

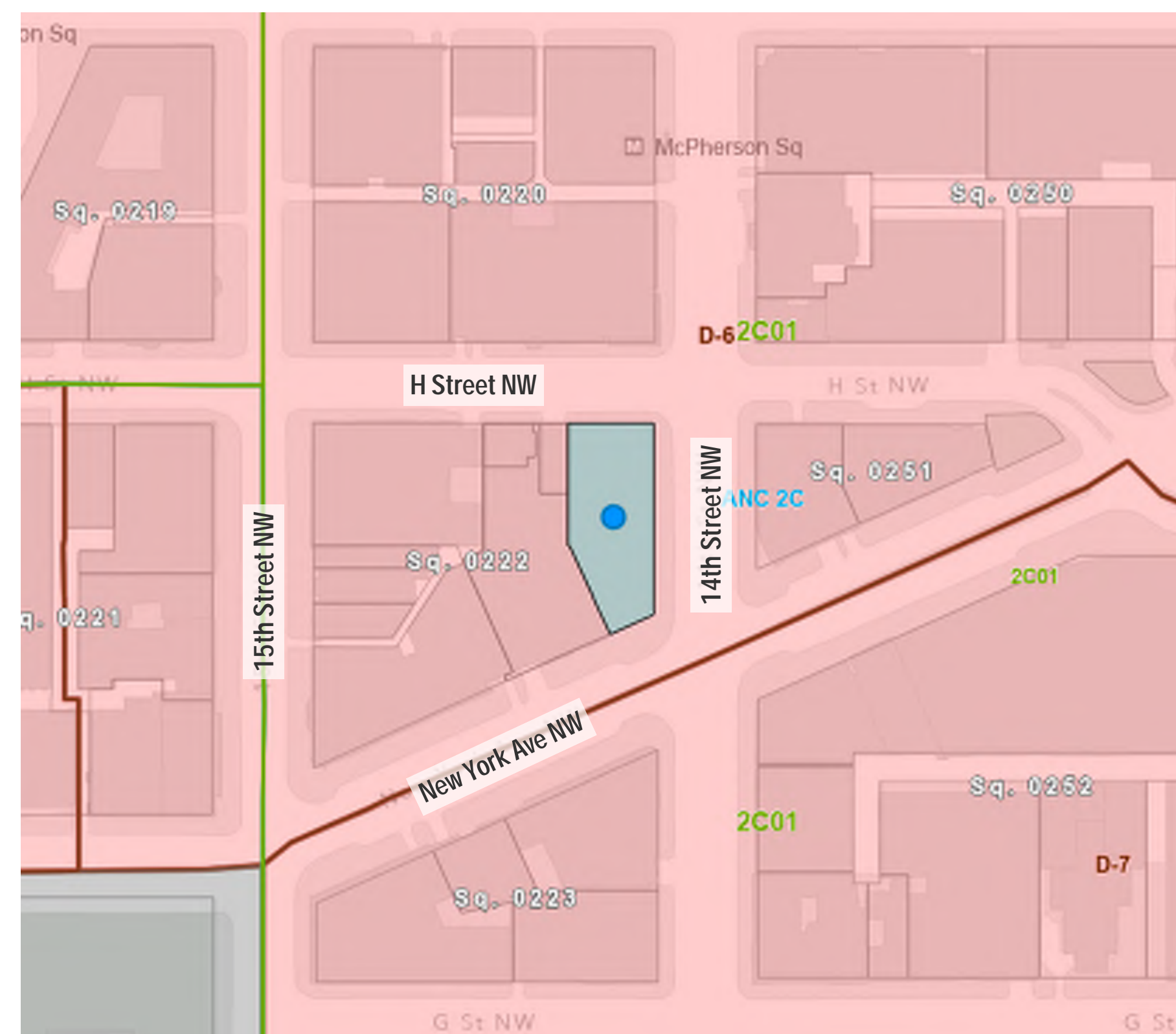
Conceptual Rendering - Proposed

Site Information

- Sq. 0222 Lot 0024
- ANC SMD 2C01
- 1401 New York Ave, NW
- 12-story office building
- ground floor retail
- below-grade parking
- D-6 zone

Project Description

Renovate and expand the existing habitable penthouse space to better serve office tenants. The existing penthouse will be expanded to accommodate tenant amenity spaces with flexible seating and conference settings. A new pantry and additional restrooms are being added. The expanded penthouse will not be exceeding any zoning limits. The exterior design will be in character with adjacent buildings of similar scale and use.





View looking northwest from SE corner of 14th & NY Ave



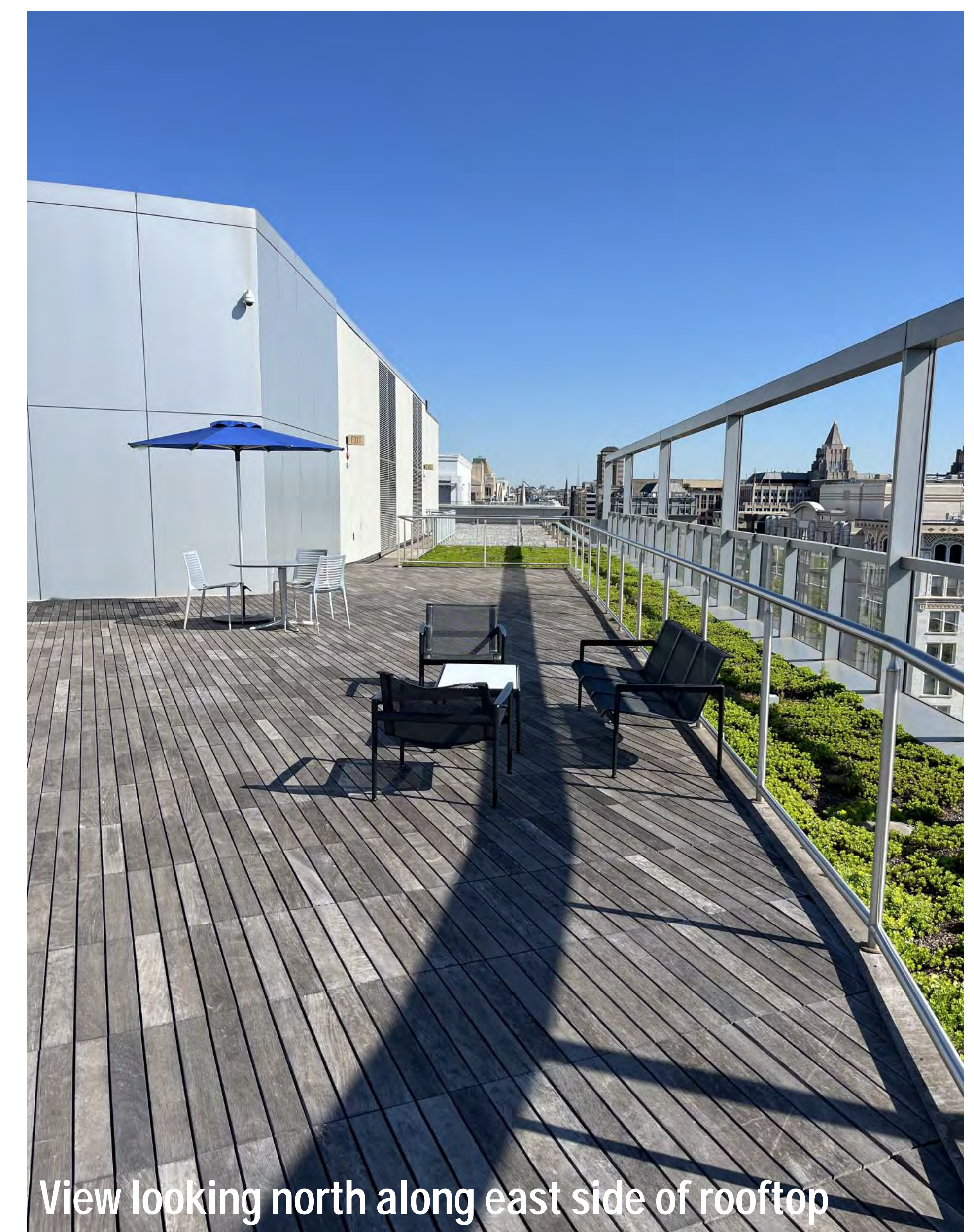
View looking southwest from NE corner of 14th & H St



View looking north along west side of rooftop



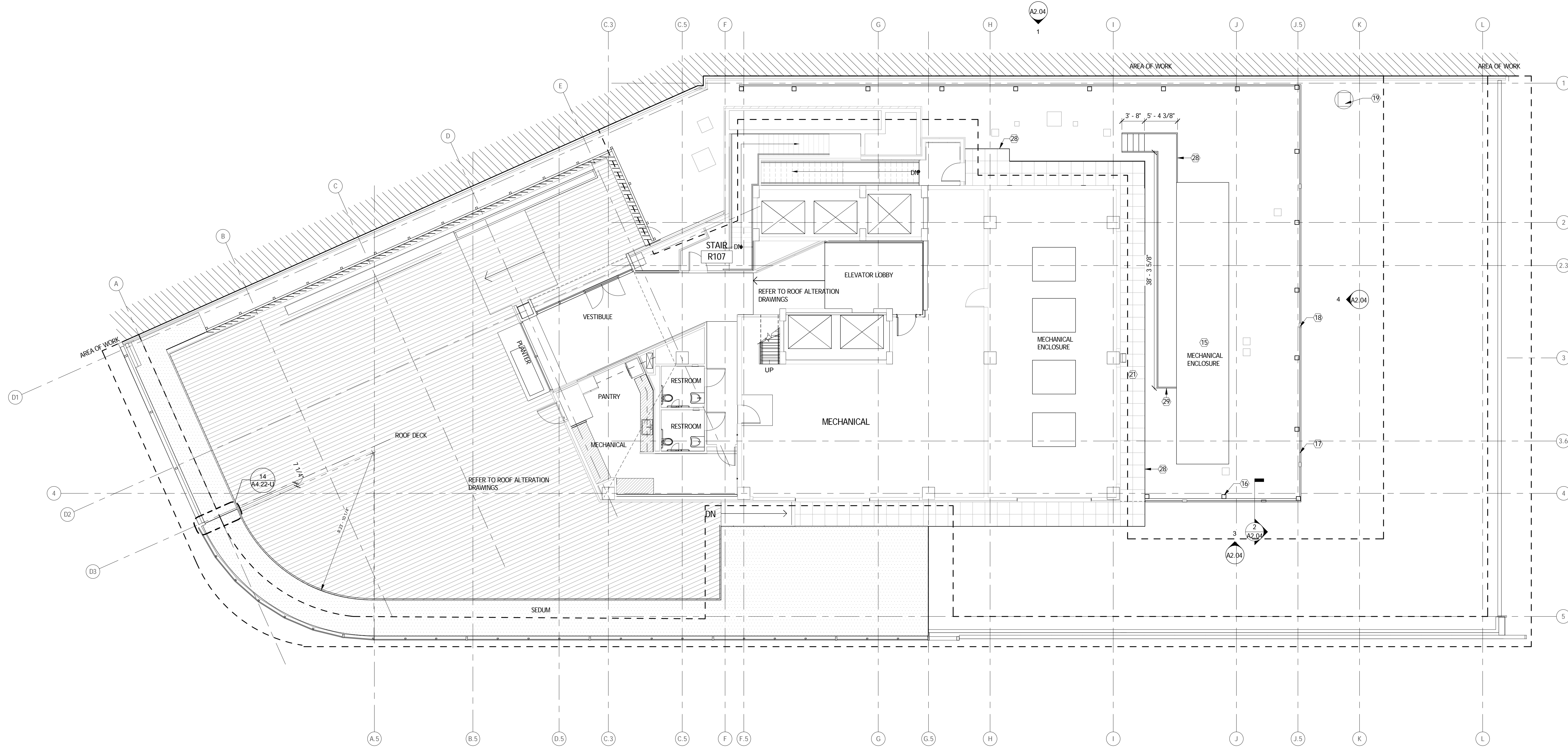
View looking north along east side of rooftop



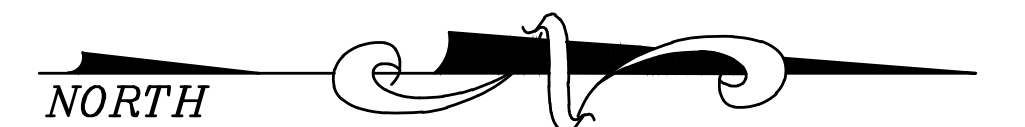
View looking north along east side of rooftop

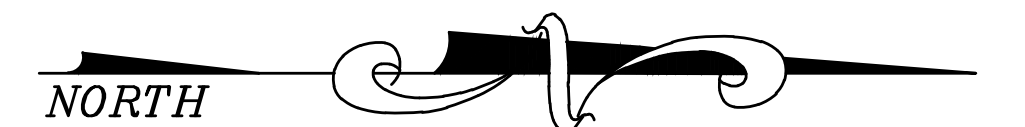
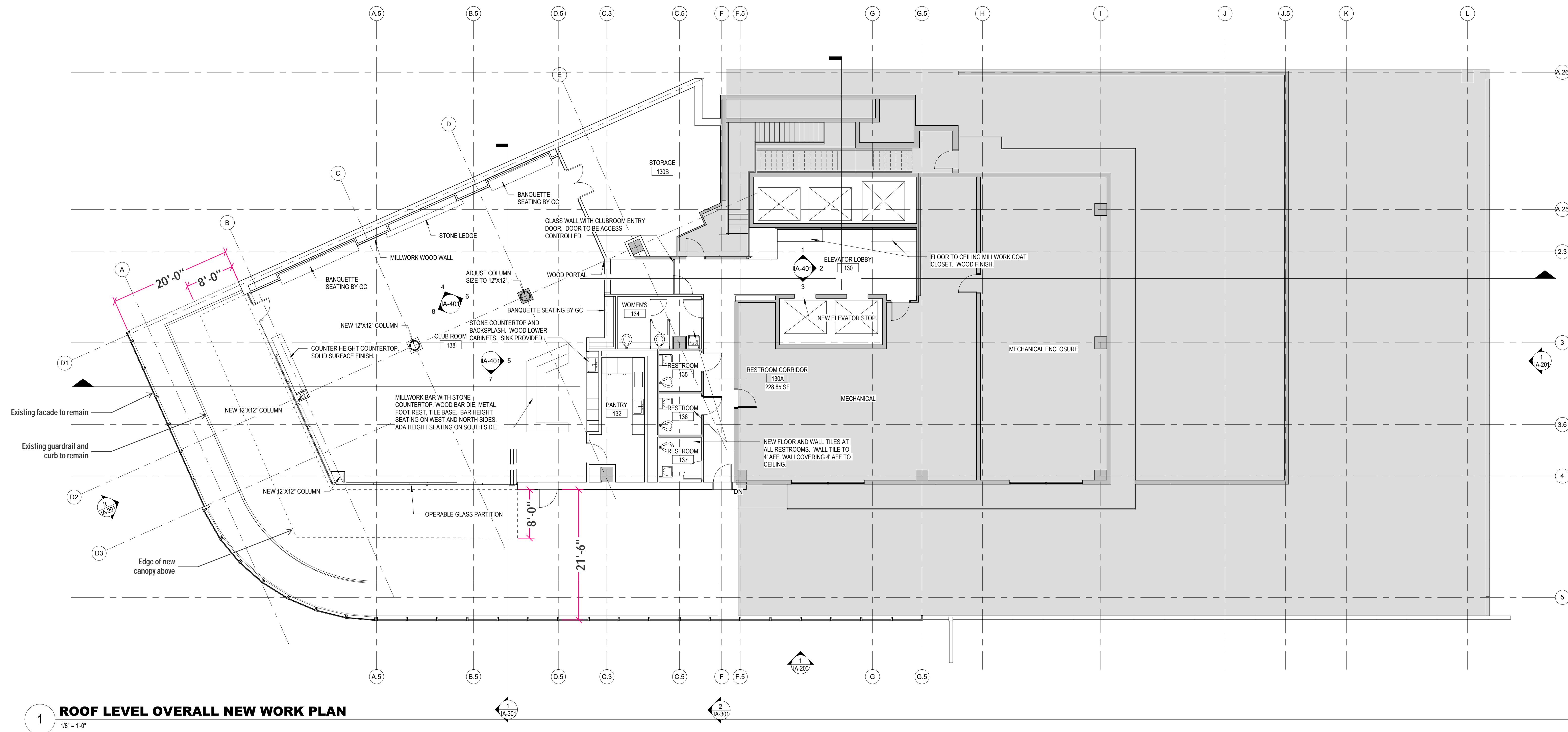
Existing Penthouse Floor Plan

*Existing drawings from 2014 renovation by previous architect



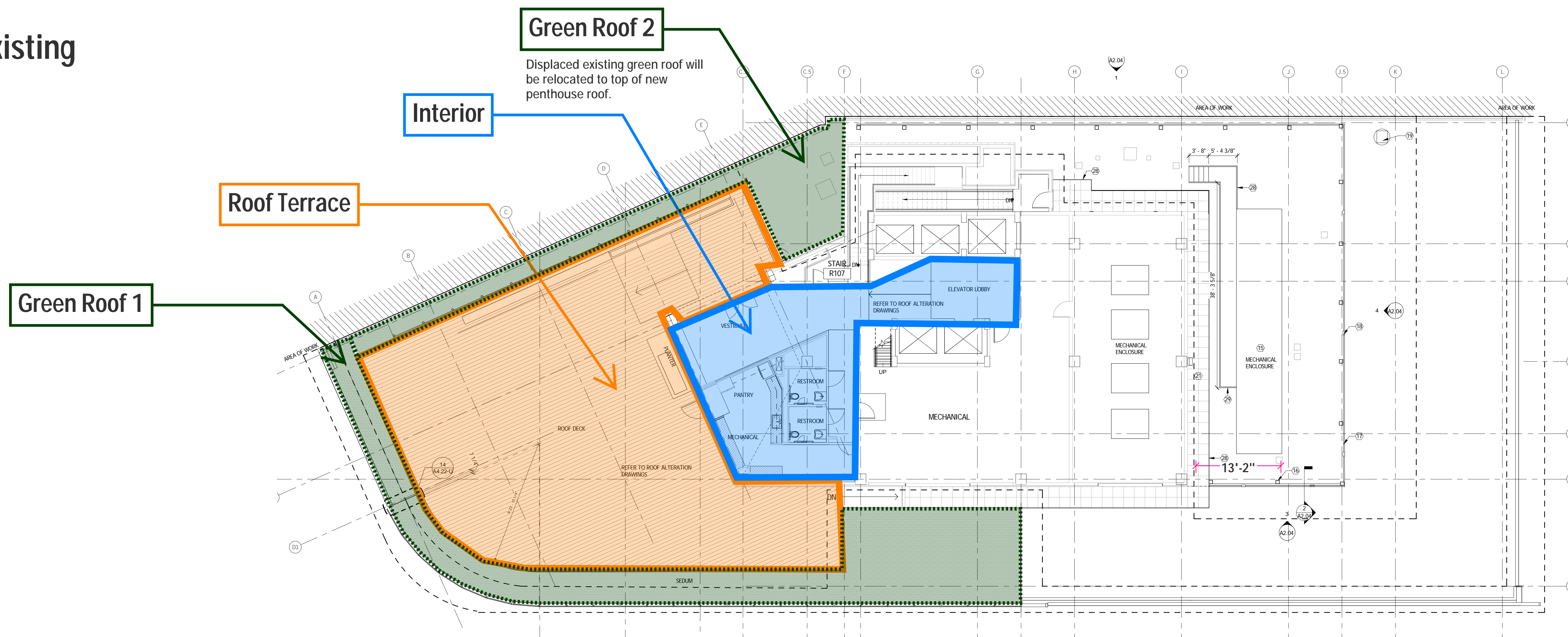
1 ROOF PLAN
1/8" = 1'-0"





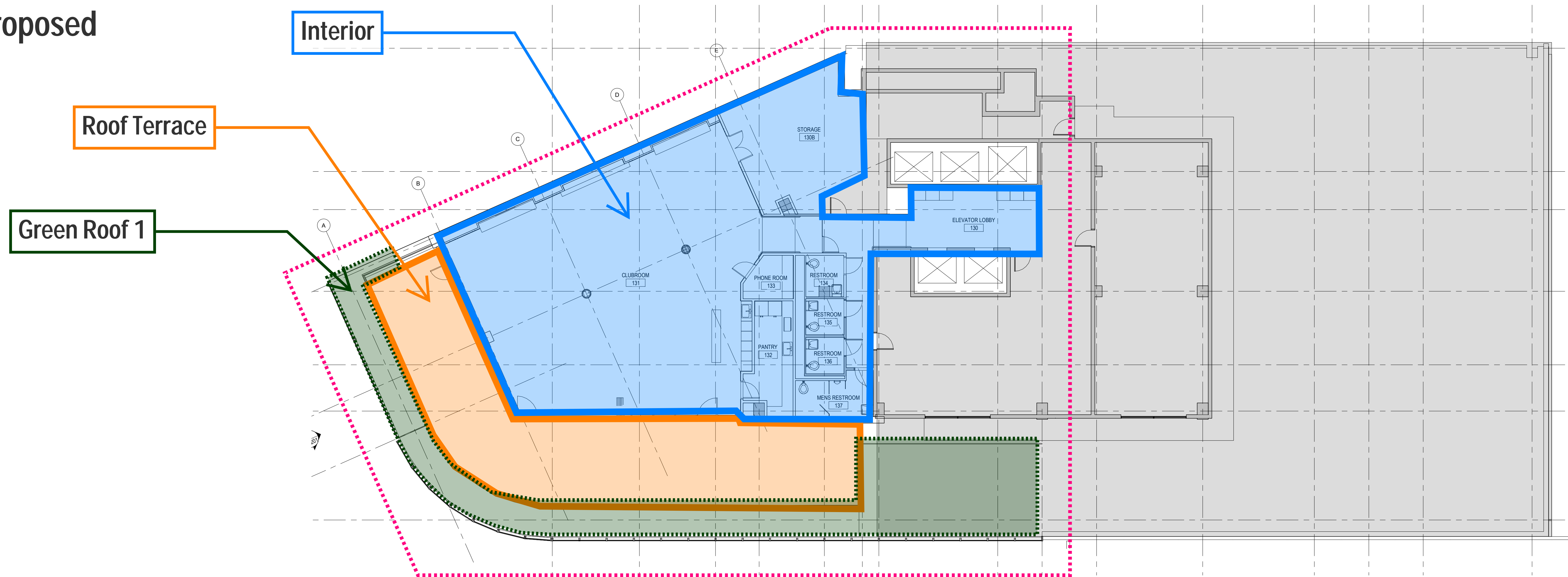
Diagrammatic Comparison of Existing & Proposed

Existing

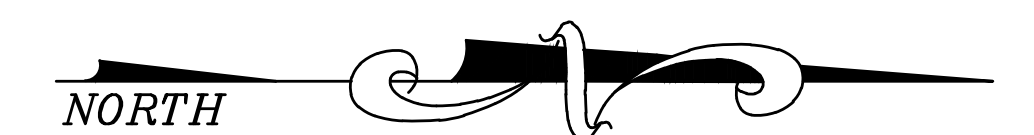


- small indoor seating area
- expansive outdoor roof terrace
- catering pantry w/ terrace access
- (2) restrooms

Proposed

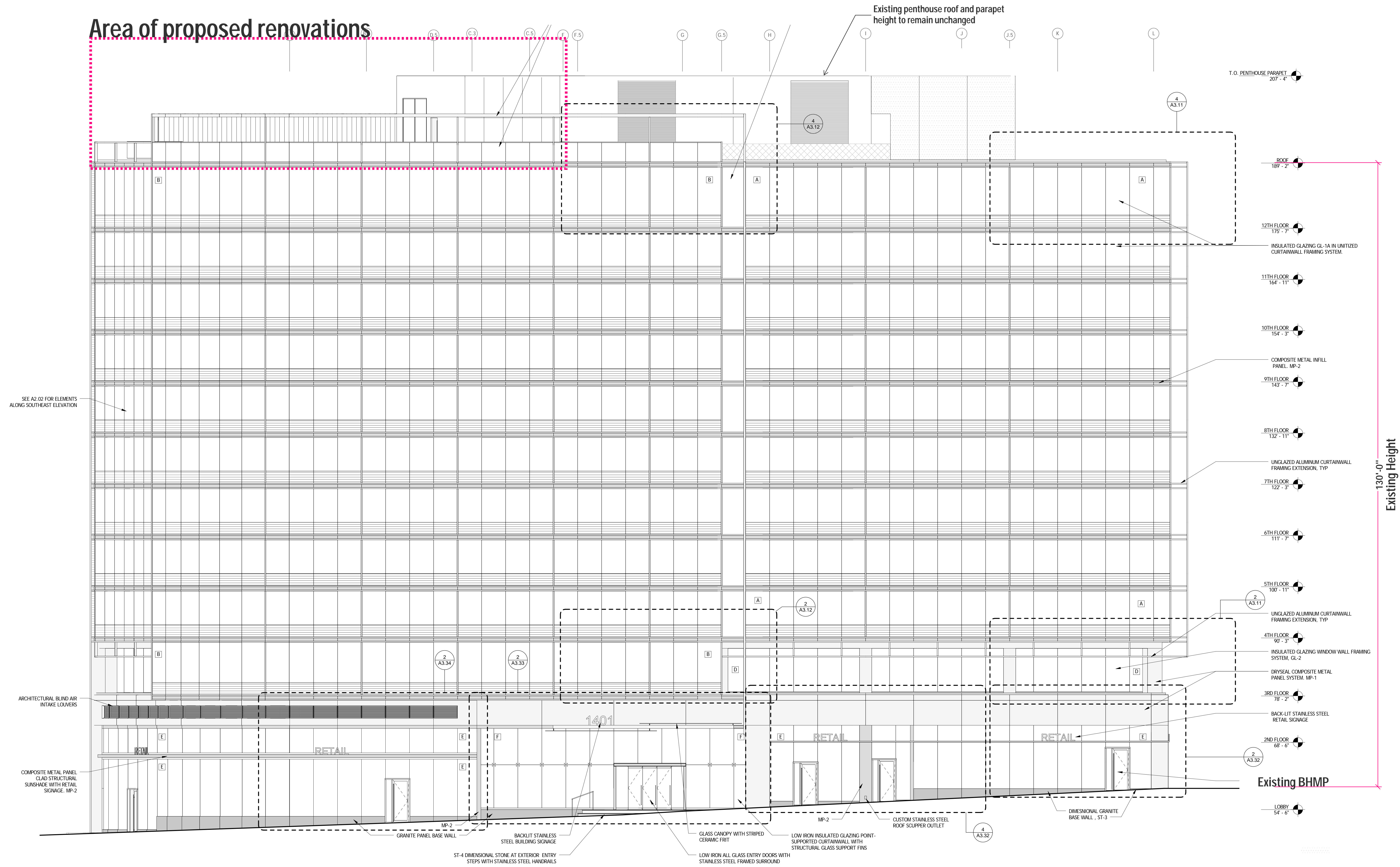


- large indoor seating area
- furniture storage room
- indoor catering pantry
- Added restrooms, (4) total
- flexible and functional outdoor terrace designed for lounge seating and small gatherings



Existing Building Elevations

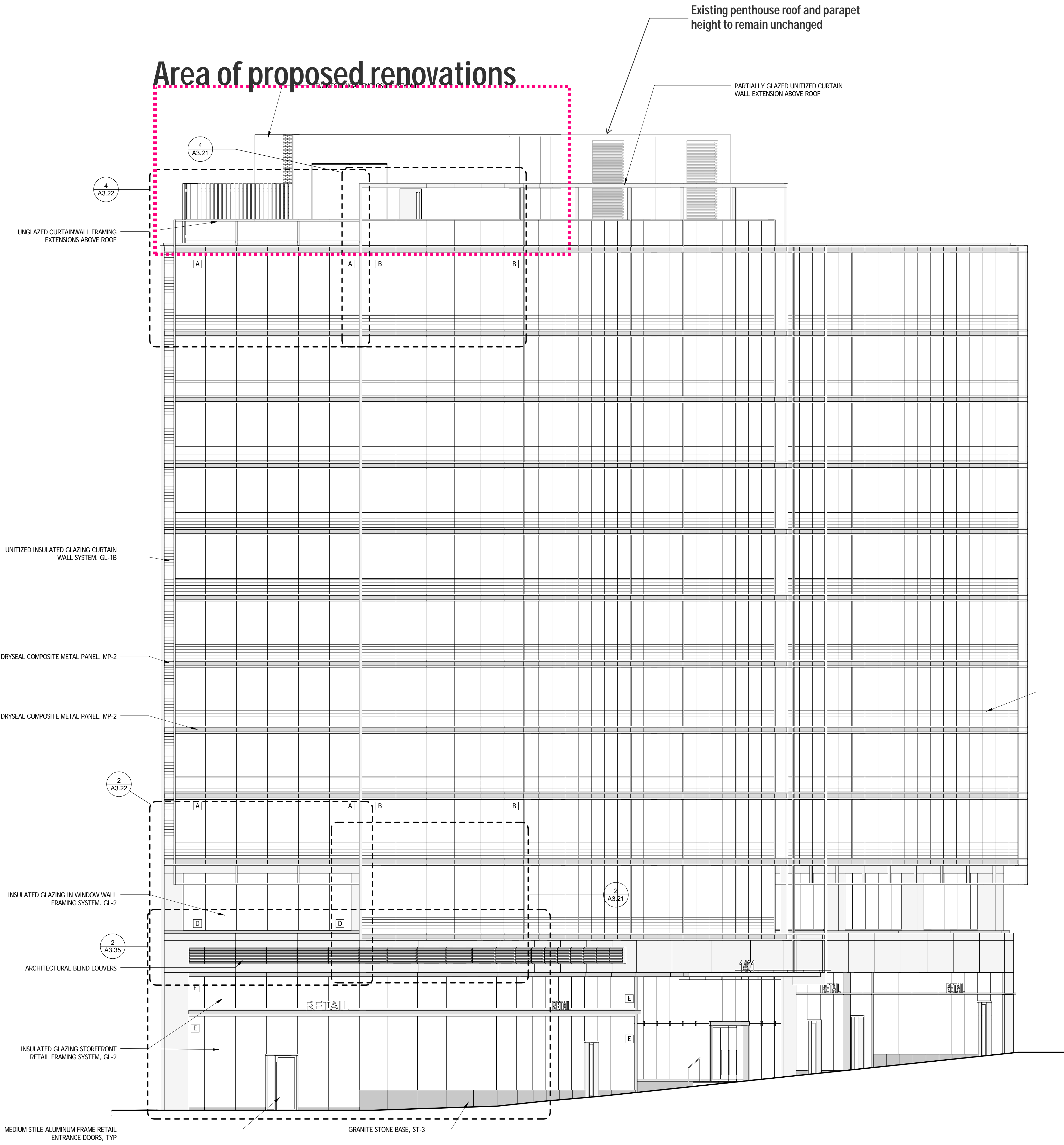
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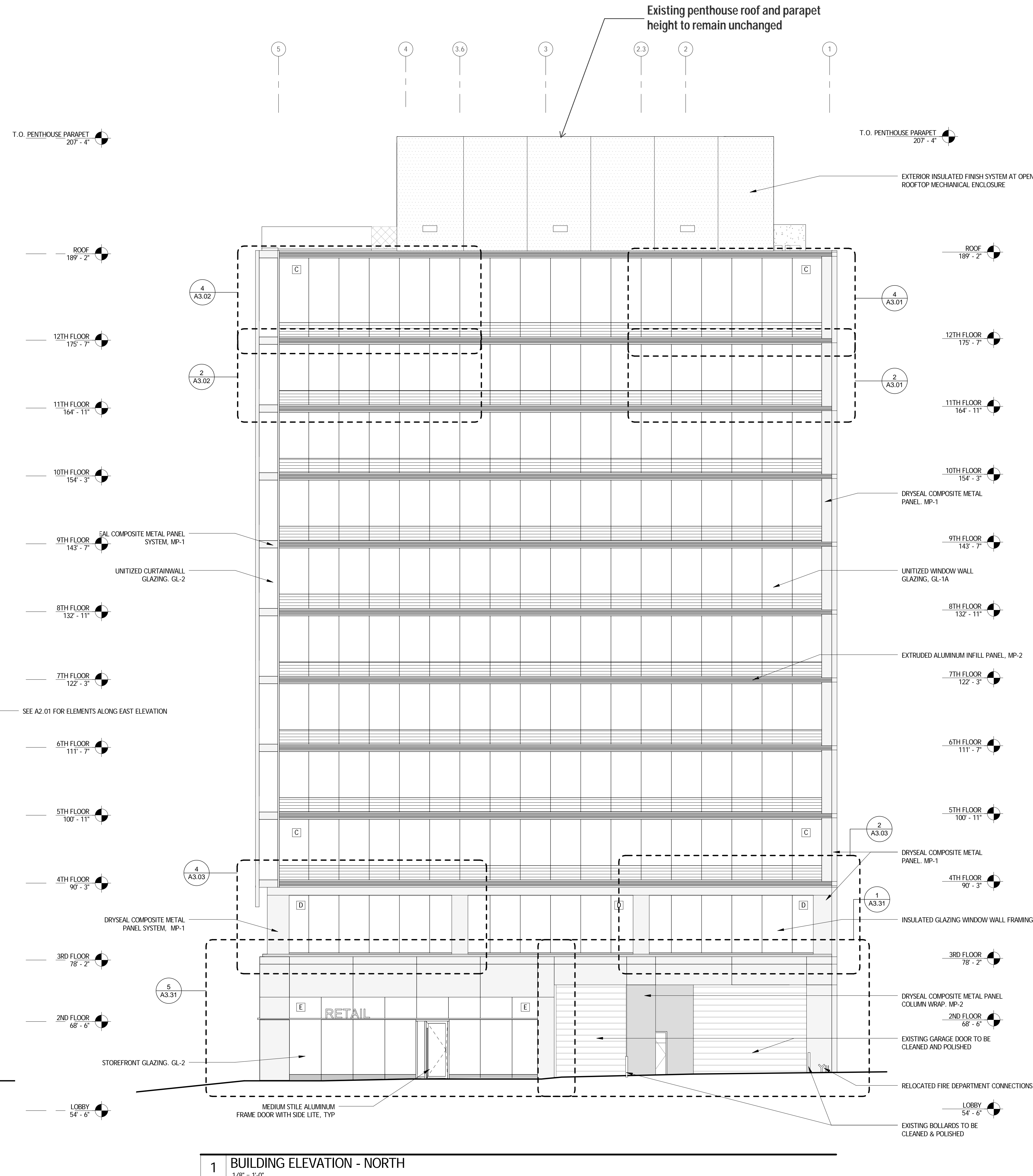
1 ELEVATION: EAST FACADE
1/8" = 1'-0"

Existing Building Elevations

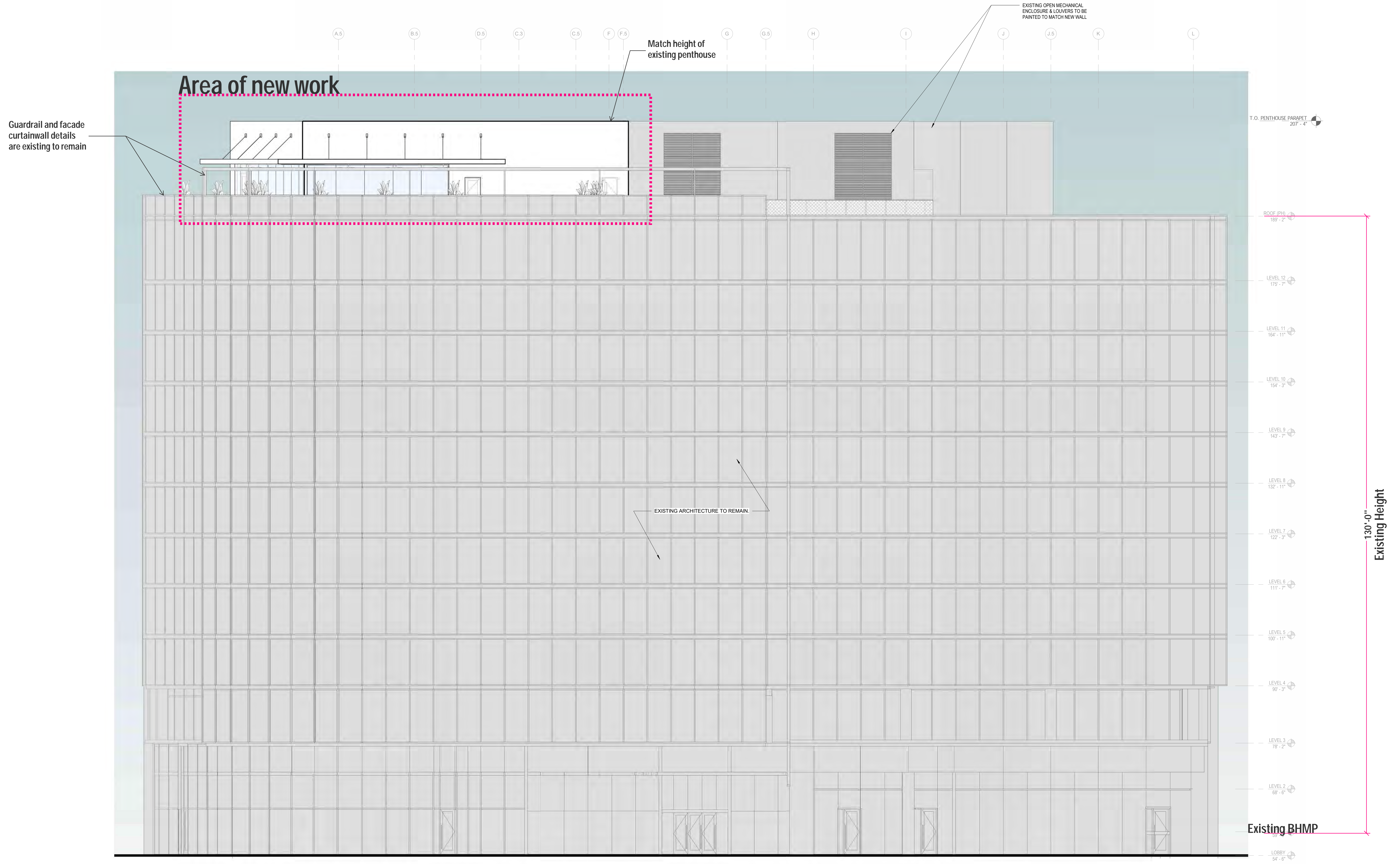
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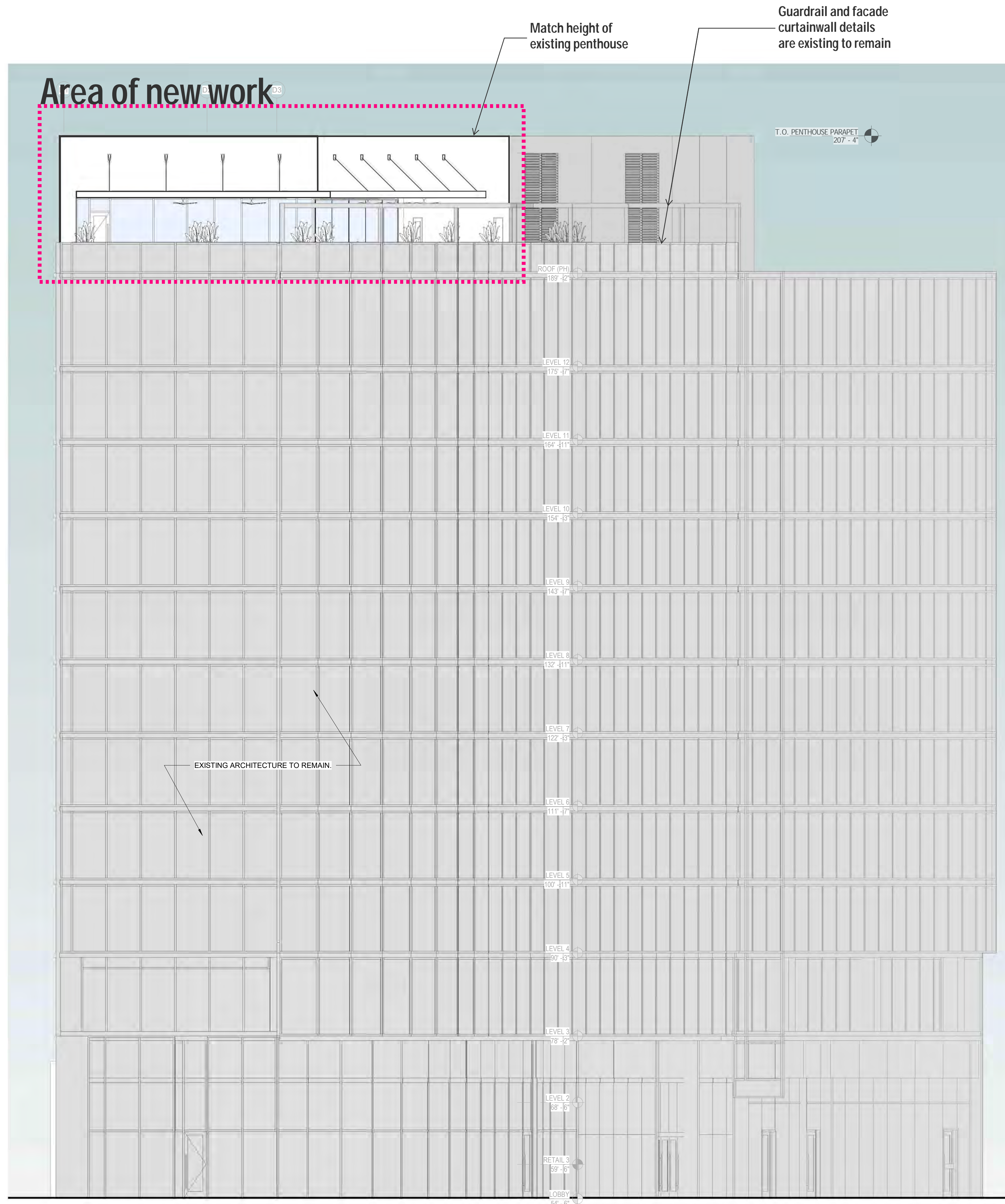
1 ELEVATION: SOUTH FAÇADE
1/8" = 1'-0"



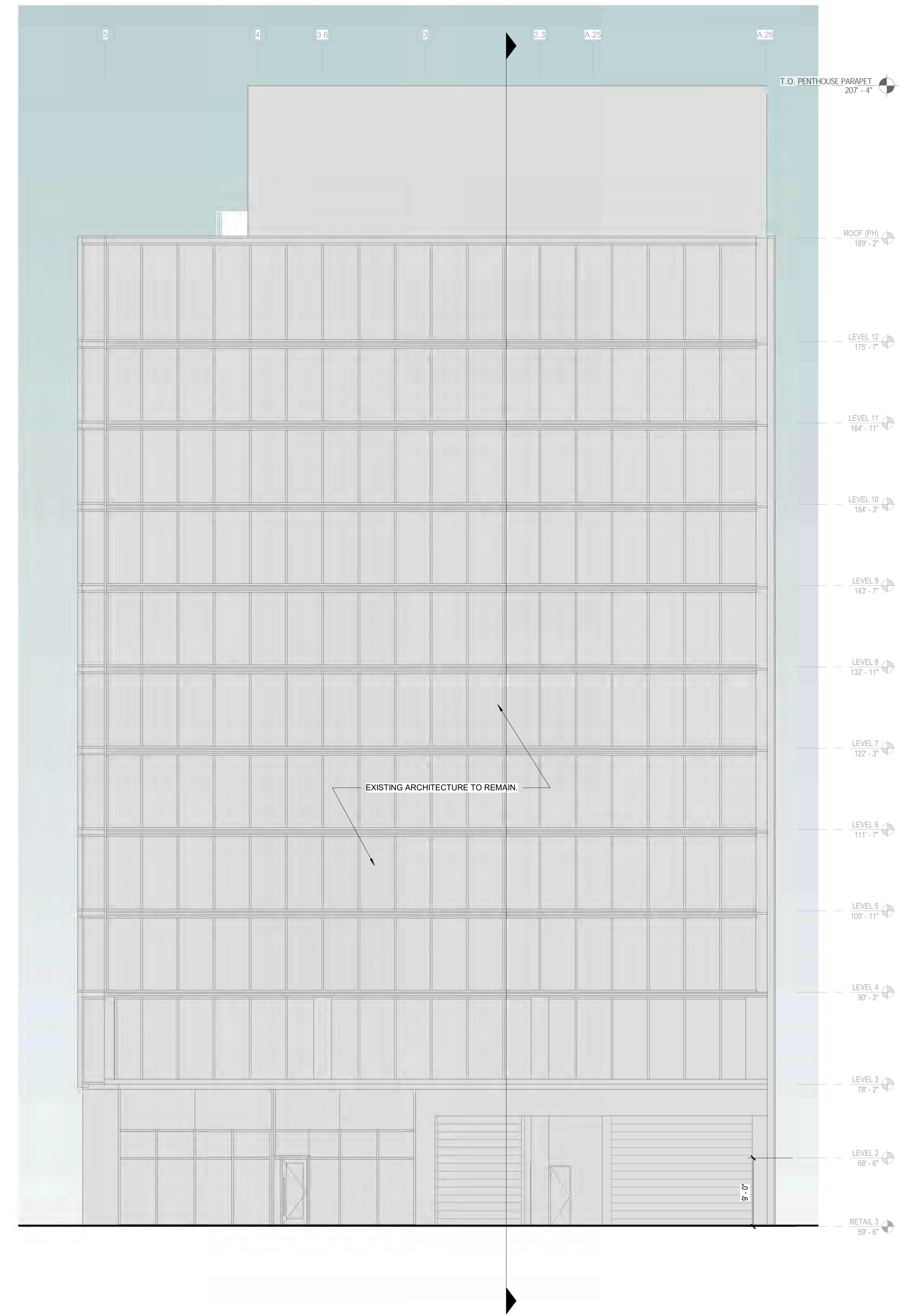
1 BUILDING ELEVATION - NORTH
1/8" = 1'-0"



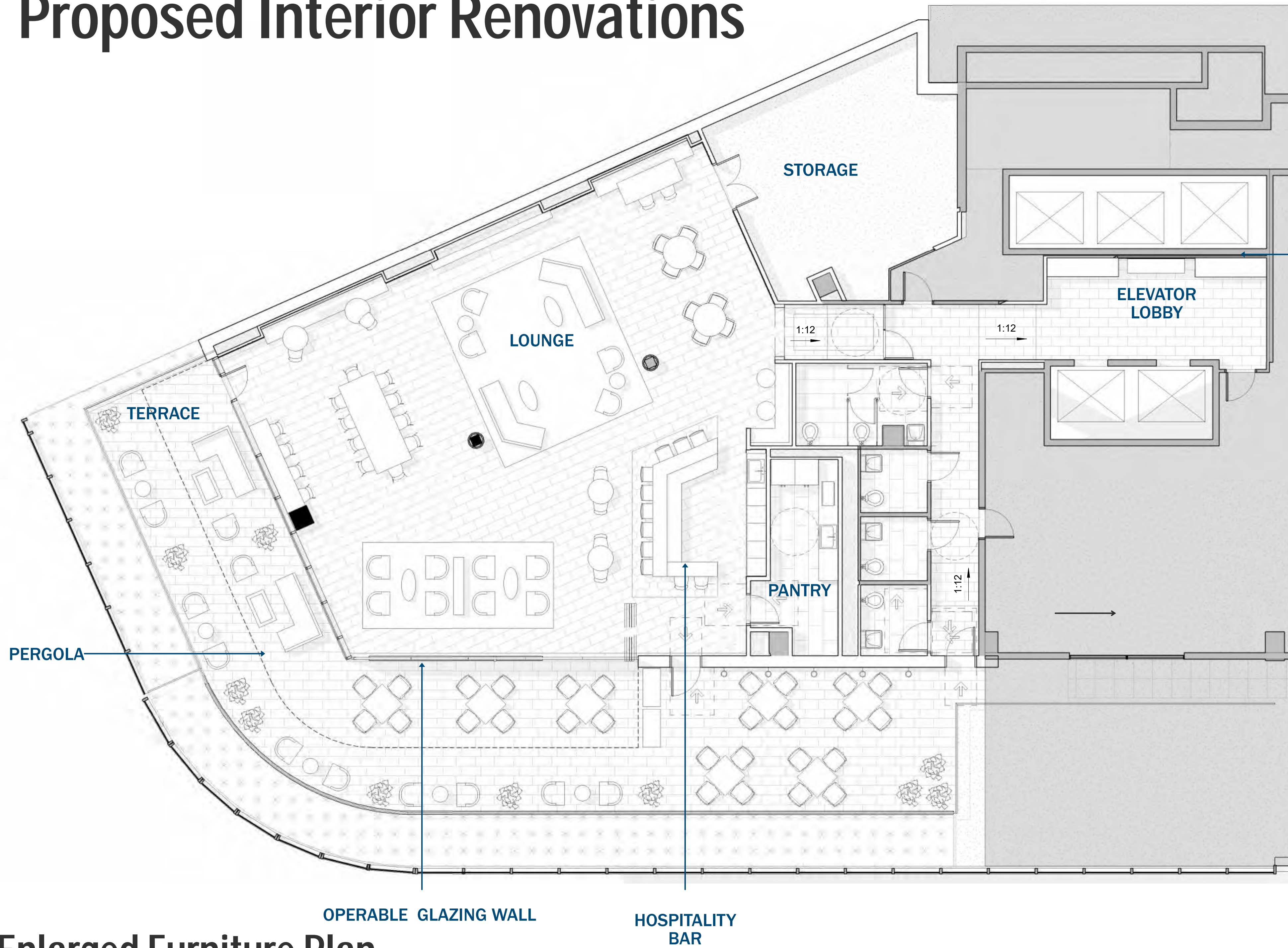
1 EAST EXTERIOR BUILDING ELEVATION
1/8" = 1'-0"



2 **SOUTHEAST EXTERIOR BUILDING ELEVATION**
1/8" = 1'-0"



1 **NORTH EXTERIOR BUILDING ELEVATION**
1/8" = 1'-0"



Enlarged Furniture Plan Not to scale

