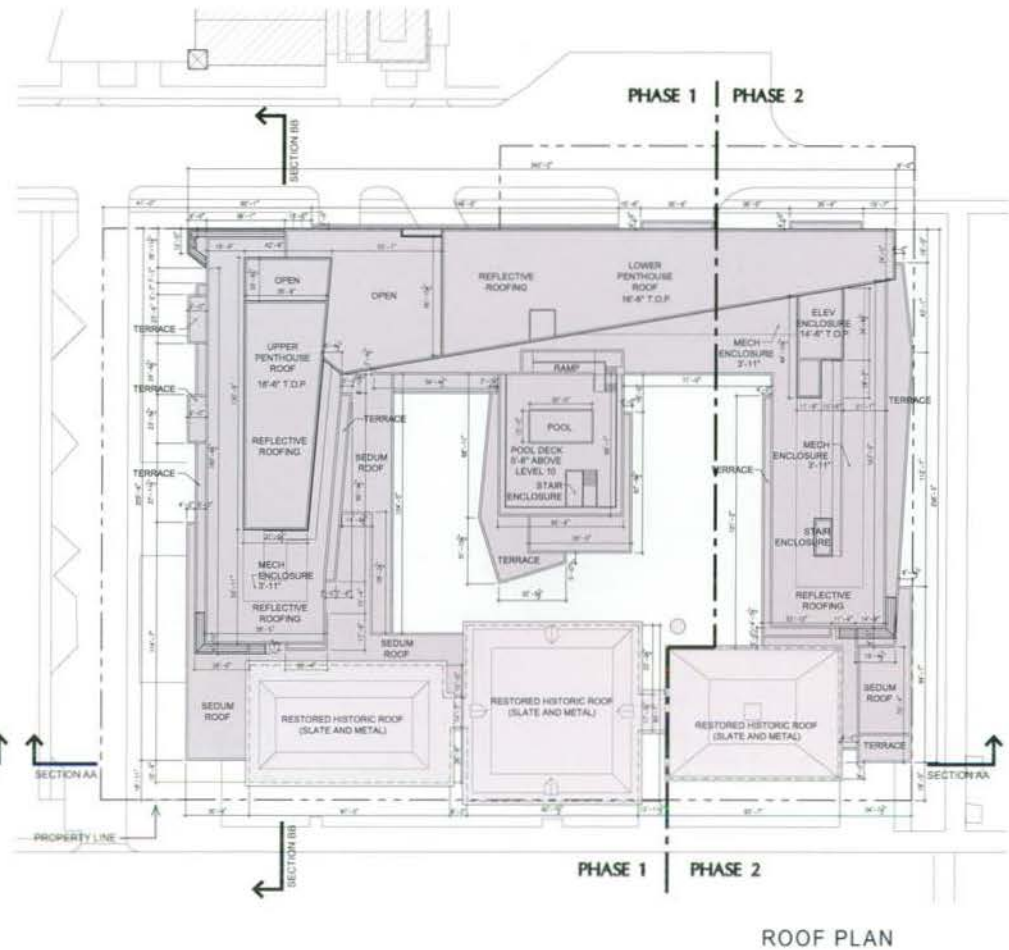
LEVEL 09 & LEVEL 10 PLANS

A4



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | 65207 NORTON BARANES ASSOCIATES, P.C.

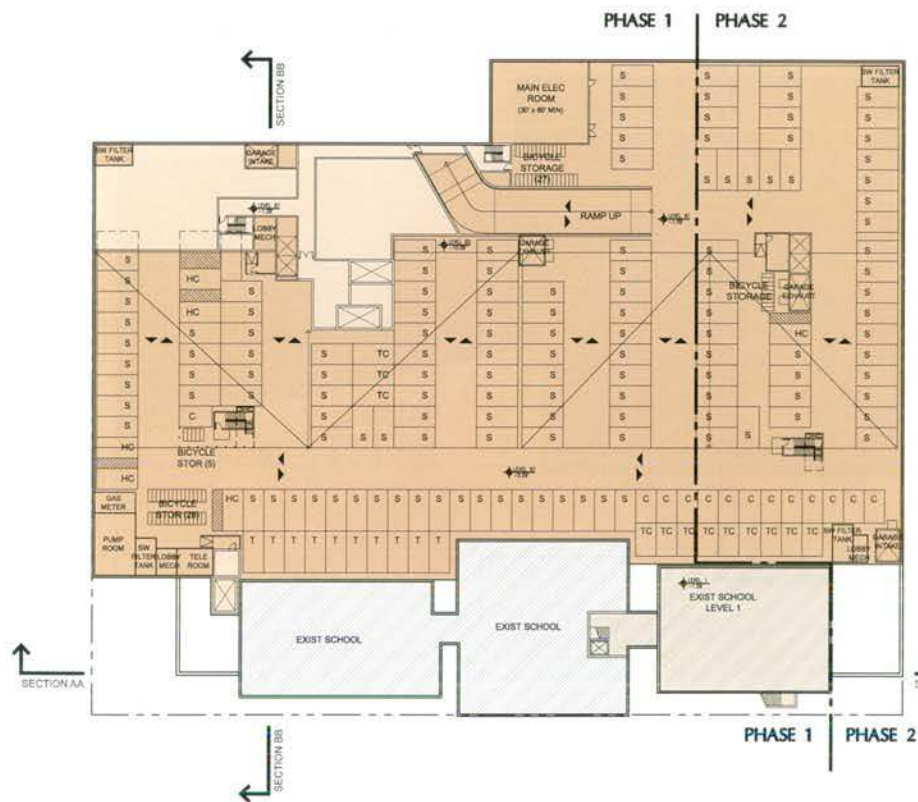


PUD SUBMISSION - REVISED

shalom baranes associates architects

PENTHOUSE & ROOF PLANS

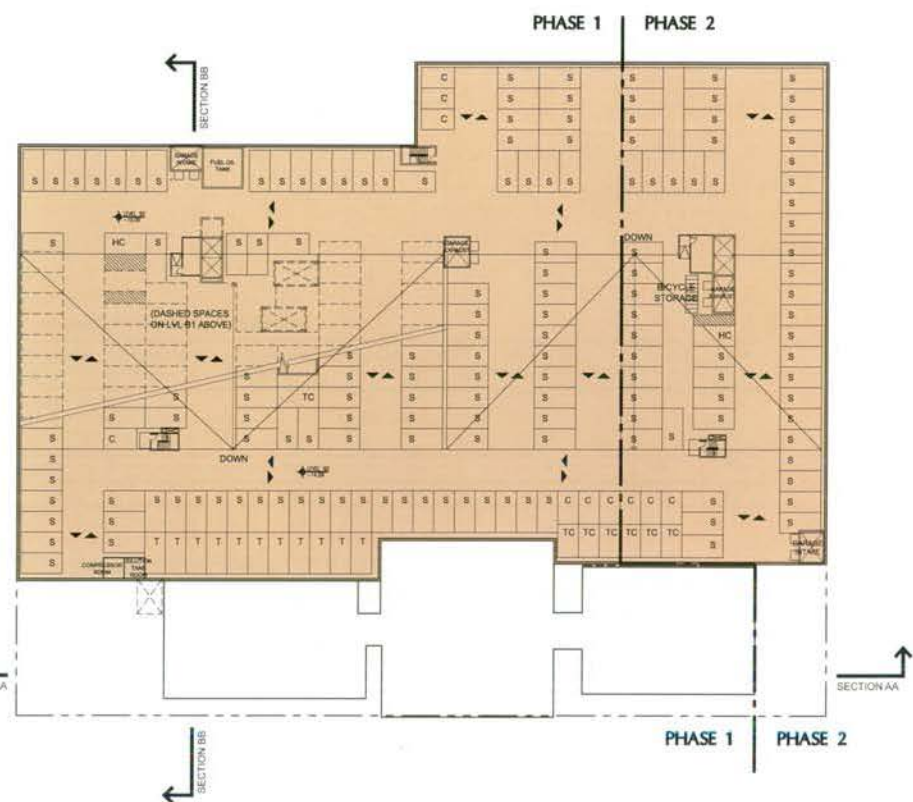
A5



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.
4. ALL DRIVEWAY AISLES MIN 20'-0" WIDE.

LEVEL B1 PLAN



LEVEL B2 PLAN

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.



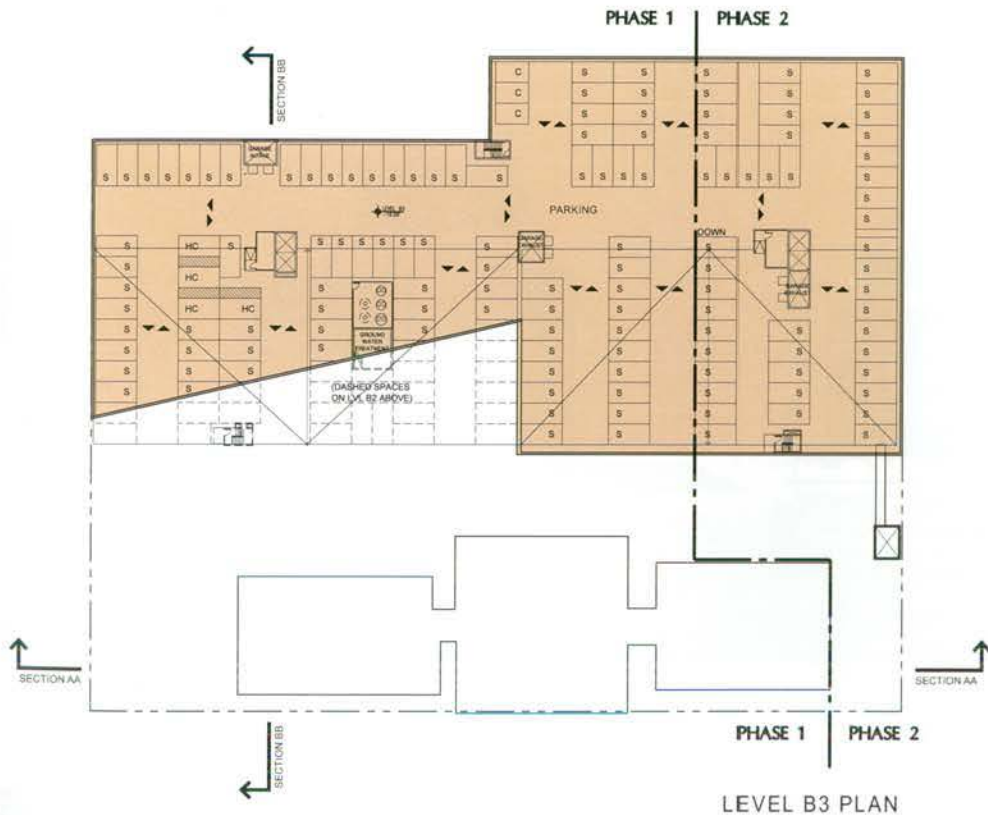
PUD SUBMISSION - REVISED

shalom baranes associates

architects

LEVEL B1 & LEVEL B2 PLANS

A6



PARKING COMPOSITION: RESIDENTIAL

LEVEL	HANDICAP (HC) (8'x5') x 19'	STANDARD (S) 9' x 19'	COMPACT (C) 8' x 16'	TANDEM (T)/ TANDEM COMPACT (TC)	VAULT	TOTAL
B1	3	70	12	17	0	102
B2	2	137	6	17	0	162
B3	4	99	0	0	0	103
TOTAL	9	306	18	34	0	367

PARKING COMPOSITION: SCHOOL

LEVEL	HANDICAP (HC) (8'x5') x 19'	STANDARD (S) 9' x 19'	COMPACT (C) 8' x 16'	TANDEM (T)/ TANDEM COMPACT (TC)	VAULT	TOTAL
B1	3	57	0	0	0	60
TOTAL	3	57	0	0	0	60

NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.
4. ALL DRIVEWAY AISLES MIN 20' WIDE.

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.



PUD SUBMISSION - REVISED

shalom baranes associates architects

LEVEL B3 PLAN A7



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.
4. REFER TO SHEETS A9 AND A10 FOR TYPICAL MATERIAL NOTATION.

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates architects

SOUTH ELEVATION

A8





BRICK

METAL PANEL (TYPE 3)

ALUMINUM WINDOWS

METAL BALCONY RAIL

METAL PANEL (TYPE 2)

EXISTING BRICK



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates

architects

ELEVATION DETAILS

A9



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.
4. REFER TO SHEETS A9 AND A10 FOR TYPICAL MATERIAL NOTATION.



RANDALL SCHOOL



shalom baranes associates architects

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

WEST ELEVATION

A10



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.
4. REFER TO SHEETS A9 AND A10 FOR TYPICAL MATERIAL NOTATION.

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

0' 15' 30'

PUD SUBMISSION - REVISED

shalom baranes associates architects

NORTH ELEVATION A11



NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.
4. REFER TO SHEETS A9 AND A10 FOR TYPICAL MATERIAL NOTATION.

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

0' 15' 30'

PUD SUBMISSION - REVISED



shalom baranes associates architects

EAST ELEVATION A12



WEST COURTYARD LOOKING WEST

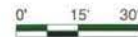


WEST COURTYARD LOOKING EAST

NOTES:

1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR AND PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.
4. REFER TO SHEETS A9 AND A10 FOR TYPICAL MATERIAL NOTATION.

RANDALL SCHOOL



shalom baranes associates architects



EAST COURTYARD LOOKING WEST



EAST COURTYARD LOOKING EAST

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

2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.

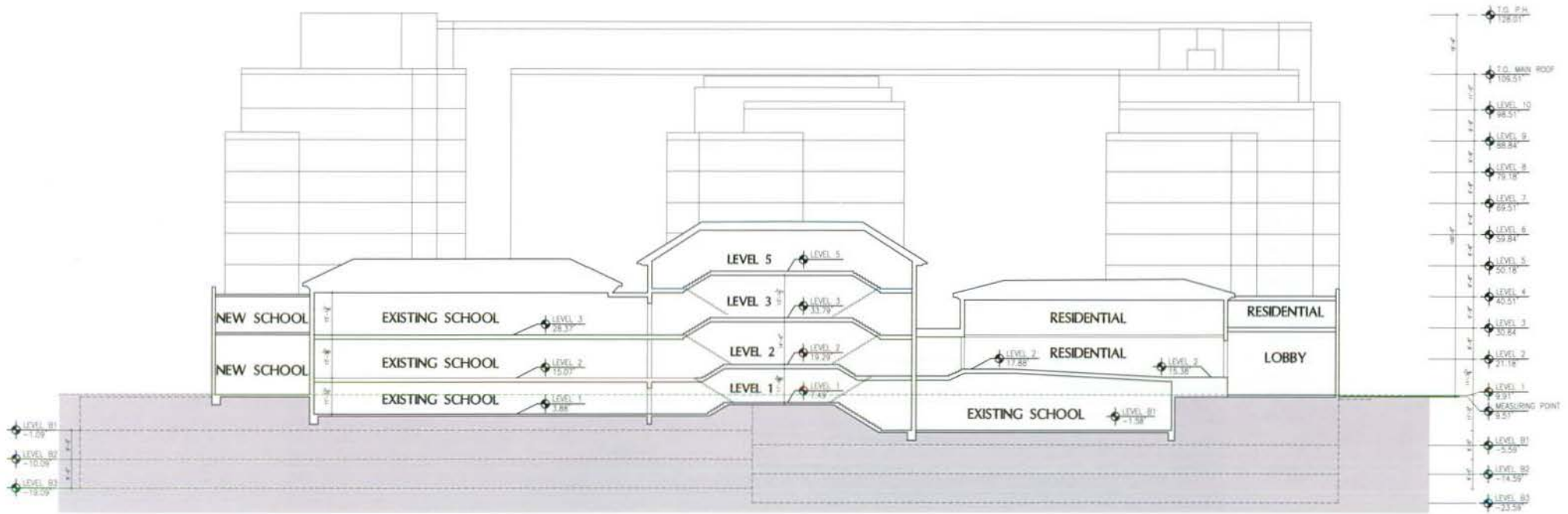
3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.

4. REFER TO SHEETS A9 AND A10 FOR TYPICAL MATERIAL NOTATION.

RANDALL SCHOOL

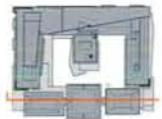
0' 15' 30'

shalom baranes associates architects



SECTION AA

- NOTES:
1. THE EXTERIOR ELEVATIONS, INCLUDING DOOR AND WINDOW SIZES AND LOCATIONS, THE INTERIOR PARTITION LOCATIONS, THE NUMBER, SIZE, AND LOCATIONS OF RESIDENTIAL UNITS, STAIRS AND ELEVATORS ARE PRELIMINARY AND SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE PARKING SPACE LAYOUT IS SHOWN FOR ILLUSTRATIVE PURPOSES ONLY. THE FINAL LAYOUTS MAY VARY.
 2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
 3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.



RANDALL SCHOOL

0' 15' 30'

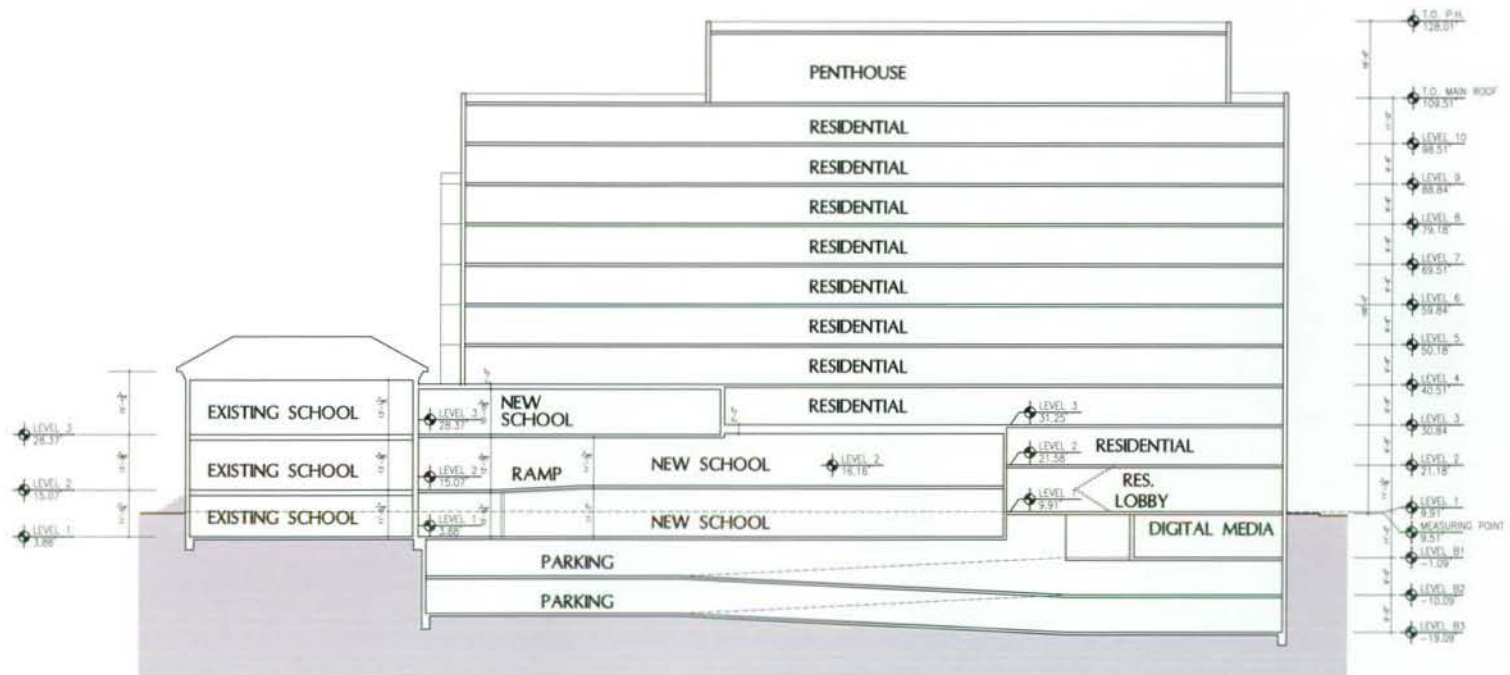
shalom baranes associates architects

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

BUILDING SECTION

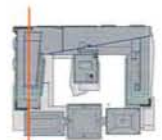
A15



SECTION BB

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

2. REFER TO SHEET L1 FOR LANDSCAPE PLAN.
 3. REFER TO SHEET A5 (ROOF LEVEL) FOR BUILDING DIMENSIONS.



RANDALL SCHOOL



shalom baranes associates architects



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates architects

EYE STREET VIEW A17



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates

architects

EYE STREET VIEW

A18



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates architects

SOUTHEAST VIEW A19



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates

architects

H STREET VIEW

A20



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates

architects

SOUTHWEST VIEW

A21



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates

architects

BIRDS-EYE VIEW NORTHWEST

A22



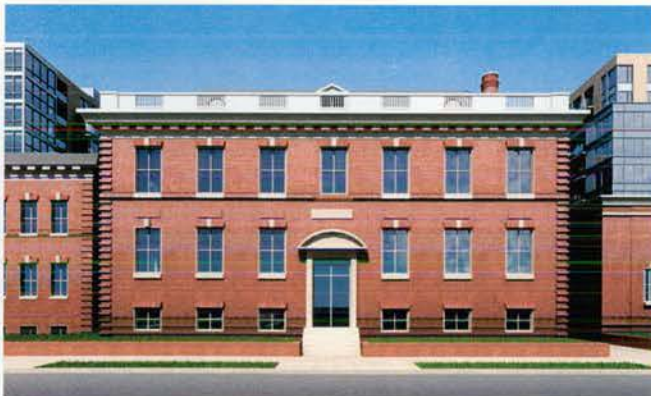
1927 CLASSROOM WING



1906 CENTER PAVILION



1927 AUDITORIUM WING



10 STORY SCHEME



RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates architects

EYE STREET VIEWS A23



912 F STREET - THE VENTANA



2200 M STREET - RITZ CARLTON HOTEL AND RESIDENCES



4500 WISCONSIN AVENUE - CITYLINE AT TENLEY



1522 14TH STREET - LANGSTON LOFTS

RANDALL SCHOOL

65 EYE STREET SW, WASHINGTON, DC | October 19, 2007 | ©2007 Shalom Baranes Associates, P.C.

PUD SUBMISSION - REVISED

shalom baranes associates

architects

PROJECT PRECEDENTS

A24