BUILDING CODE / ZONING DATA

Zoning Data: **District of Columbia, Title 11 Zoning, 2002**

Zone:	*DD/C3C and DD/C2C (Zoning Order No. 943A)*		
Square:	*316*		
Lots:	*818, 817*		
Site Area: (As per Plat recorded in survey book 1000, page 107 on 7/02/03)	*Lot 818 (DD/C3C)*	*20,085.00*	*sf*
	Alley (50%)	*536.50*	*sf*
	Total (DD/C3C)	*20,621.50*	*sf*
	Lot 817 (DD/C2C)	*7,765.00*	*sf*
	Alley (50%)	*536.50*	*sf*
	Total (DD/C2C)	*8,301.50*	*sf*
FAR Permitted:	*DD/C3C 10.000*	*206,215.00*	*sf*
	DD/C2C 8.500	*70,562.75*	*sf*
	Total	**276,777.75**	*sf*
FAR Proposed: (based on 11/17/03 dwgs)	First Floor	22,621	sf
	Second Floor	28,086	sf
	Third Floor	28,264	sf
	Fourth Floor	28,264	sf
	Fifth Floor	28,264	sf
	Sixth Floor	28,264	sf
	Seventh Floor	28,264	sf
	Eighth Floor	28,264	sf
	Ninth Floor	27,148	sf
	Tenth Floor	27,148	sf
	Total FAR	**274,587**	**sf**

Lot Occupancy Allowed:	*100%*
Lot Occupancy Proposed:	**97%**
Rear Yard Requirement:	*27'- 1" (per 2.5"/ ft. per building height) 11th Street, NW*
Rear Yard Proposed:	**55"- 8" from center line of 11th Street, NW**
Bldg Height Permitted:	*130 ft. Middle of Bldg at 12th Street to top of Parapet*
Bldg Height Proposed:	**130 ft. Middle of Bldg at 12th Street to top of Parapet**
Penthouse Height Allowed:	*1 : 1 setback from edge of Roof, not to exceed 18'- 6" ht*
Penthouse Ht Proposed:	**18' - 6" Top of Penthouse Parapet with 1: 1 setback**
Penthouse Area Allowed:	*0.037 FAR = 10,241 sf*
Penthouse Area Proposed:	**0.026 FAR = 7,025 sf**

Parking Required:

256,909	*sf*	*Office Use (less Retail & Loading Area)*
2,876	*sf*	*Loading Area*
14,802	*sf*	*Retail @ 1st Floor*
141.66	*spaces*	*256,909 -1892 (2,000 x 94.6%) /1800*
19.52	*spaces*	*14,802-162 (3,000 x 5.4%) /750*
161.18	*Total spaces required*	

Parking Proposed:	**Standard**	**87**	(9X19)
	Compact	62	(8X16)
	Tandem	6	
	Handicap	7	
	Sub-Total	162	
	Vault	72	
	TOTAL	234	spaces

Loading Spaces Required:	*3 spaces 12ft x 30ft each with 100sf loading platform* *1 space 10ft x 20ft for Service/Delivery*
Loading Spaces Proposed:	**3 spaces 12ft x 30ft each with 100sf loading platform** **1 space 10ft x 20ft**

BZA
Case No. 17158
Exhibit No. 11

Board of Zoning Adjustment
District of Columbia
CASE NO. 17158
EXHIBIT NO. 11

Building Code: **Distric of Columbia, TITLE 12 DCMR 1999 Code Supplement**
BOCA National Building Code / 1996
International Plumbing Code / 1995
International Mechanical Code / 1996
BOCA National Fire Prevention Code / 1996
NFPA National Electrical Code / 1996
Accessibility - ANSI A117.1-1986 with DC Code Supplement (Chapter 11)

Use Group: Mixed Use - Non Separated (B / M / A3 / S1 / S2) (Sect. 313.1.1)

Construction Type: 1B (Table 503) High Rise w/ Sprinkler System (Sect. 403))

Floor Area/Height Allowed: Unlimited Floor Area / Unlimited Height (Table 503)

Floor Area Proposed: Floor area within the perimeter of the outside walls of the building (Sect.1002.1)

FLOOR	USE GROUP B	USE GROUP M/A3	USE GROUP S-1	USE GROUP S-2	TOTAL SF
FIRST FLOOR	9,634 SF	14,100 SF	0 SF	0 SF	23,734 SF
SECOND FLOOR	27,294 SF	0	0	0	27,294 SF
THIRD FLOOR	27,468 SF	0	0	0	27,468 SF
FOURTH FLOOR	27,468 SF	0	0	0	27,468 SF
FIFTH FLOOR	27,468 SF	0	0	0	27,468 SF
SIXTH FLOOR	27,468 SF	0	0	0	27,468 SF
SEVENTH FLOOR	27,468 SF	0	0	0	27,468 SF
EIGHTH FLOOR	27,468 SF	0	0	0	27,468 SF
NINTH FLOOR	26,327 SF	0	0	0	26,327 SF
TENTH FLOOR	26,327 SF	0	0	0	26,327 SF
ROOF	26,327 SF	0	0	0	26,327 SF
MECH. PENTHOUSE	7,025 SF	0	0	0	7,025 SF
SUB TOTAL	291,302 SF	14,100 SF		0	305,402 SF
FIRST FLOOR RAMP	0 SF	0 SF	0 SF	0 SF	3,560 SF
B1 LEVEL GARAGE	24,002 SF	0 SF	348 SF	7,150 SF	31,500 SF
B2 LEVEL GARAGE	0 SF	2,862 SF	1,775 SF	27,170 SF	31,807 SF
B3 LEVEL GARAGE	0 SF	0 SF	1,679 SF	30,128 SF	31,807 SF
B4 LEVEL GARAGE	0 SF	0 SF	1,738 SF	30,069 SF	31,807 SF
TOTAL	315,304 SF	16,962 SF	5,540 SF	94,517 SF	432,323 SF

Exterior Walls (705.0) Fire Separation Distance Definition:
Measured from lot line; centerline of street/alley

Exterior Walls: (with sprinklers) (705.2 & 705.2.4)	Less than 5 feet distance	1 HR
	More than 5 feet distance	0 HR
Openings in Exterior Walls (with sprinklers) (705.3.3)	< 3ft from exist. bldgs	Not Permitted
	< 3ft from exist bldg & < 12ft above exist roof	Not Permitted
	< 3ft from exist bldg & < 40ft above exist roof	< 45% protected
	< 3ft from exist bldg & > 40ft above exist roof	< 45% unprotected
	> 3ft from exist bldgs	< 45% unprotected
	> 20ft from lot line or centerline of street	Unlimited

Sprinklers: Yes - Entire Building with Automatic Sprinkler System (Sect. 403.2)

Standpipes: Yes - Per Sect. 915.4 and 915.5
Loacted in each egress stairs with hose connection

Fire Extinguishers: Not Required for Use Groups B, M, S-2
Required for A-3 Use & Back-of -House (ie. Mech Penthouse, Elevator Machine Room, Switchgear Rm, Loading Dock, etc)

Exit Remote Locations: Allowed 1/4th of maximum diagonal dimension with Sprinklers

Length of Travel: 250ft with sprinklers for Use Group B, A, M, S-1
400ft with sprinklers for Use Group S-2 (Garage)

Occupancy Load: 15sf net - Restaurants
100sf gross - Business Area
200sf gross - Parking Garage
300sf gross - Mech/Elec Rooms & Storage areas.

High Rise Requirements: As per Section 403.0

FIRE RESISTANCE RATING OF STRUCTURAL ELEMENTS (TABLE 602).

1. Exterior Walls (Load Bearing)	3 HR (COLUMNS & BEAMS)
(Non-Load Bearing)	0 HR
2. Fire Walls & Party Walls	3 HR (N/A)
3. Fire Separation Assemblies	
Exit, Exit Hallways and Stairs	2 HR
Shaft and Elevator Hoistways	2 HR
Mixed Use ("B" & "A3")	2 HR (N/A)
4. Exit Access Corridors	0 HR (1011.4)
Vertical Separation of Tenant Spaces	1 HR (1011.4 & 1011.4.1)
5. Dwelling unit separations	1 HR (N/A)
6. Smoke Barriers	1 HR (N/A)
7. Other non-bearing partition	0 HR
8. Interior Bearing Walls, Columns, Girders & Framing	
1. Supporting More Than One Floor	3 HR
2. Supporting One Floor or Roof	2 HR
9. Structural Members Supporting Wall	2 HR
10. Floor Construction Including Beams	2 HR
11. Roof Construction Including Beams Framing & Roof Deck	
15ft. or Less	1 1/2 HR
15ft. to 20ft.	1 HR
20ft. or More	0 HR
12. Separation between each use group.	1 HR

FIRE RESISTANCE ASSEMBLIES

FLOOR/CEILING:	2 HR MIN. 8" THK. REINF. CONC. (SILCEOUS) SLAB W/ MIN. 1" COVER
ROOF/CEILING:	2 HR MIN. 8" THK. REINF. CONC. (SILCEOUS) SLAB W/ MIN. 1" COVER
COLUMNS:	3 HR MIN. 16" REINF. CONC. (SILCEOUS) W/ MIN. 1 1/2" COVER
BEAMS:	2 HR MIN. 10" REINF. CONC. (SILCEOUS) W/ MIN. 3/4" COVER

NOTE : MINIMUM CONCRETE THICKNESS AND COVERAGE IS BASED ON BOCA TABLE 1910.6.1 & ASTM E119 TABLE 2.1, 2.3.1, 2.3.2, & 2.4

PENETRATIONS: ALL PENETRATIONS THRU FIRE RATED FLOOR, ROOF AND WALLS SHALL BE SEALED AS PER APPROVED U.L. DESIGN.

INTERIOR SIGNAGE: ALL SIGNAGE WILL BE FURNISHED UNDER SIGNAGE ALLOWANCE AND SHALL MEET CABO AND ANSI A117.1 REQUIREMENTS.

PLUMBING FIXTURES:

OCCUPANTS BASED ON TYP. FLOOR 27,468 SF/100=275/2=138 EA MEN & WOMEN

WATER CLOSETS: REQUIRED: WOMEN: 138/25 = 5.52WC (IPC-404)
MEN: 138/25 = 5.52WC (IPC-404)

PROVIDED: WOMEN: 6 WC

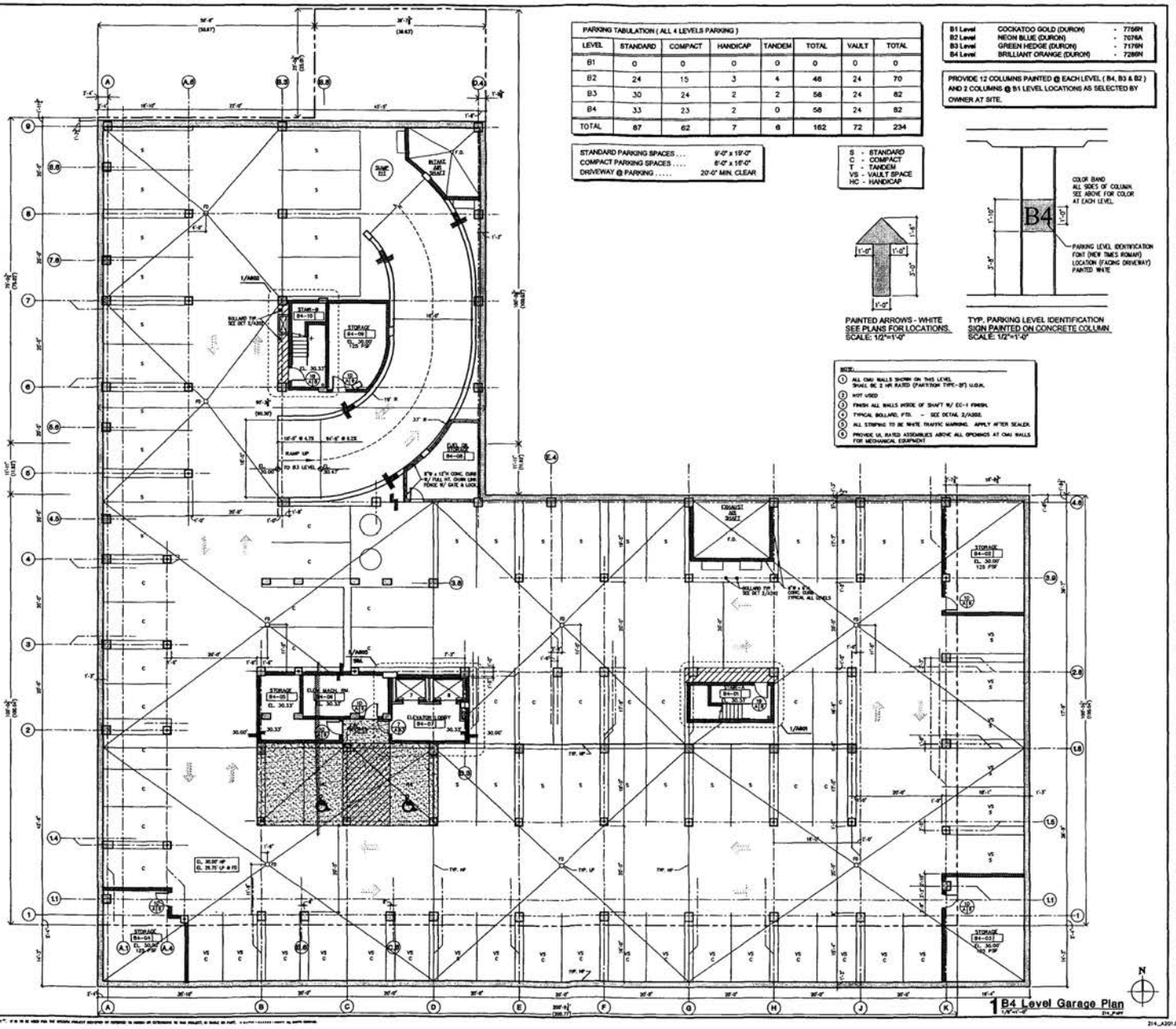
MEN: 4 WC & 2 URN

LAVATORIES: REQUIRED: 138/40 = 3.45 LAV @ MEN AND WOMEN (IPC 404)
PROVIDED: WOMEN: 4 LAVS

MEN: 4 LAVS

BUILDING VOLUME

FLOOR	AREA (Sq. Ft.)	HEIGHT (Ft.)	VOLUME (Cu. Ft.)
B4 LEVEL GARAGE	31,807	9.5	302,167
B3 LEVEL GARAGE	31,807	9.5	302,167
B2 LEVEL GARAGE	31,807	11	349,877
B1 LEVEL GARAGE	31,500	14.17	446,250
FIRST FLOOR	27,294	20	545,880
SECOND FLOOR	27,294	12.33	336,535
THIRD FLOOR	27,468	12.33	338,680
FOURTH FLOOR	27,468	12.33	338,680
FIFTH FLOOR	27,468	12.33	338,680
SIXTH FLOOR	27,468	12.33	338,680
SEVENTH FLOOR	27,468	12.33	338,680
EIGHTH FLOOR	27,468	12.33	338,680
NINTH FLOOR	26,327	13.33	350,939
TENTH FLOOR	26,327	13.33	350,939
ROOF	7,025	18.5	129,963
TOTAL			5,146,797



PARKING TABULATION (ALL 4 LEVELS PARKING)							
LEVEL	STANDARD	COMPACT	HANDICAP	TANDEM	TOTAL	VAULT	TOTAL
B1	0	0	0	0	0	0	0
B2	24	15	3	4	46	24	70
B3	30	24	2	2	58	24	82
B4	33	23	2	0	58	24	82
TOTAL	87	62	7	6	162	72	234

STANDARD PARKING SPACES	9'-0" x 19'-0"
COMPACT PARKING SPACES	8'-0" x 16'-0"
DRIVEWAY @ PARKING	20'-0" MIN. CLEAR

S - STANDARD
C - COMPACT
T - TANDEM
VS - VAULT SPACE
HC - HANDICAP

B1 Level	COCKATOO GOLD (DURON)	- 7756N
B2 Level	NEON BLUE (DURON)	- 7076A
B3 Level	GREEN HEDGE (DURON)	- 7176N
B4 Level	BRILLIANT ORANGE (DURON)	- 7286N

PROVIDE 12 COLUMNS PAINTED @ EACH LEVEL (B4, B3 & B2) AND 2 COLUMNS @ B1 LEVEL LOCATIONS AS SELECTED BY OWNER AT SITE.

PAINTED ARROWS - WHITE
SEE PLANS FOR LOCATIONS.
SCALE: 1/2"=1'-0"

TYP. PARKING LEVEL IDENTIFICATION
SIGN PAINTED ON CONCRETE COLUMN
SCALE: 1/2"=1'-0"

COLOR BAND
ALL SIDES OF COLUMN.
SEE ABOVE FOR COLOR
AT EACH LEVEL.

PARKING LEVEL IDENTIFICATION
FONT (NEW TIMES ROMAN)
LOCATION (FACING DRIVEWAY)
PAINTED WHITE

NOTE:
1. ALL CMU WALLS SHOWN ON THIS LEVEL SHALL BE 2 HR RATED (PARTITION TYPE-B*) U.O.N.
2. NOT USED
3. FINISH ALL WALLS INSIDE OF SHAFT W/ EC-1 FINISH.
4. TYPICAL BOLLARD, PTD. - SEE DETAIL 2/A202.
5. ALL STRIPING TO BE WHITE TRAFFIC MARKING. APPLY AFTER SEALER.
6. PROVIDE UL RATED ASSEMBLIES ABOVE ALL OPENINGS AT CMU WALLS FOR MECHANICAL EQUIPMENT

1 B4 Level Garage Plan
1/8"=1'-0"

N

DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIORS ARCHITECTURE
Derek Carter, Assoc. AIA
1676 International Drive, Suite 1065, McLean, Virginia 22102 • 703.734.8377
807 Pilcrook Street, N.W., Suite 1100, Washington, D.C. 20005 • 202.682.2300

The YRG Companies
Derek Carter, Sees Ltd
Wiles Mensch Corporation
Taylor-Cohen-Rikkon Assoc., Inc.
Girard Engineering, PC

REVISIONS
PERMIT SET 1/07/04

PROJECT TITLE
1101 K Street
Washington, D.C.

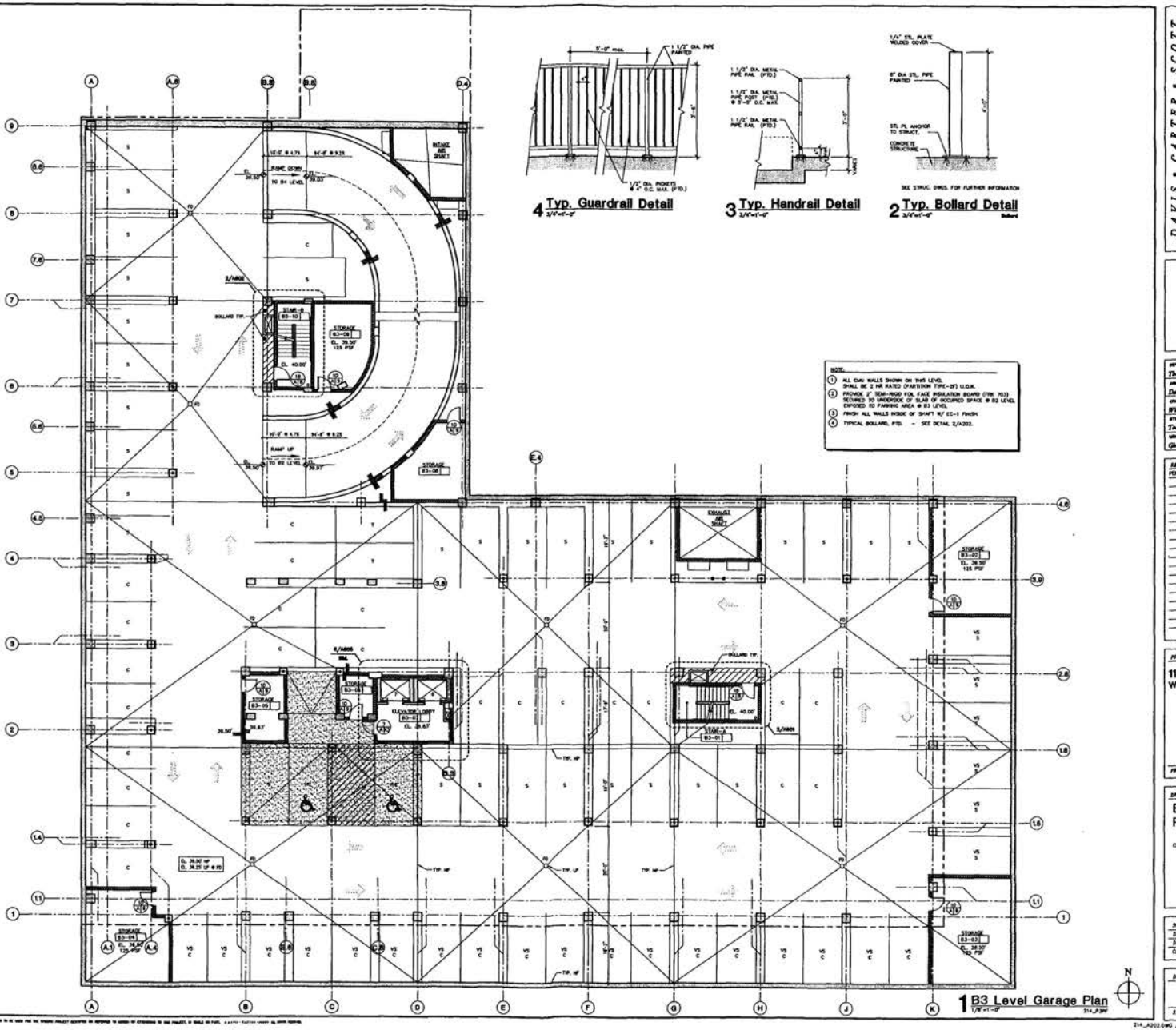
PROJECT NO. 3-03-2400

DRAWING TITLE
B4 LEVEL PLAN
EL. 30.00'

SCALE 1/8"=1'-0"
DATE 1/07/04
DRAWN BY JDS
CHECKED BY MH

DRAWING NUMBER
A-201
SHEET OF

214_A201.DWG January 22, 2004, 12:48 pm



DAVIS • CARTER • SCOTT
architecture and interiors
Davis, Carter, Scott Ltd.
1275 Pennsylvania Avenue, Suite 300, Washington, D.C. 20004 • 202.483.2000
107 Pitkin Street, Suite 110S, Rockville, Maryland 20850 • 301.294.7277

DEVELOPER: The TRIZ Companies
ARCHITECT: Davis, Carter, Scott Ltd.
CIVIL: Wiles Mensch Corporation
STRUCTURAL: Yaffee-Cohen-Ekdahl Assoc., Inc.
MECHANICAL: Girard Engineering, PC

REVISIONS
PERMIT SET 1/07/04

PROJECT TITLE
1101 K Street
Washington, D.C.

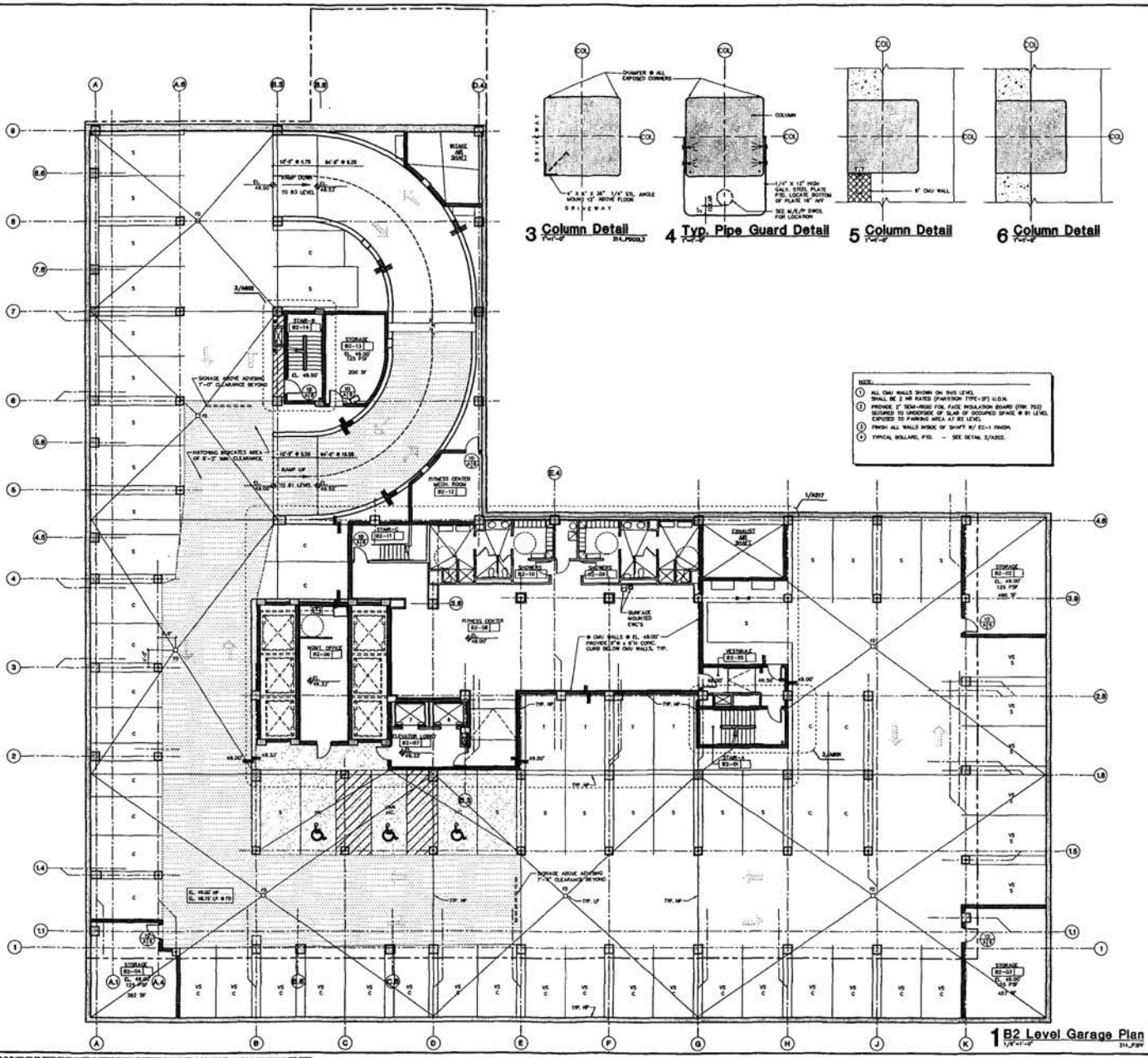
PROJECT NO. 3-03-214.00

DRAWING TITLE
B3 LEVEL PLAN
EL. 26.50'

SCALE 1/8"=1'-0"
DATE 1/07/04
DRAWN BY AC/BS
CHECKED BY MM

DRAWING NUMBER
A-202
SHEET OF

214_A202.DWG January 22, 2004, 12:47 pm



DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIORS ARCHITECTURE

DEVELOPER (240) 497-7700
The JBG Companies
ARCHITECT (240) 234-4275
Davis, Carter, Scott Ltd
CIVIL (240) 912-7000
Wiles Mensch Corporation
STRUCTURAL (410) 571-1234
Taylor-Cohen-Edelson Assoc., Inc.
MEP/FP/LSD (703) 448-9787
Girard Engineering, PC

REVISIONS
PERMIT SET 1/07/04

PROJECT TITLE
1101 K Street
Washington, D.C.

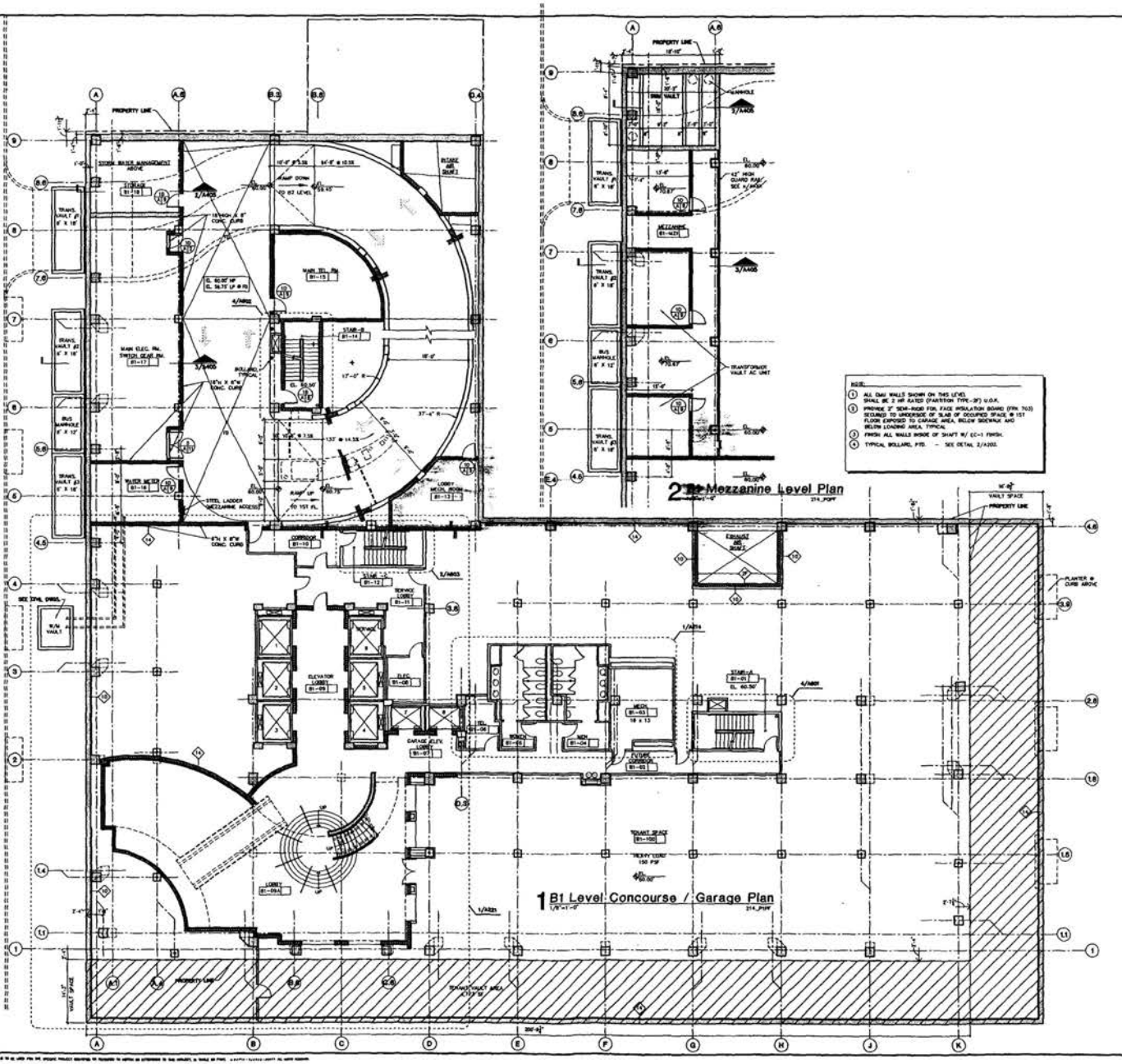
PROJECT NO. 3-03-214.00

DRAWING TITLE
B2 LEVEL PLAN
EL. 49.00'

SCALE 1/8"=1'-0"
DATE 1/07/04
DRAWN BY JSD
CHECKED BY MK

DRAWING NUMBER
A-203
SHEET OF

214_A203.DWG January 22, 2004, 12:47 pm



DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIORS ARCHITECTURE
Davis, Carter, Scott Ltd
1676 International Drive, Suite 950, McLean, Virginia 22102 • 703 734 8377
807 Pilgrim Street, NW, Suite 1100, Washington, D.C. 20004 • 202 452 2500

DEVELOPER: CMS No.XXX
The TRC Companies
ARCHITECT: CMS No.XXX
Davis, Carter, Scott Ltd
CIVIL: CMS No.XXX
Wiles Mensch Corporation
STRUCTURAL: CMS No.XXX
Taylor-Cohen-Ribbon Assn., Inc.
MECH/ELEC: CMS No.XXX
Girard Engineering, PC

REVISIONS
PERMIT SET 1/07/04

PROJECT TITLE
1101 K Street
Washington, D.C.

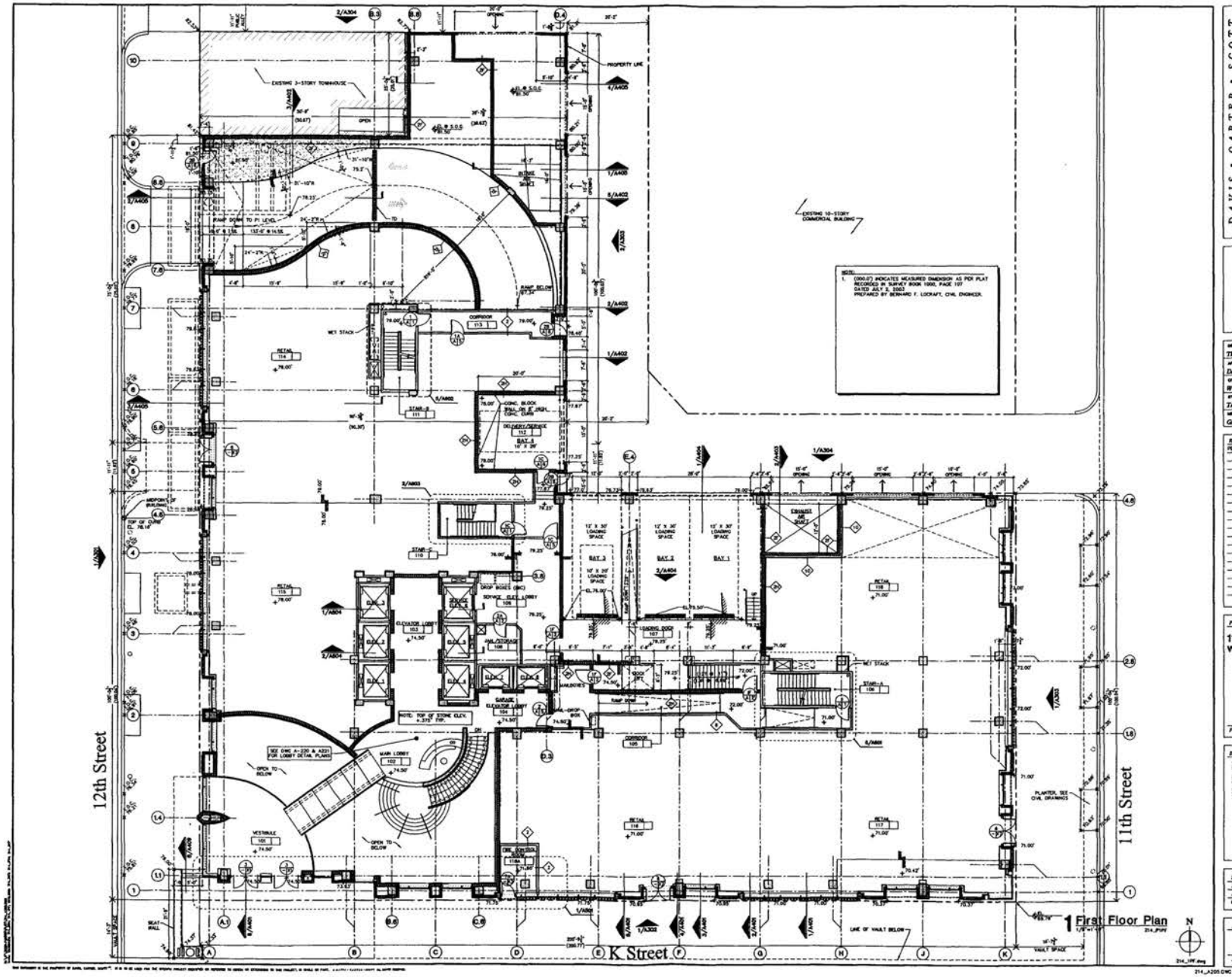
PROJECT NO. 3-03-214.00

DRAWING TITLE
B1 LEVEL PLAN
EL. 60.00'

SCALE 1/8"=1'-0"
DATE 1/07/04
DRAWN BY JAS
CHECKED BY MH

DRAWING NUMBER
A-204
SHEET OF

214_A204.DWG January 22, 2004, 12:47 pm



1 First Floor Plan
1/8" = 1'-0"

214_1FP.dwg

214_A205.DWG January 22, 2004, 12:47 pm

DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIORS ARCHITECTURE
Davis, Carter, Scott Ltd
1676 International Drive, Suite 700, McLean, VA 22102 • 703 . 734 . 8777
805 Fifteenth Street, N.W., Suite 1106, Washington, D.C. 20005 • 202 . 682 . 2500

DEVELOPER (240) 333-1750
The JBG Companies
ARCHITECT (703) 734-8777
Davis, Carter, Scott Ltd
CIVIL (703) 556-7400
Wiles Mensch Corporation
STRUCTURAL (202) 371-1555
Trofer-Cohen-Stickan Assoc., Inc.
MEP/FP/SUSTAINABLE (703) 442-7787
Girard Engineering, PC

REVISIONS
REPAINT SET V07/04

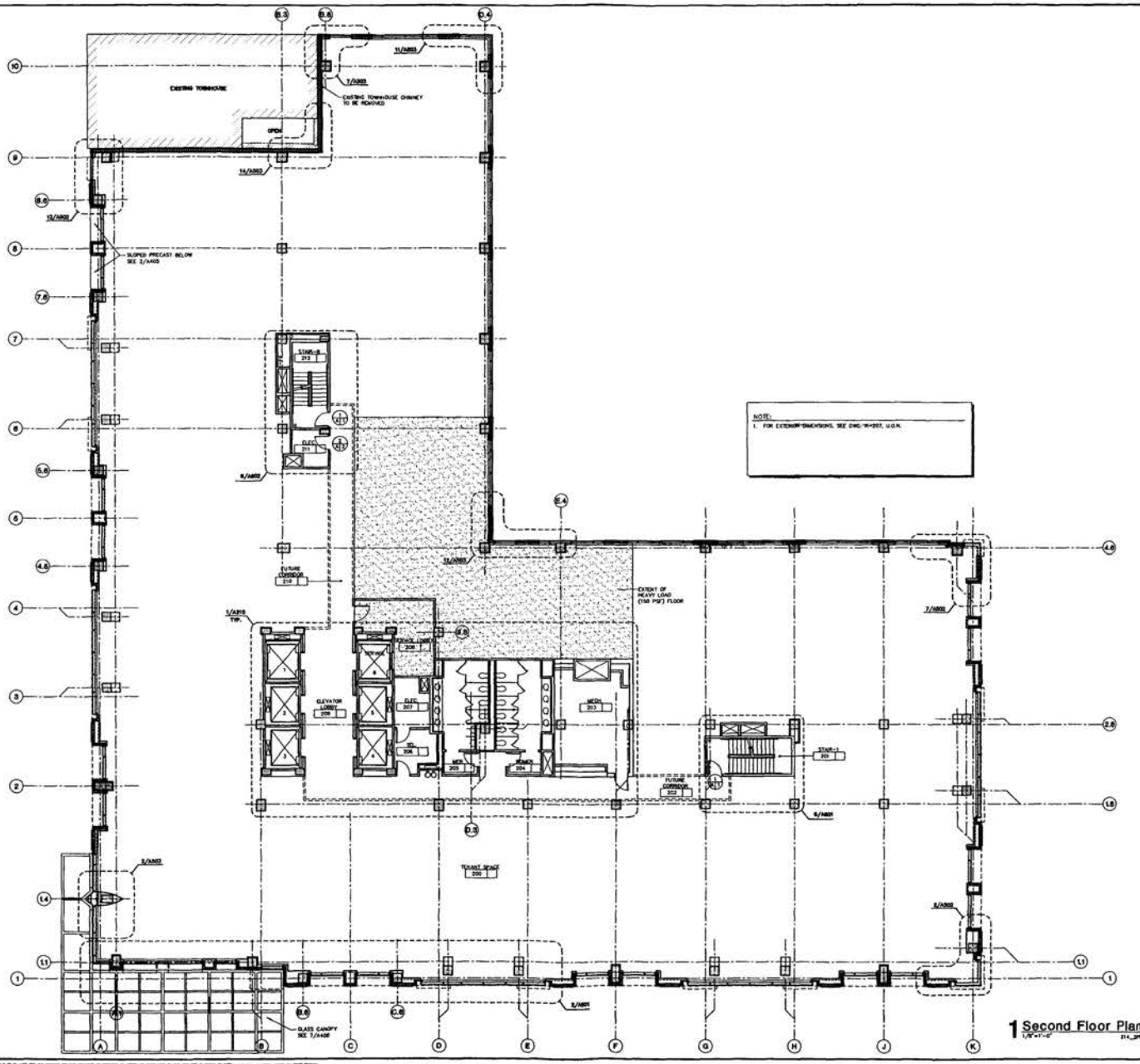
PROJECT TITLE
1101 K Street
Washington, D.C.

PROJECT NO. 3-03-2400

DRAWING TITLE
FIRST FLOOR PLAN

SCALE 1/8"=1'-0"
DATE V07/04
DRAWN BY AS
CHECKED BY MK

DRAWING NUMBER
A-205
SHEET OF



1 Second Floor Plan
1/8"=1'-0"

N

DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIORS ARCHITECTURE
Davis, Carter, Scott Ltd
1676 International Drive, Suite 1100, McLean, Virginia 22102 • 703 . 734 . 1676
807 Fifteenth Street, N.W., Suite 1100, Washington, D.C. 20005 • 202 . 457 . 2500

DEVELOPER — The JBG Companies
ARCHITECT — Davis, Carter, Scott Ltd
CIVIL — Wiles Mensch Corporation
STRUCTURAL — Tadjer-Cohen-Edelson Assoc., Inc.
MECHANICAL — Girard Engineering, PC

REVISIONS
PERMIT SET — 7/07/04

PROJECT TITLE
1101 K Street
Washington, D.C.

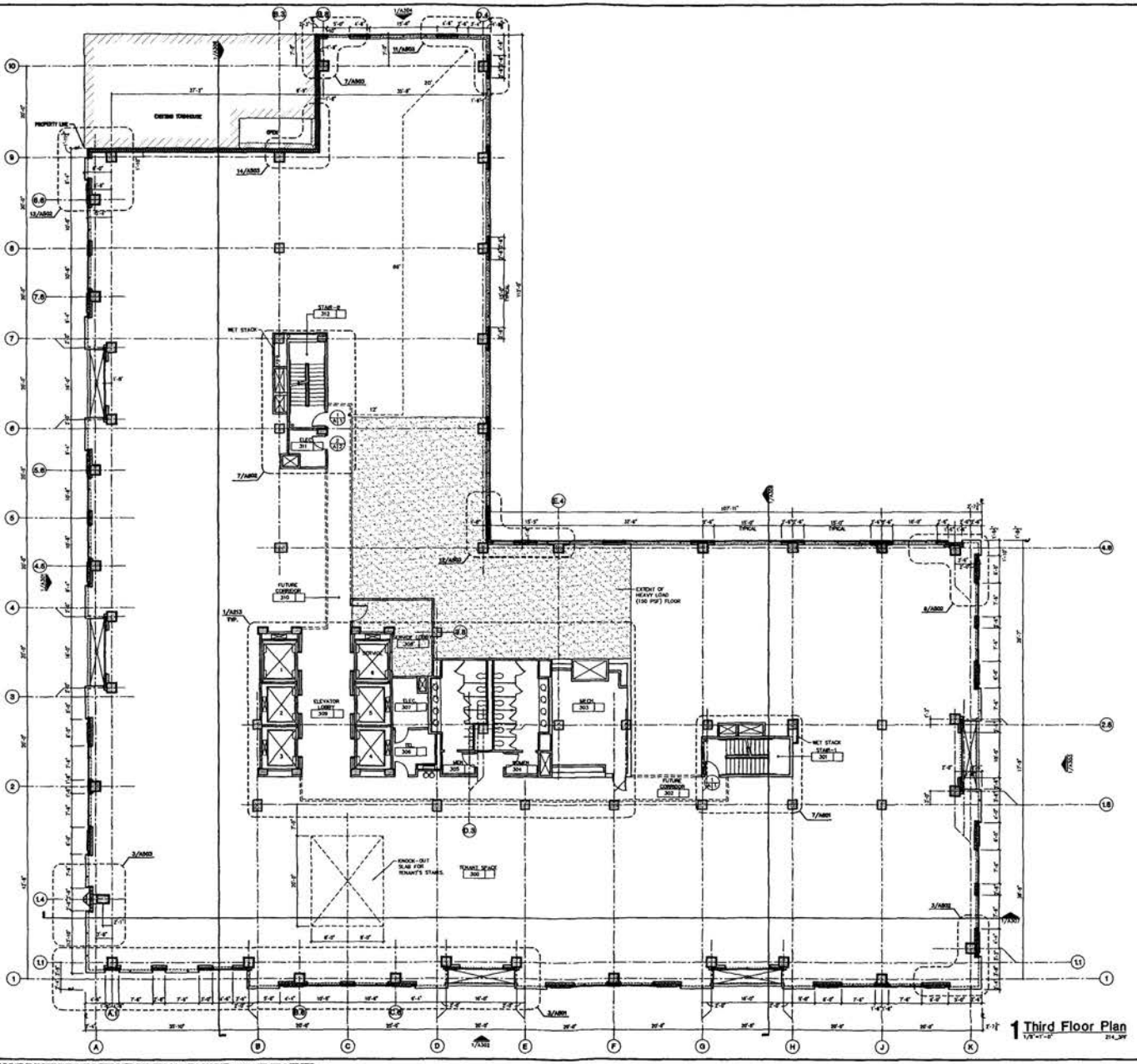
PROJECT NO. 3-03-2400

DRAWING TITLE
SECOND FLOOR PLAN
EL. 64.17'

SCALE — 1/8"=1'-0"
DATE — 7/07/04
DRAWN BY — RG
CHECKED BY — MH

DRAWING NUMBER
A-206
SHEET . OF

ALL DRAWINGS AND THE ARCHITECTURAL WORK DEPICTED THEREIN ARE THE PROPERTY OF DAVIS, CARTER, SCOTT LTD. AND MAY NOT BE USED FOR ANY PURPOSE WITHOUT THE WRITTEN CONSENT OF DAVIS, CARTER, SCOTT LTD.



1 Third Floor Plan
1/8"=1'-0"

N

DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIORS ARCHITECTURE
Davis, Carter, Scott Ltd
1676 International Drive, Suite 700, McLean, Virginia, 22102 • 703. 734. 0777
807 Fifteenth Street, N.W., Suite 1100, Washington, D.C. 20005 • 202. 682. 2500

DEVELOPER (202) 955-9700
The JBG Companies
ARCHITECT (703) 734-0777
Davis, Carter, Scott Ltd
CIVIL (703) 961-7660
Wiles Mensch Corporation
STRUCTURAL (202) 393-3200
Tadjer-Cohen-Edelson Assoc., Inc.
MECHANICAL (703) 442-0707
Girard Engineering, PC

REVISIONS
PERMIT SET 7/27/04

PROJECT TITLE
1101 K Street
Washington, D.C.

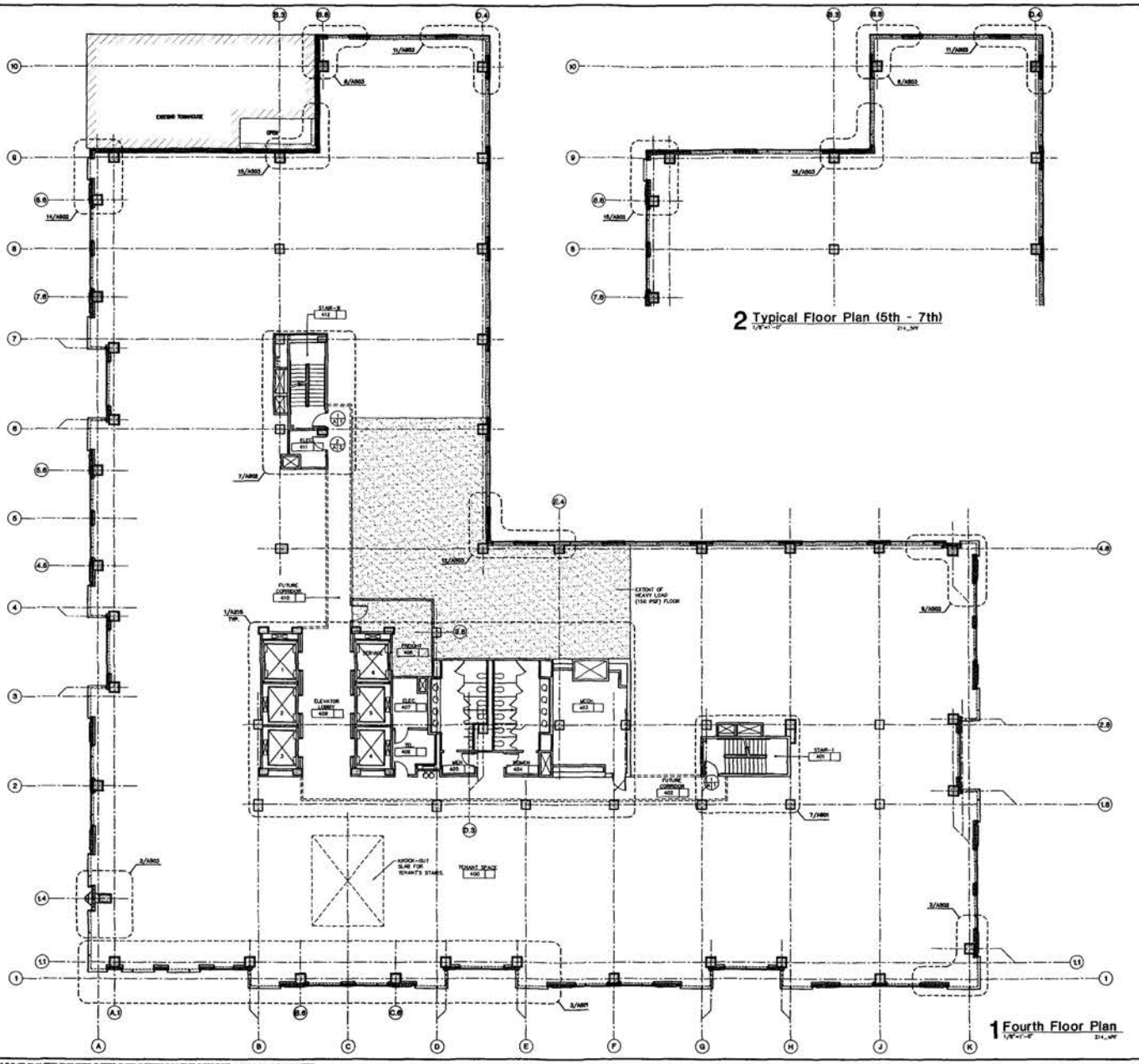
PROJECT NO. 3-03-214.00

DRAWING TITLE
THIRD FLOOR PLAN
(E. 109.50')

SCALE 1/8"=1'-0"
DATE 7/27/04
DRAWN BY MJ/BB
CHECKED BY MK

DRAWING NUMBER
A-207
SHEET OF

214_A207.DWG January 22, 2004, 12:48 pm



2 Typical Floor Plan (5th - 7th)
1/8"=1'-0"

1 Fourth Floor Plan
1/8"=1'-0"

N

DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIOR ARCHITECTURE

Davis, Carter, Scott Ltd
1776 International Drive, Suite 700, McLean, Virginia 22102 • 703.734.8575
807 Fifteenth Street, N.W., Suite 1105, Washington, D.C. 20005 • 202.457.3500

DEVELOPER (703) 519-7700
The TPG Companies

ARCHITECT (703) 734-8575
Davis, Carter, Scott Ltd

CIVIL (703) 691-7600
Wiles Mensch Corporation

STRUCTURAL (202) 371-1555
Taylor-Cohn-Robbins Assoc., Inc.

MECH/ELEC. (703) 425-7787
Girard Engineering, PC

KEY ISSUANCE
PERMIT SET 1/07/04

PROJECT TITLE
1101 K Street
Washington, D.C.

PROJECT NO. 3-03-214.00

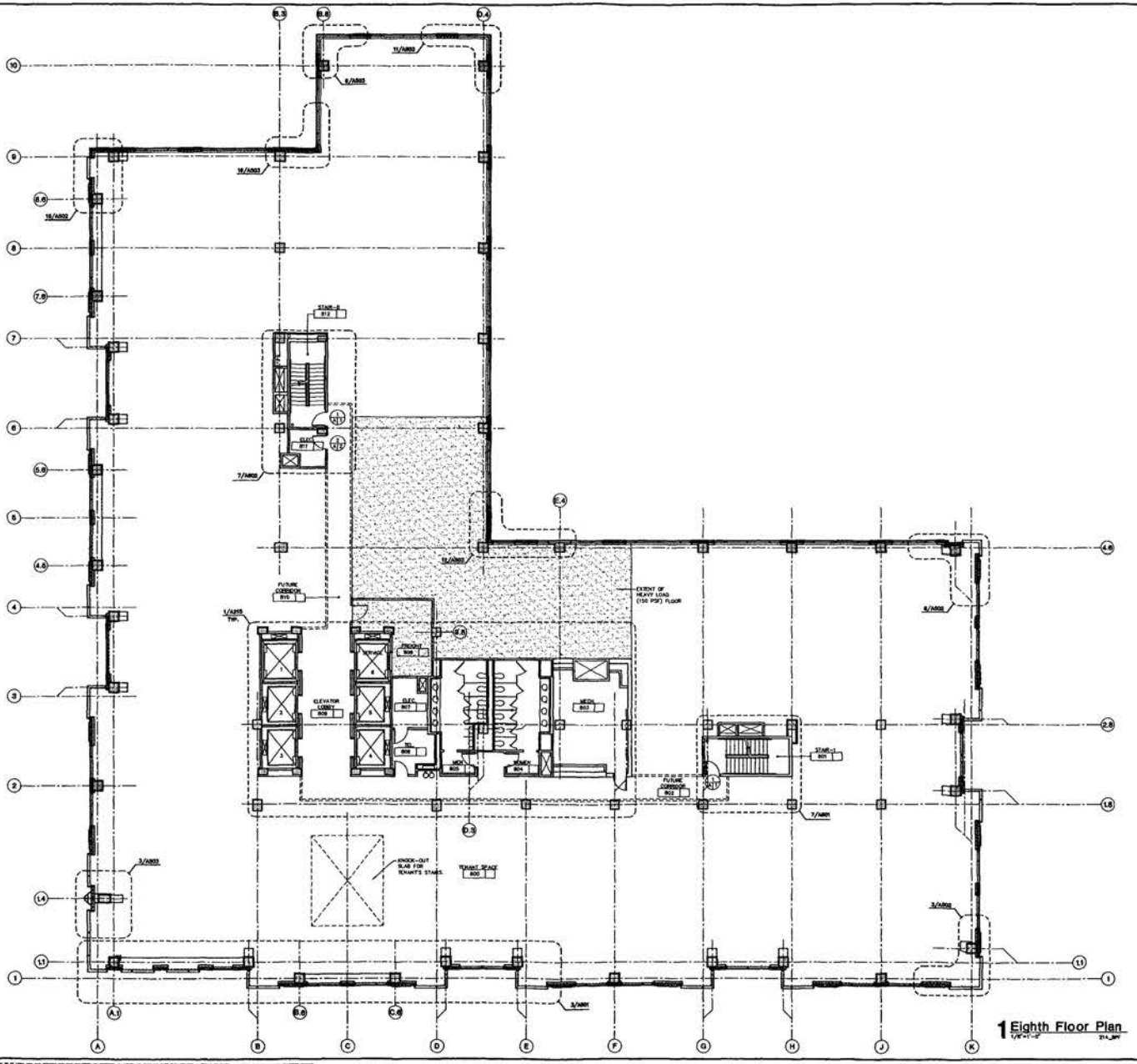
DRAWING TITLE
TYPICAL FLOOR PLANS 4th - 7th

4th Floor: EL. 118.83'
5th Floor: EL. 131.17'
6th Floor: EL. 143.50'
7th Floor: EL. 155.83'

SCALE 1/8"=1'-0"
DATE 1/07/04
DRAWN BY JS
CHECKED BY MK

DRAWING NUMBER
A-208
SHEET OF

214_A208.DWG January 22, 2004, 12:48 pm



1 Eighth Floor Plan
1/8"=1'-0"

N

DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIOR ARCHITECTURE

Davis, Carter, Scott Ltd
ATN International Drive, Suite 710, McLean, Virginia 22102 • 703.734.8575
807 Maine Ave., S.W., Suite 1100, Washington, D.C. 20002 • 202.488.2500

DEVELOPER (202) 955-7700
The JBG Companies
ARCHITECT (703) 734-8575
Davis, Carter, Scott Ltd
CIVIL (202) 955-7600
Wiles Mensch Corporation
STRUCTURAL (202) 737-1200
Taylor-Cohen-Edelen Assoc., Inc.
MECHANICAL (703) 442-5757
Girard Engineering, PC

REVISIONS
PERMIT SET 1/07/04

PROJECT TITLE
1101 K Street
Washington, D.C.

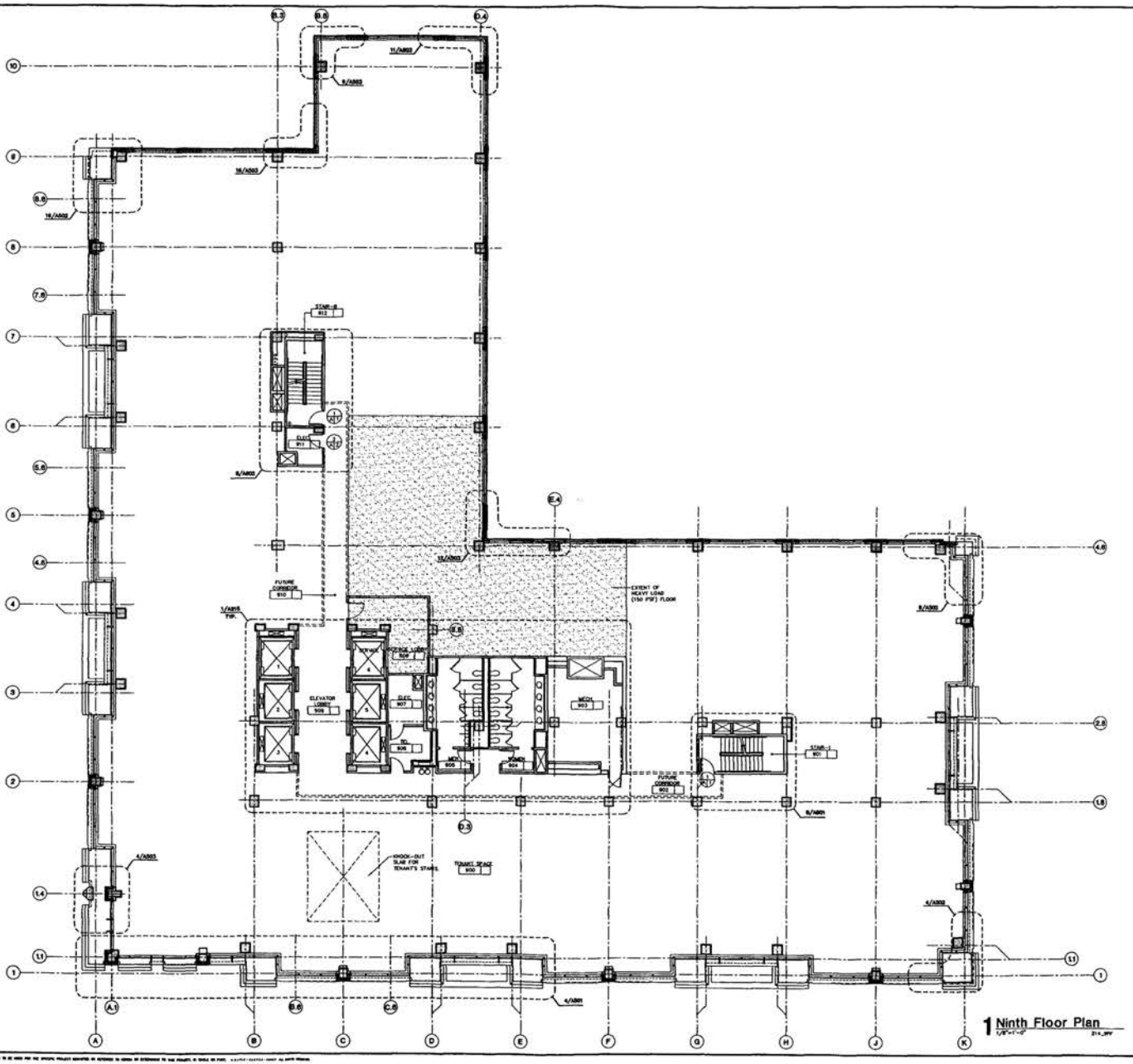
PROJECT NO. 3-03-27A00

DRAWING TITLE
EIGHTH
FLOOR
PLAN
G, 16E,17

SCALE 1/8"=1'-0"
DATE 1/07/04
DRAWN BY AC/DS
CHECKED BY MK

DRAWING NUMBER
A-209
SHEET OF

214_A209.DWG January 22, 2004, 12:46 pm



1 Ninth Floor Plan
1/8"=1'-0"

N

DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIORS ARCHITECTURE

Davis, Carter, Scott Ltd.
1676 International Drive, Suite 550, McLean, Virginia 22102 • 703 . 734 . 8777
805 Fifteenth Street, N.W., Suite 1104, Washington, D.C. 20005 • 202 . 682 . 2600

DEVELOPER (202) 783-3700
The JBG Companies
ARCHITECT (703) 734-8777
Davis, Carter, Scott Ltd.
CIVIL (703) 351-7666
Wiles Mensch Corporation
STRUCTURAL (202) 659-1456
Tadjer-Cohen-Edelson Assoc., Inc.
MECHANICAL (703) 442-8761
Girard Engineering, PC

REVISIONS
PERMIT SET 7/07/04

PROJECT TITLE
1101 K Street
Washington, D.C.

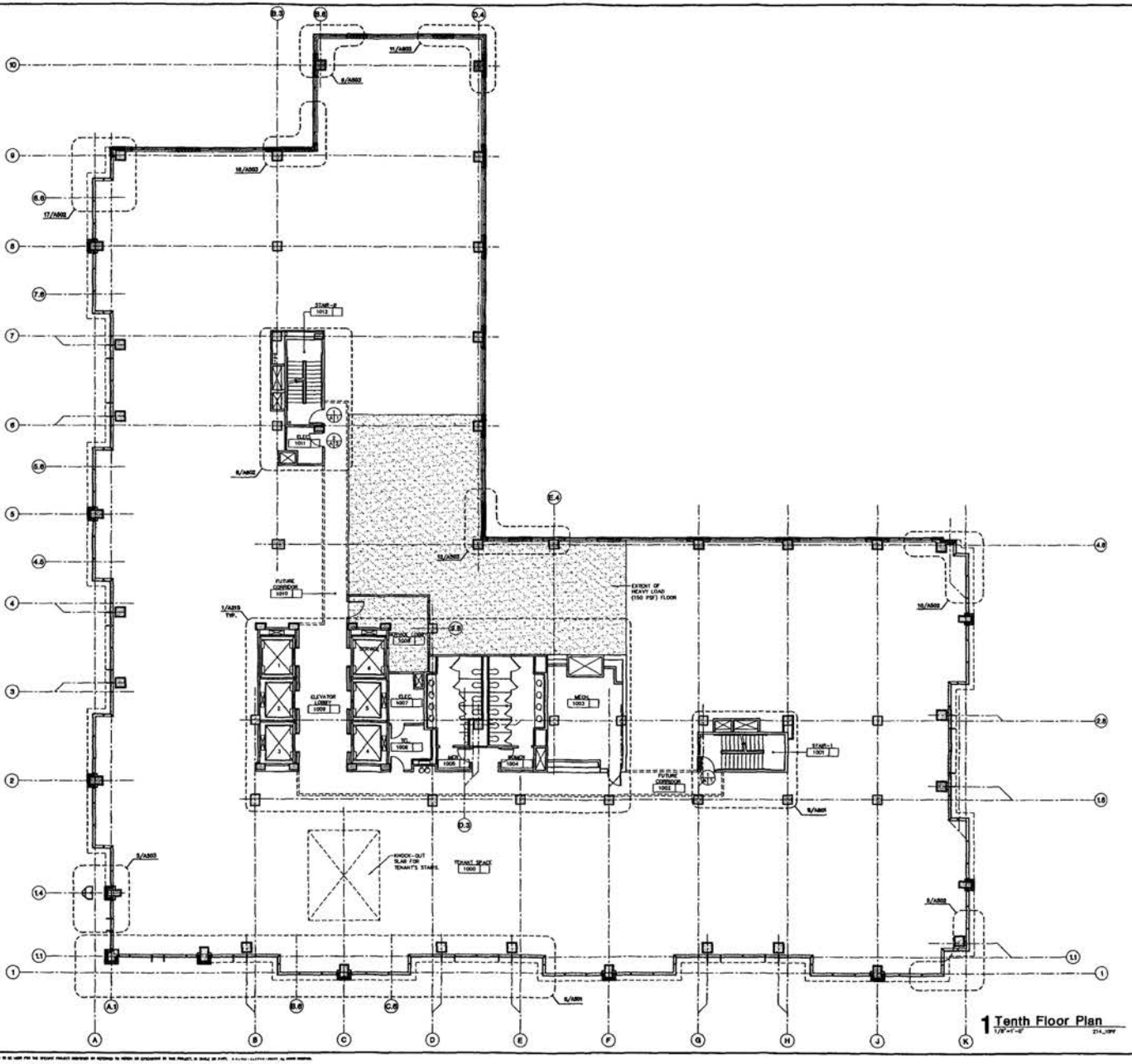
PROJECT NO. 3-03-214.00

DRAWING TITLE
NINTH FLOOR PLAN
EL. 186.50'

SCALE 1/8"=1'-0"
DATE 7/07/04
DRAWN BY JSS
CHECKED BY MH

DRAWING NUMBER
A-210
SHEET OF

214_A210.DWG January 13, 2004, 12:46 pm



1 Tenth Floor Plan
1/8"=1'-0"

N

DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIORS ARCHITECTURE
Davis, Carter, Scott Ltd.
1676 International Drive, Suite 1100, McLean, Virginia 22102 • 703.734.8277
805 Fifteenth Street, N.W., Suite 1100, Washington, D.C. 20005 • 202.682.2900

DEVELOPER: The JBG Companies
ARCHITECT: Davis, Carter, Scott Ltd.
CIVIL: Wiles Mensch Corporation
STRUCTURAL: Tadjer-Cohen-Edelson Assoc., Inc.
MECHANICAL: Girard Engineering, PC

REVISIONS
PERMIT SET 1/01/04

PROJECT TITLE
1101 K Street
Washington, D.C.

PROJECT NO. 3-03-2430

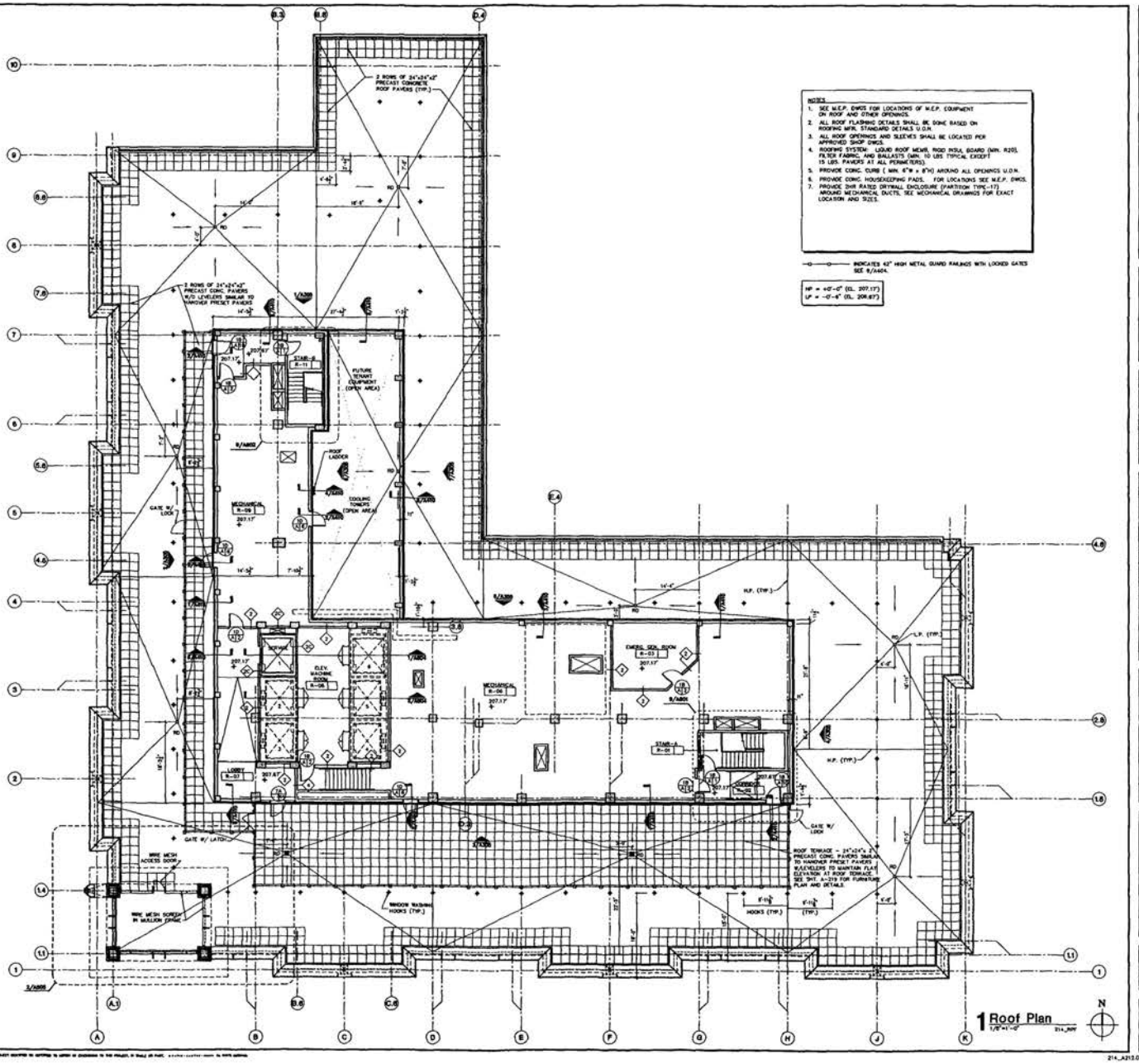
DRAWING TITLE
TENTH FLOOR PLAN
EL. 193.83'

SCALE 1/8"=1'-0"
DATE 1/27/04
DRAWN BY JG
CHECKED BY MS

DRAWING NUMBER
A-211
SHEET OF

All designs and drawings are the property of Davis, Carter, Scott Ltd. and may not be used for any project except by agreement with Davis, Carter, Scott Ltd.

214_A211.DWG January 22, 2004, 12:43 pm



DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIOR ARCHITECTURE

1676 International Drive, Suite 1100, McLean, Virginia 22102 • 703.556.8775
801 Pennsylvania Avenue, N.W., Suite 1100, Washington, D.C. 20007 • 202.483.2900

DEVELOPER: The JBG Companies
ARCHITECT: Davis, Carter, Scott Ltd.
CIVIL: Wiles Mensch Corporation
STRUCTURAL: Thelen-Cohen-Ridener Assoc., Inc.
MECHANICAL: Girard Engineering, PC

REVISIONS
PERMIT SET 1/07/04

PROJECT TITLE
1101 K Street
Washington, D.C.

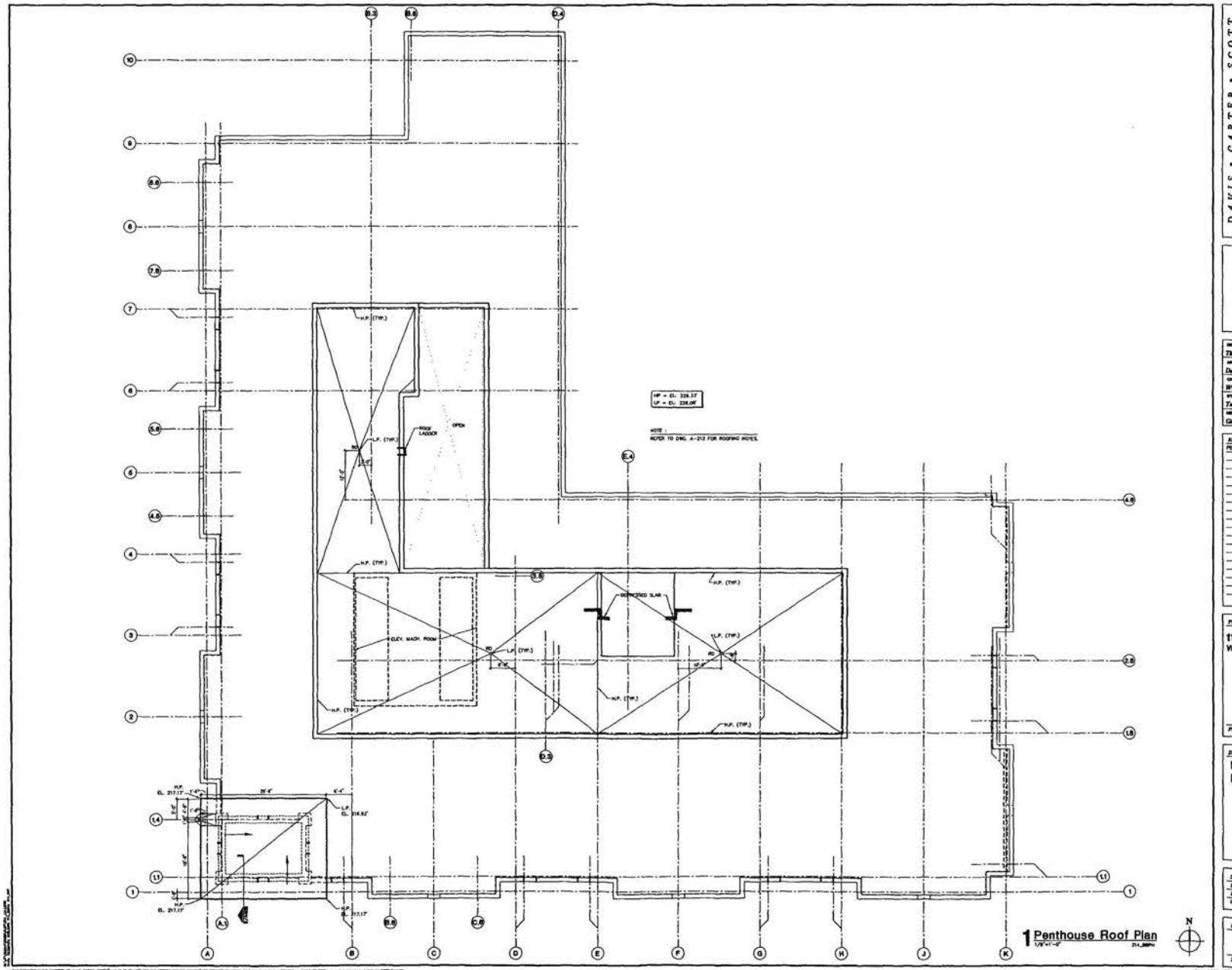
PROJECT NO. 3-03-214.00

DRAWING TITLE
ROOF PLAN
EL. 207.17'

SCALE 1/8"=1'-0"
DATE 1/07/04
DRAWN BY JB
CORRECTED BY MK

DRAWING NUMBER
A-212
SHEET OF

214_A212.DWG January 22, 2004, 12:45 pm



DAVIS • CARTER • SCOTT
ARCHITECTURE AND INTERIOR ARCHITECTURE

Davis, Carter, Scott Ltd
1776 Independence Drive, Suite 100, Reston, Virginia 20190 • 703.435.8570
827 Fifteenth Street, N.W., Suite 1106, Washington, D.C. 20005 • 202.682.2990

DEVELOPER: The TRG Companies
ARCHITECT: Davis, Carter, Scott Ltd
CIVIL: Wiles Mensch Corporation
STRUCTURAL: Tadjer-Cohen-Edelson Assoc., Inc.
MECHANICAL: Girard Engineering, PC

REVISIONS
PERMIT SET 1/27/04

PROJECT TITLE
1101 K Street
Washington, D.C.

PROJECT NO. 3-03-216.00

DRAWING TITLE
PENTHOUSE ROOF PLAN

SCALE 1/8"=1'-0"
DATE 1/27/04
DRAWN BY AC
CHECKED BY ADAM

DRAWING NUMBER
A-213
SHEET OF

214_A213.DWG January 22, 2004, 12:45 pm