



- ① EXISTING FIRST BAPTIST CHURCH OFFICE/SCHOOL WING (32', 3 STORIES)
- ② PROPOSED NEW APARTMENT BUILDING (90', 9 STORIES)
- ③ EXIST. AIRLINE PILOTS BUILDING (90'/8 STORIES)
- ④ EXIST. JHU-SAIS ROME BLDG. (90', 8 STORIES)
- ⑤ EXIST. AUSTRALIAN EMBASSY (90', 7 STORIES)
- ⑥ EXIST. BAY STATE APARTMENTS (90', 9 STORIES)
- ⑦ EXIST. BOSTON HOUSE CONDOMINIUM (87', 9 STORIES)
- ⑧ EXIST. RICHMOND CONDOMINIUM (90', 10 STORIES)
- ⑨ EXIST. GARDEN (ATOP UNDERGROUND PARKING GARAGE)
- ⑩ EXIST. WILDLIFE FEDERATION BUILDING (75', 7 STORIES)

AERIAL VIEW OF PROPOSED BUILDING IN CONTEXT

ARCHITECT: ERIC COLBERT & ASSOCIATES

717 5th STREET, NW, WASHINGTON DC 20001

PROJECT: FIRST BAPTIST APT. BLDG.

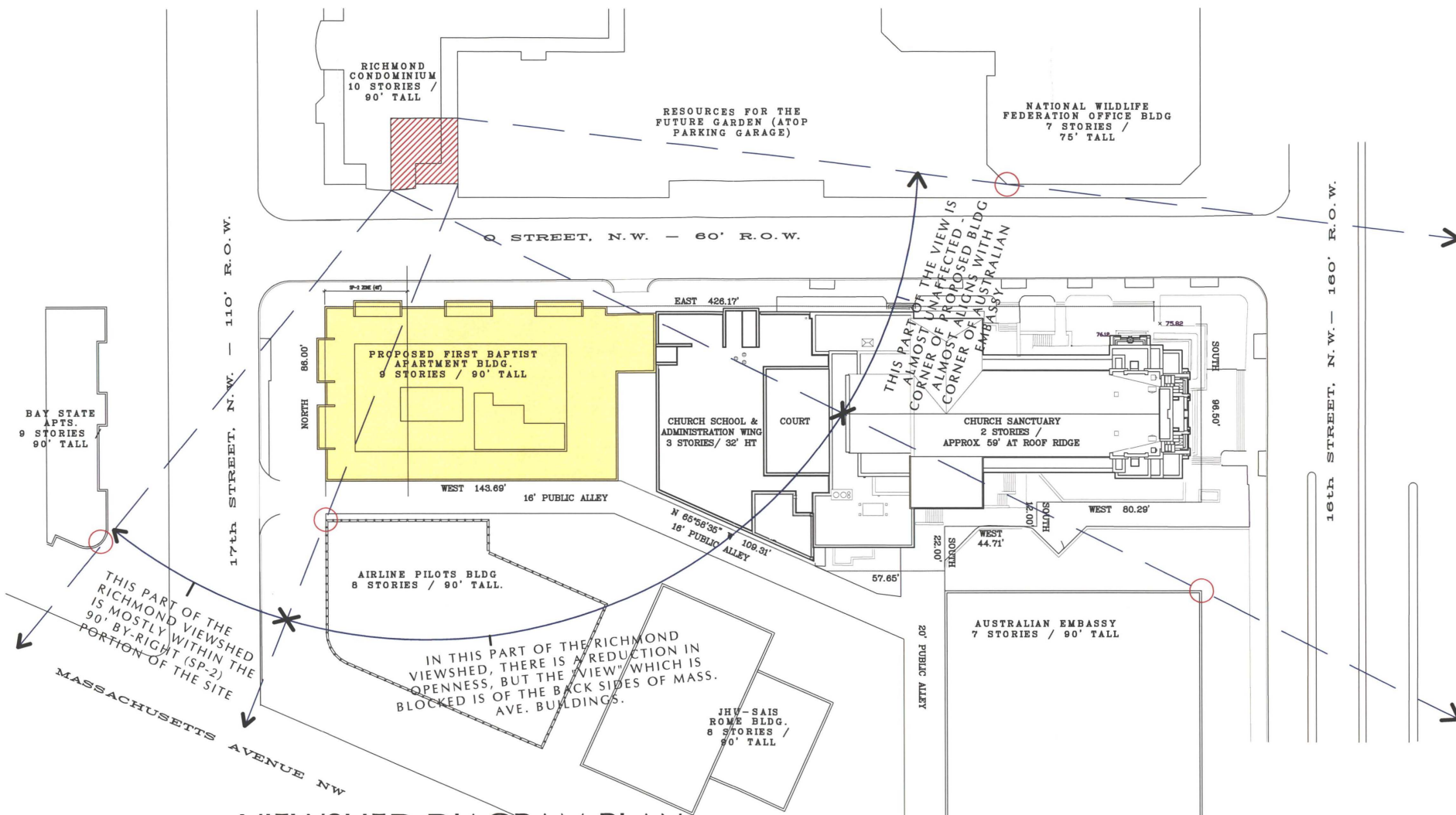
17 TH & O STREETS, N.W. WASHINGTON, D.C.

DEVELOPER: KEENER-SQUIRE PROPERTIES

1746 N STREET, NW, WASHINGTON, DC 20036

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1 NOV 2011

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VIEWSHED DIAGRAM PLAN

SCALE: 50' = 1"

ARCHITECT: ERIC COLBERT & ASSOCIATES

PROJECT: FIRST BAPTIST APT. BLDG.

DEVELOPER: KEENER-SQUIRE PROPERTIES

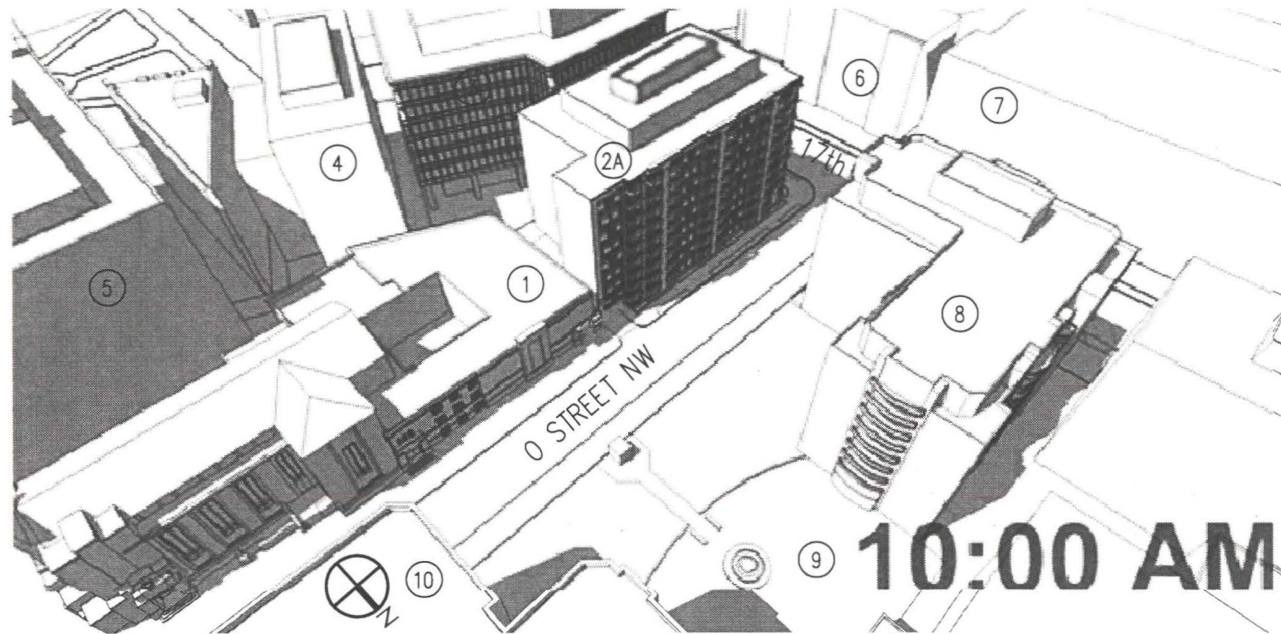
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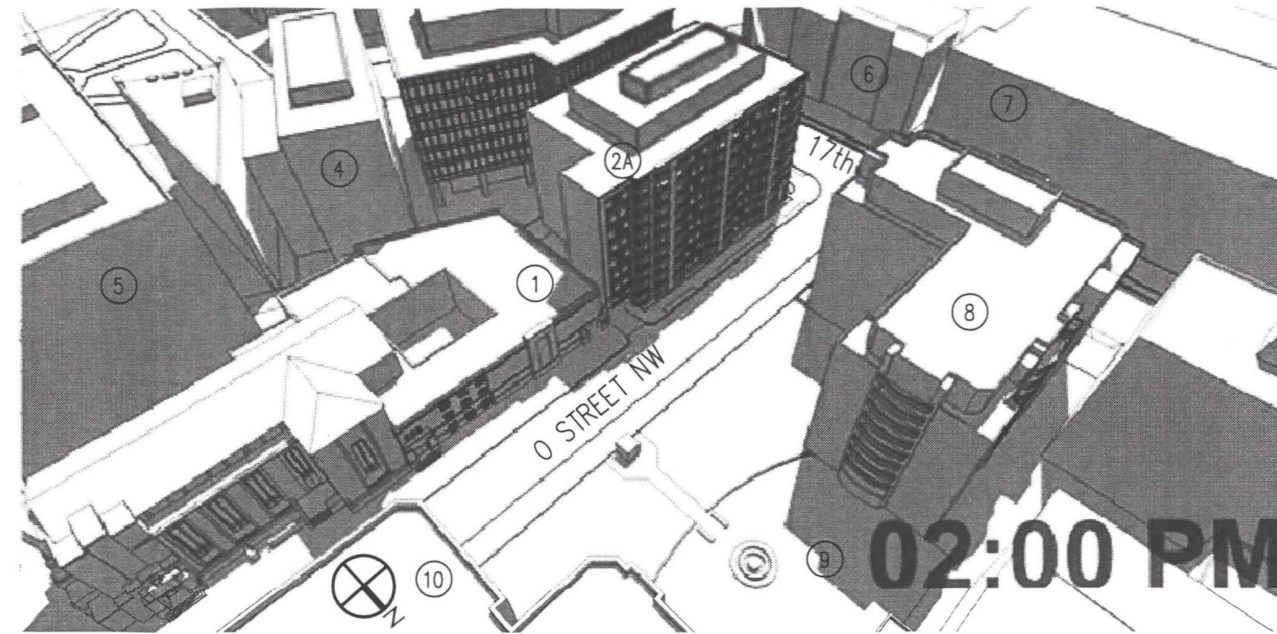
717 5th STREET, NW, WASHINGTON DC 20001

17 TH & O STREETS, N.W. WASHINGTON, D.C.

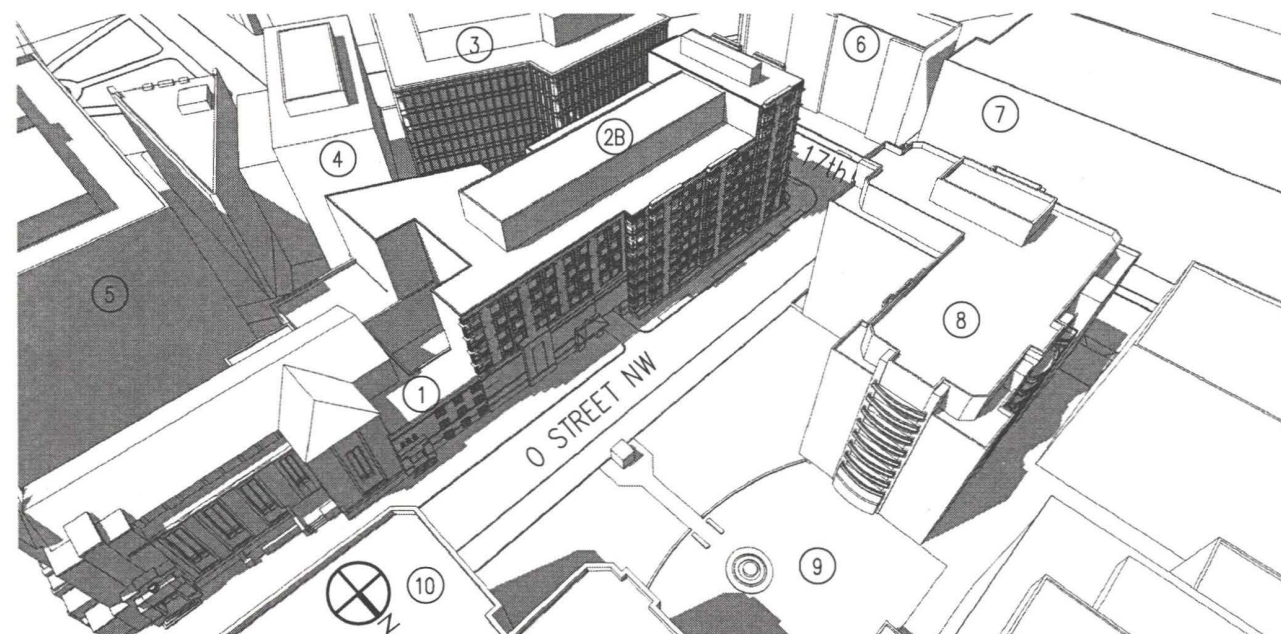
1746 N STREET, NW, WASHINGTON, DC 20036



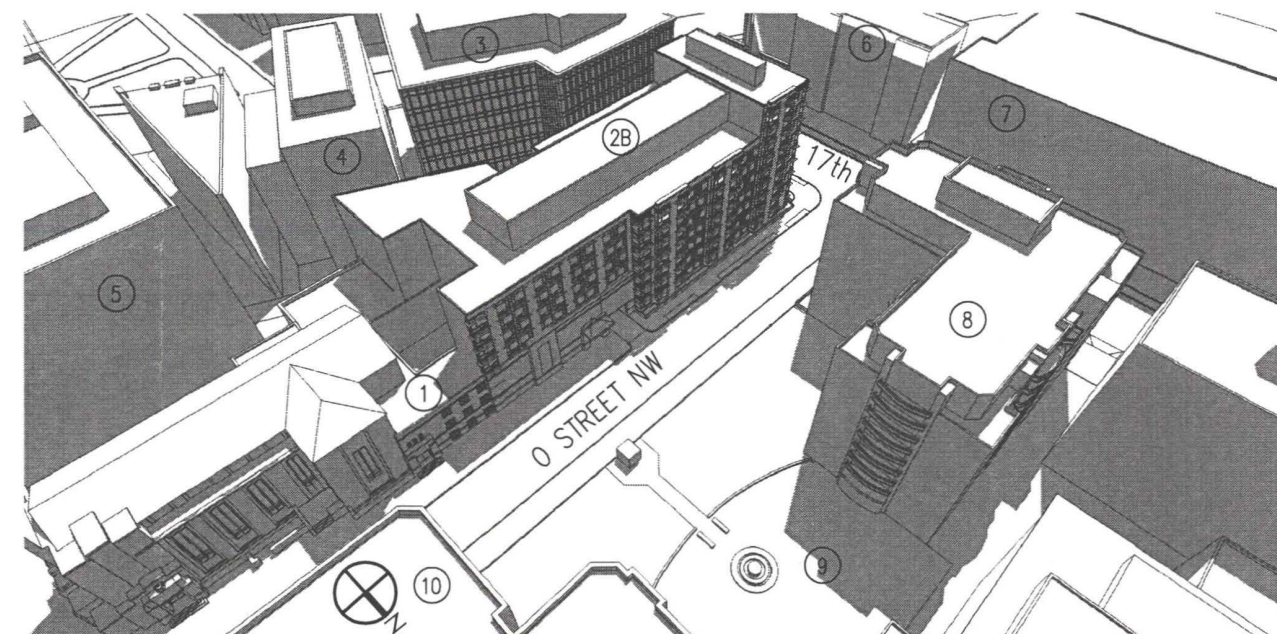
JUNE 21, 10:00am - PROPOSED APT. BLDG.



JUNE 21, 2:00pm - PROPOSED APT. BLDG.



JUNE 21, 10:00am - NO BZA APARTMENT BLDG.



JUNE 21, 2:00pm - NO BZA APT. BLDG.

- ① EXISTING FIRST BAPTIST CHURCH OFFICE/SCHOOL WING
- ②A PROPOSED NEW APARTMENT BUILDING: PROPOSED SCHEME (BZA RELIEF REQUIRED)
- ②B POTENTIAL NEW APARTMENT FULL-ZONING ENVELOPE BUILDING (NO BZA REQUIRED)
- ③ EXIST. AIRLINE PILOTS BUILDING
- ④ EXIST. JHU-SAIS ROME BLDG.
- ⑤ EXIST. AUSTRALIAN EMBASSY
- ⑥ EXIST. BAY STATE APARTMENTS
- ⑦ EXIST. BOSTON HOUSE CONDOMINIUM
- ⑧ EXIST. RICHMOND CONDOMINIUM
- ⑨ EXIST. GARDEN (ATOP UNDERGROUND PARKING GARAGE)
- ⑩ EXIST. WILDLIFE FEDERATION BUILDING

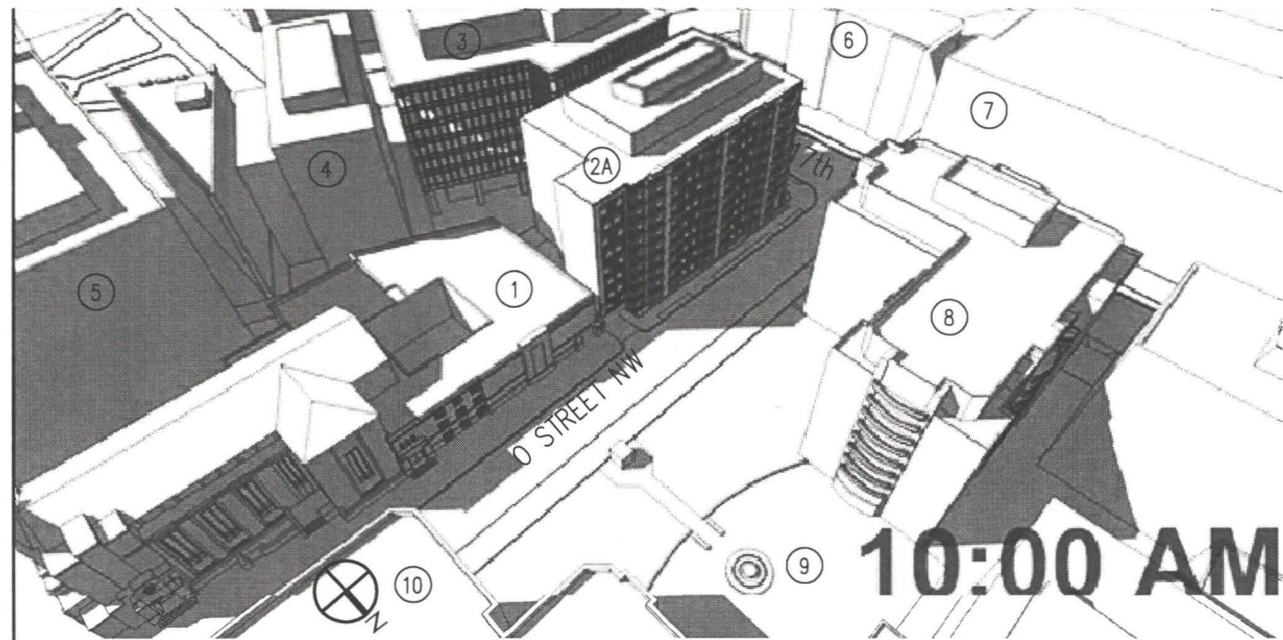
SHADOW STUDIES - JUNE 21 (SUMMER SOLSTICE)

ARCHITECT: ERIC COLBERT & ASSOCIATES

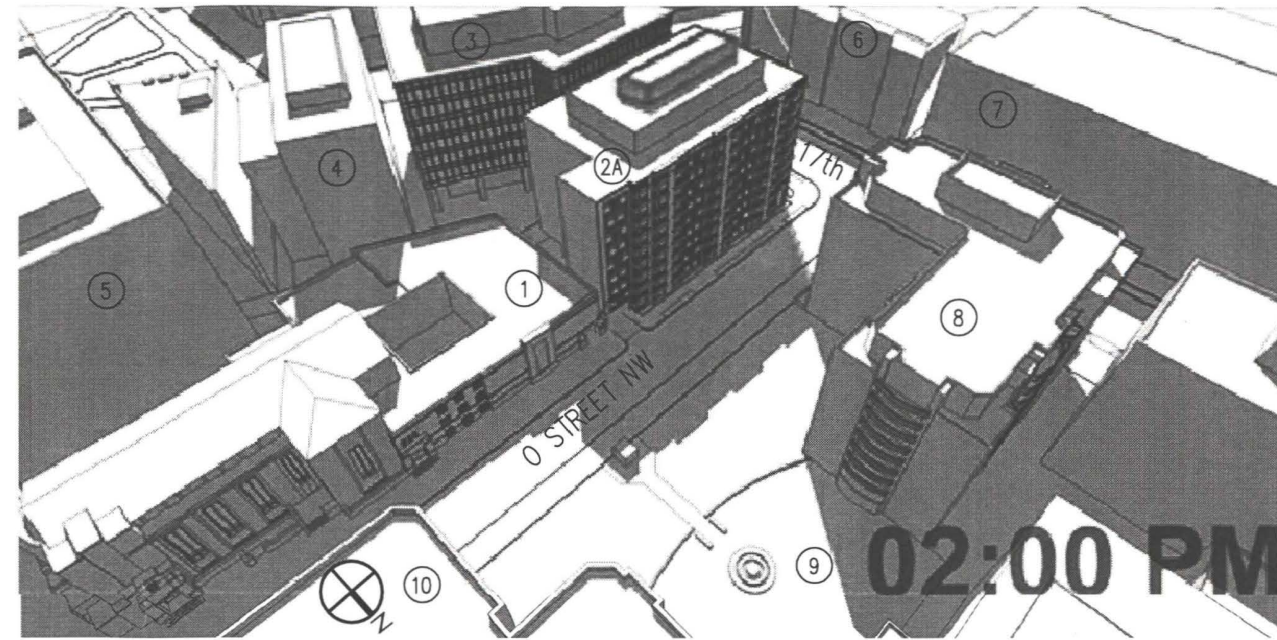
PROJECT: FIRST BAPTIST APT BLDG.

CLIENT: KEENER-SQUIRE PROPERTIES

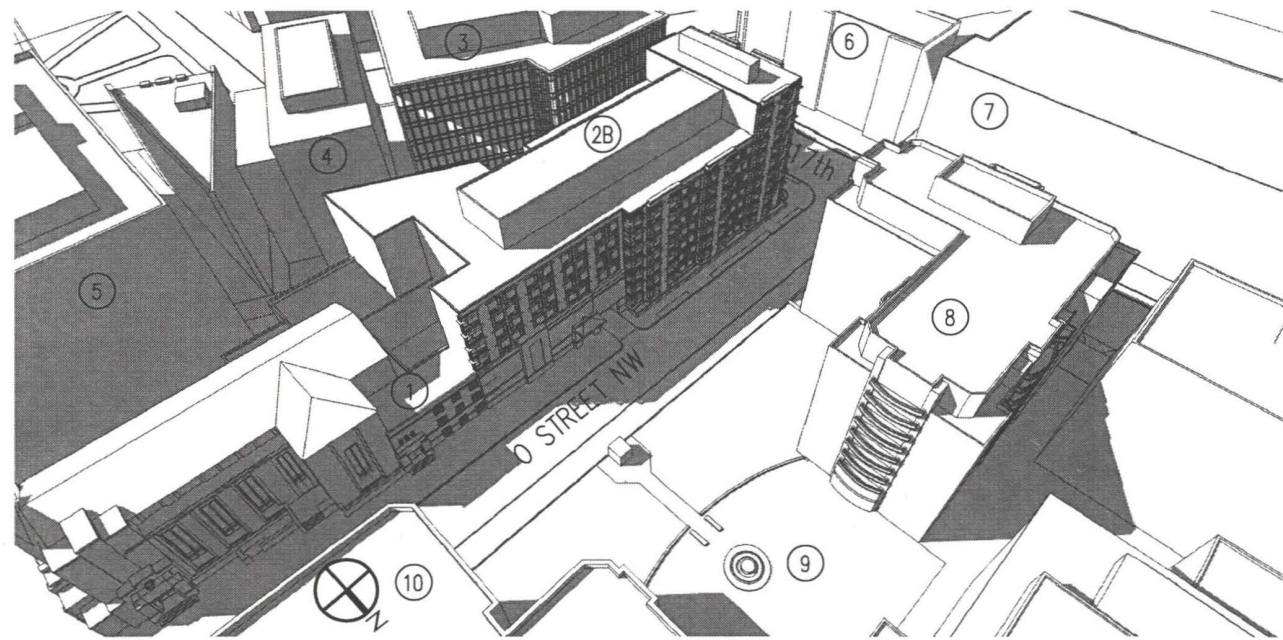
17 TH & O STREETS, N.W. WASHINGTON, D.C.



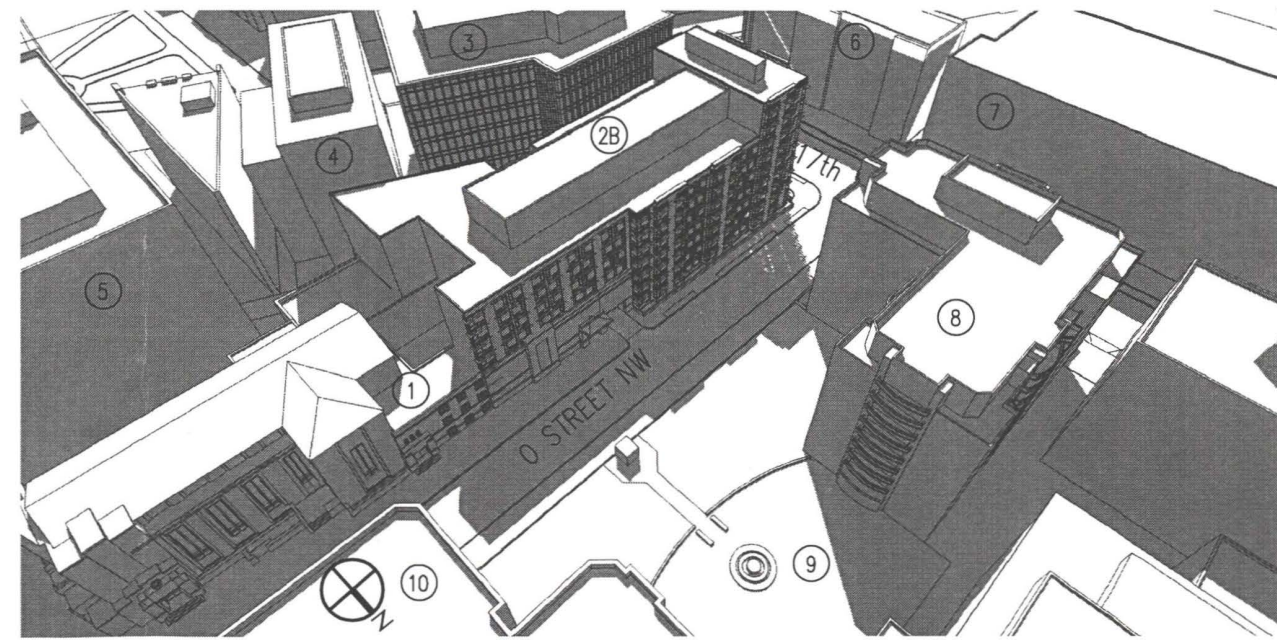
MAR./OCT. 21, 10:00am - PROPOSED APT. BLDG.



MAR./OCT. 21, 2:00pm - PROPOSED APT. BLDG.



MAR./SEPT. 21, 10:00am - NO BZA APARTMENT BLDG.



MAR./OCT. 21, 2:00pm - NO BZA APT. BLDG.

- ① EXISTING FIRST BAPTIST CHURCH OFFICE/SCHOOL WING
- ②A PROPOSED NEW APARTMENT BUILDING: PROPOSED SCHEME (BZA RELIEF REQUIRED)
- ②B POTENTIAL NEW APARTMENT FULL-ZONING ENVELOPE BUILDING (NO BZA REQUIRED)
- ③ EXIST. AIRLINE PILOTS BUILDING
- ④ EXIST. JHU-SAIS ROME BLDG.
- ⑤ EXIST. AUSTRALIAN EMBASSY
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- ⑧ EXIST. RICHMOND CONDOMINIUM
- ⑨ EXIST. GARDEN (ATOP UNDERGROUND PARKING GARAGE)
- ⑩ EXIST. WILDLIFE FEDERATION BUILDING

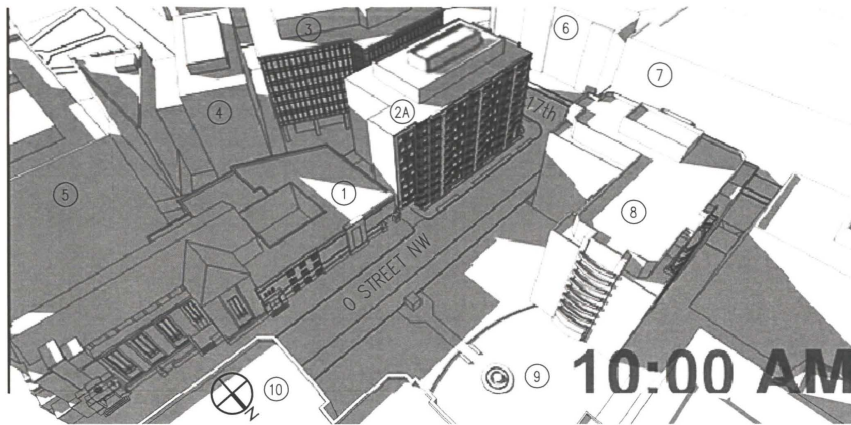
SHADOW STUDIES - MARCH & OCTOBER 21 (EQUINOXES)

ARCHITECT: ERIC COLBERT & ASSOCIATES

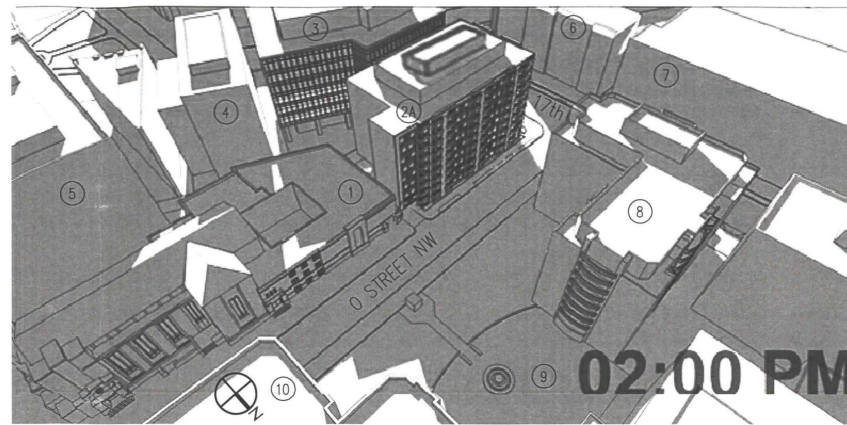
PROJECT: FIRST BAPTIST APT BLDG.

CLIENT: KEENER-SQUIRE PROPERTIES

17 TH & O STREETS, N.W. WASHINGTON, D.C.

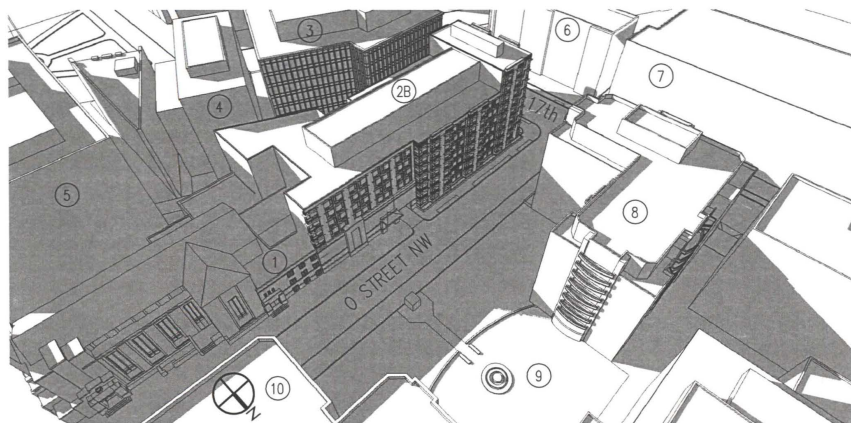


DEC. 21, 10:00am - PROPOSED APT. BLDG.

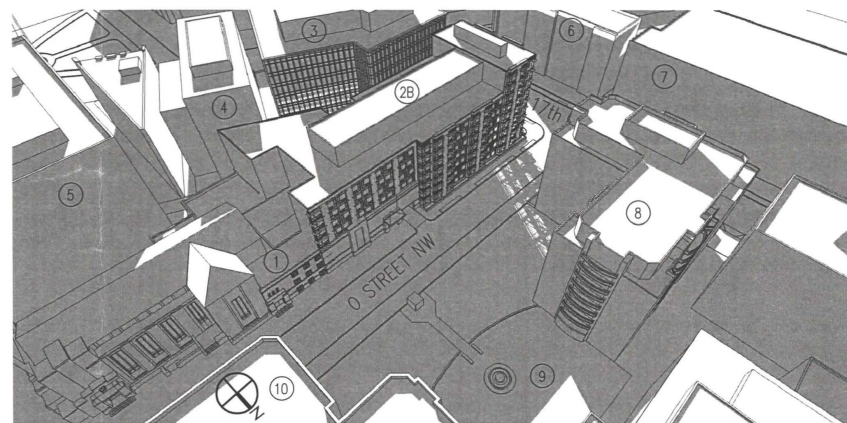


DEC. 21, 2:00pm - PROPOSED APT. BLDG.

- ① EXISTING FIRST BAPTIST CHURCH OFFICE/SCHOOL WING
- ②A PROPOSED NEW APARTMENT BUILDING: PROPOSED SCHEME (BZA RELIEF REQUIRED)
- ②B POTENTIAL NEW APARTMENT FULL-ZONING ENVELOPE BUILDING (NO BZA REQUIRED)
- ③ EXIST. AIRLINE PILOTS BUILDING
- ④ EXIST. JHU-SAIS ROME BLDG.
- ⑤ EXIST. AUSTRALIAN EMBASSY
- ⑥ EXIST. BAY STATE APARTMENTS
- ⑦ EXIST. BOSTON HOUSE CONDOMINIUM
- ⑧ EXIST. RICHMOND CONDOMINIUM
- ⑨ EXIST. GARDEN (ATOP UNDERGROUND PARKING GARAGE)
- ⑩ EXIST. WILDLIFE FEDERATION BUILDING



DEC. 21, 10:00am - NO BZA APARTMENT BLDG.



DEC. 21, 2:00pm - NO BZA APT. BLDG.

SHADOW STUDIES - DEC. 21 (WINTER SOLSTICE)

ARCHITECT: ERIC COLBERT & ASSOCIATES

PROJECT: FIRST BAPTIST APT BLDG.

CLIENT: KEENER-SQUIRE PROPERTIES

17 TH & O STREETS, N.W. WASHINGTON, D.C.



O STREET ELEVATION – ZONING BY-RIGHT HEIGHTS

ARCHITECT: ERIC COLBERT & ASSOCIATES

PROJECT: FIRST BAPTIST APT BLDG.

CLIENT: KEENER-SQUIRE PROPERTIES

17 TH & O STREETS N.W. WASHINGTON, D.C.



O STREET ELEVATION – ZONING BY-RIGHT HEIGHTS

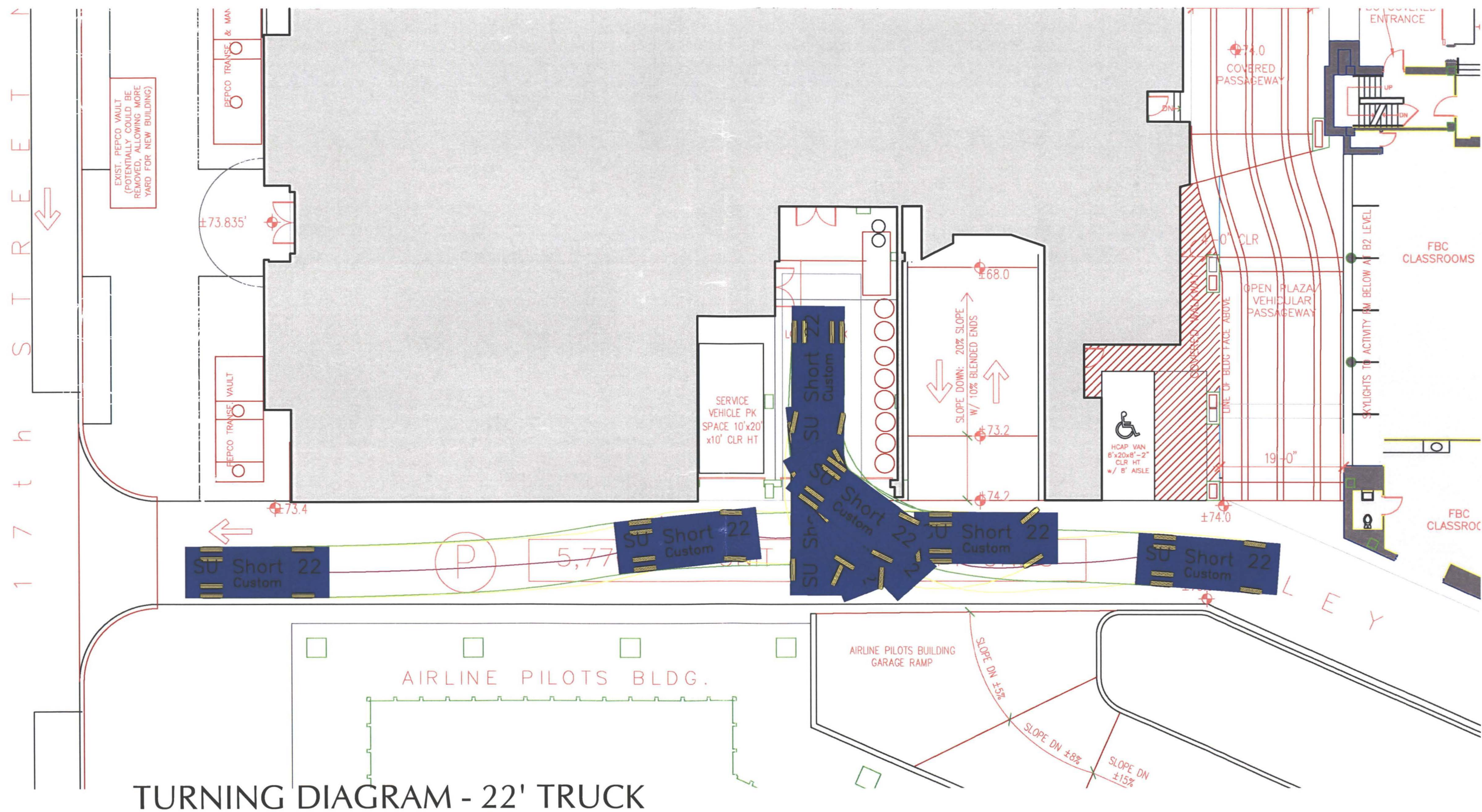
(EXISTING CHURCH ANNEX DEMO'ED)

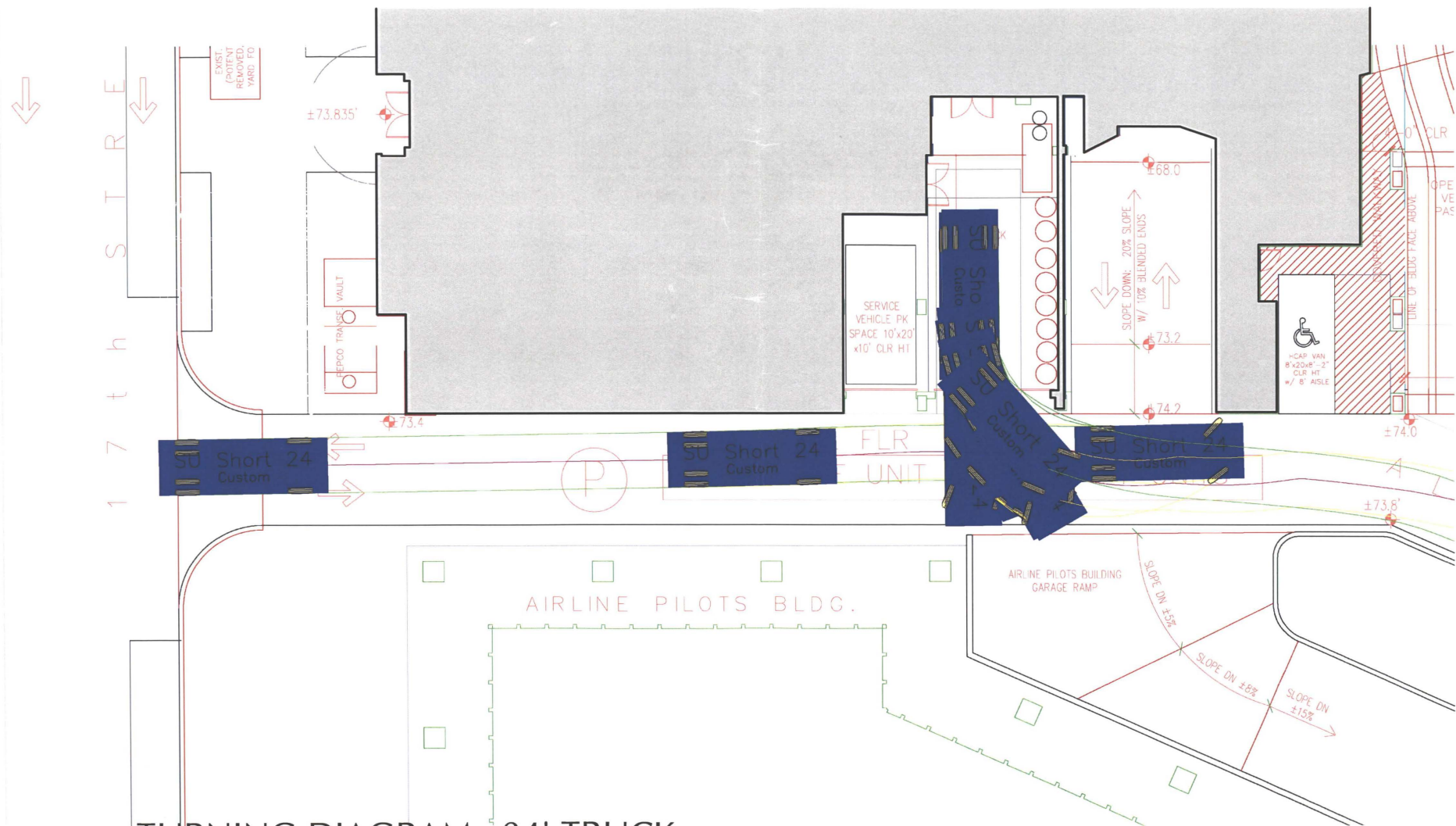
ARCHITECT: ERIC COLBERT & ASSOCIATES

PROJECT: FIRST BAPTIST APT BLDG.

CLIENT: KEENER-SQUIRE PROPERTIES

17 TH & O STREETS, N.W. WASHINGTON, D.C.





TURNING DIAGRAM - 24' TRUCK

ARCHITECT: ERIC COLBERT & ASSOCIATES

717 5th STREET, NW, WASHINGTON DC 20001

PROJECT: FIRST BAPTIST APT. BLDG.

17 TH & O STREETS, N.W. WASHINGTON, D.C.

DEVELOPER: KEENER-SQUIRE PROPERTIES

1746 N STREET, NW, WASHINGTON, DC 20036

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1 NOV 2011

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