

*The plan and imagery shown is conceptual and may change with final design provided that the use of the space, character, and quality of the features and plantings remain in substantial conformance with that shown.

*All elements located within the public right-of-way such as, but not limited to, crosswalks, bike racks, Capitol Bike Share stations, green infrastructure features, and bike lanes may change in response to future input and coordination with the District Department of Transportation and other government agencies.



1200 THIRD STREET, NE

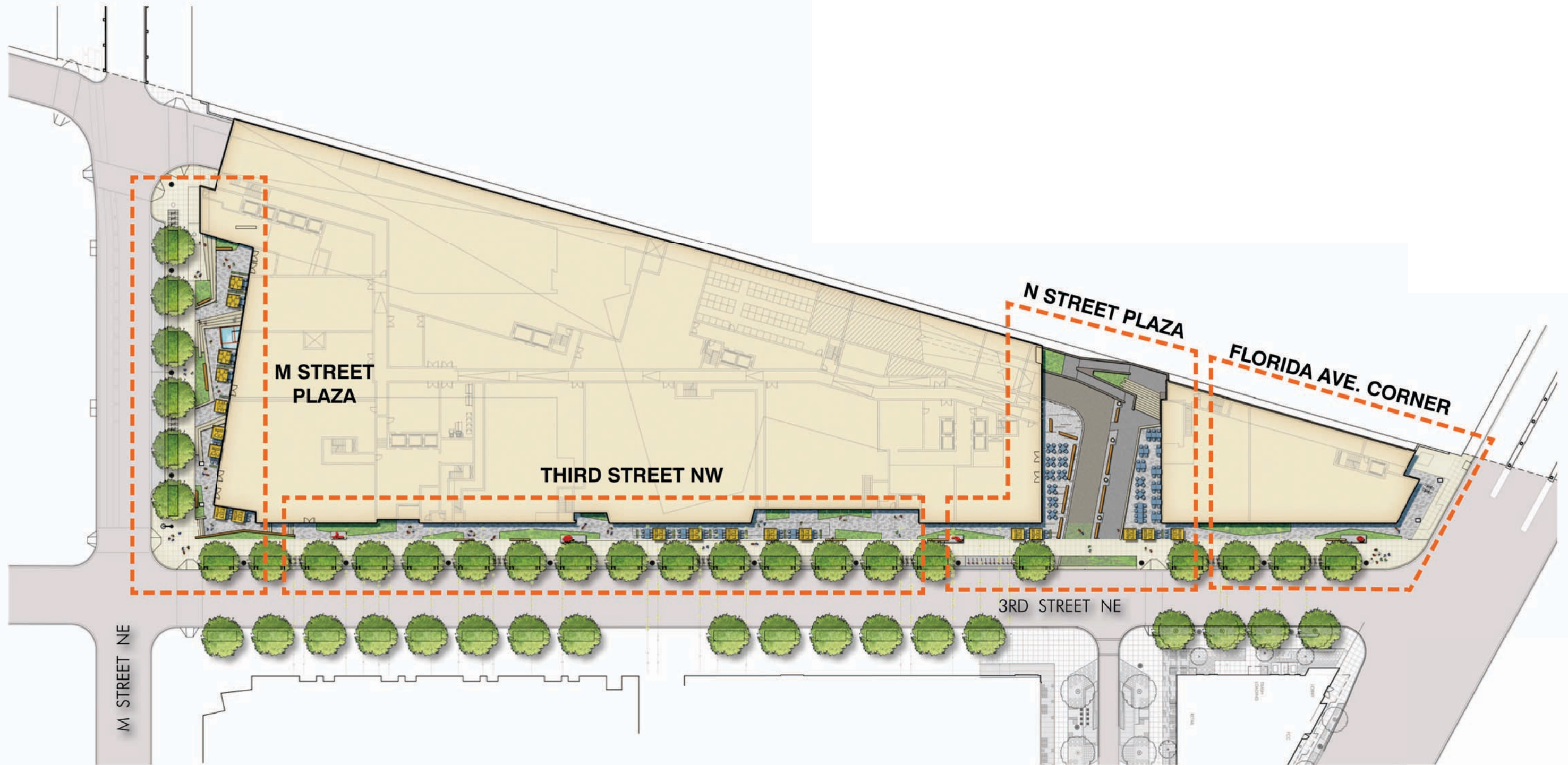
PUD SUBMISSION

PARKER RODRIGUEZ, INC.
 Planning | Urban Design | Landscape Architecture

WASHINGTON, D.C.

April 18, 2016 sba project #45128 © 2016 Shalom Baranes Associates P.C.

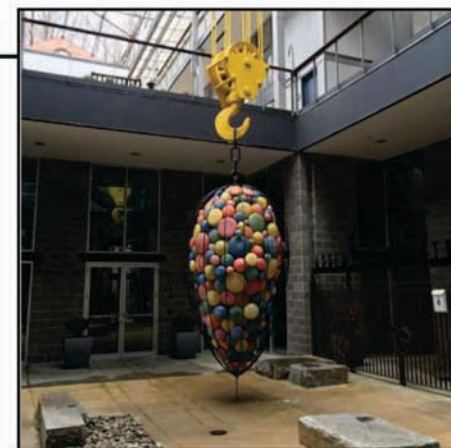
ZONING COMMISSION
 Site of Columbia
 CASE NO.16-09
 EXHIBIT NO.2G4
 Landscape - Component 5.01



*The plan and imagery shown is conceptual and may change with final design provided that the use of the space, character, and quality of the features and plantings remain in substantial conformance with that shown.

*All elements located within the public right-of-way such as, but not limited to, crosswalks, bike racks, Capital Bike Share stations, green infrastructure features, and bike lanes may change in response to future input and coordination with the District Department of Transportation and other government agencies.





LEGEND

- ① SCORED CONCRETE PAVING
- ② SPECIAL PAVING
- ③ STAIRS
- ④ WOOD PLINTH
- ⑤ OUTDOOR SEATING
- ⑥ WATER FEATURE
- ⑦ BIORETENTION PLANTER
- ⑧ POTENTIAL SCULPTURE
- ⑨ VALET / DROP-OFF PARKING
- ⑩ STREET LIGHT
- ⑪ PERMEABLE PAVING

Notes:

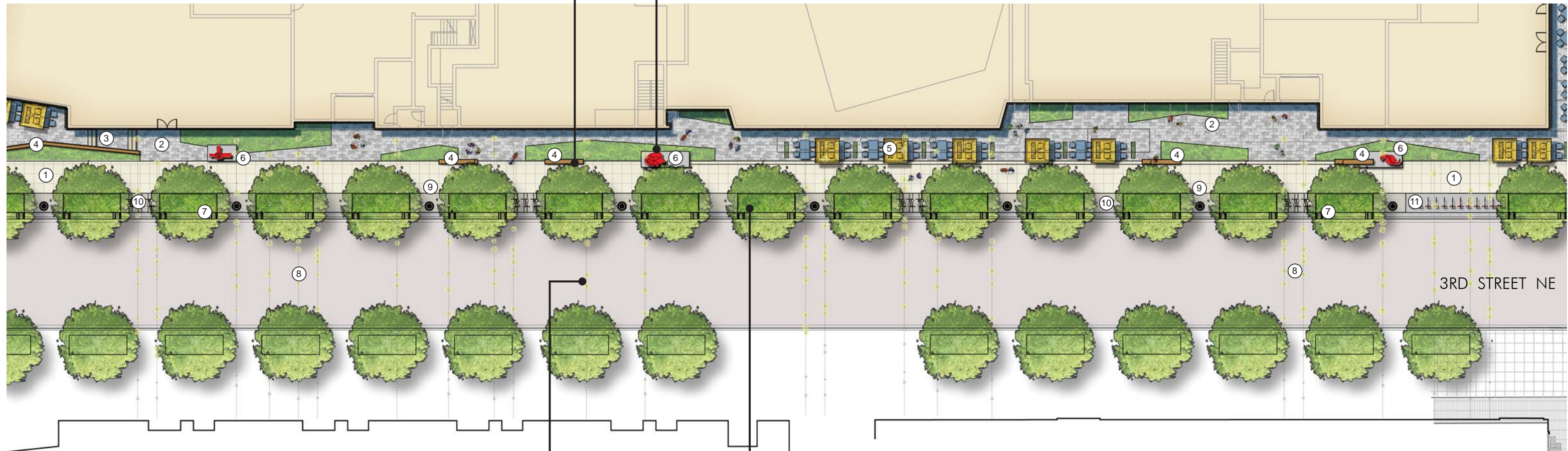
1. Flexibility is requested to vary the final selection of exterior materials within the color ranges and general material types proposed, based on availability at the time of construction without reducing the quality of materials.
2. Flexibility is requested to vary the final location of all stairs and outdoor seating areas, in order to accommodate future retail.
3. Design will incorporate principles from Gallaudet University's DeafSpace Guidelines.
4. Images are provided to help illustrate design concepts, elements, and character and do not reflect the final design of the landscape components.





LEGEND

- ① SCORED CONCRETE PAVING
- ② SPECIAL PAVING
- ③ STAIRS
- ④ WOOD PLINTH
- ⑤ OUTDOOR SEATING
- ⑥ POTENTIAL SCULPTURE
- ⑦ BIORETENTION PLANTER
- ⑧ POTENTIAL OVERHEAD FESTIVAL LIGHTING
- ⑨ STREET LIGHT
- ⑩ PERMEABLE PAVING
- ⑪ POTENTIAL CAPITOL BIKE SHARE STATION

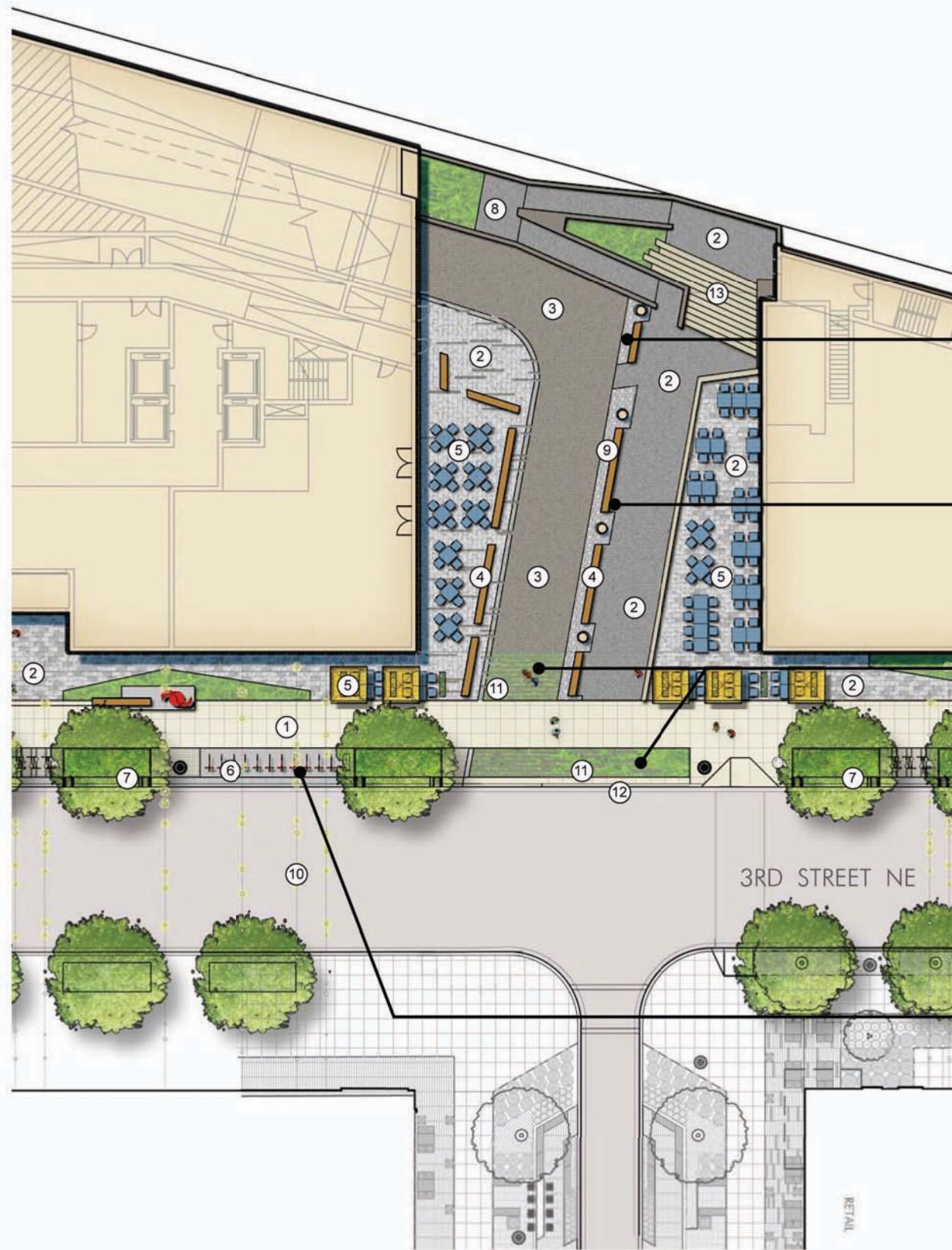


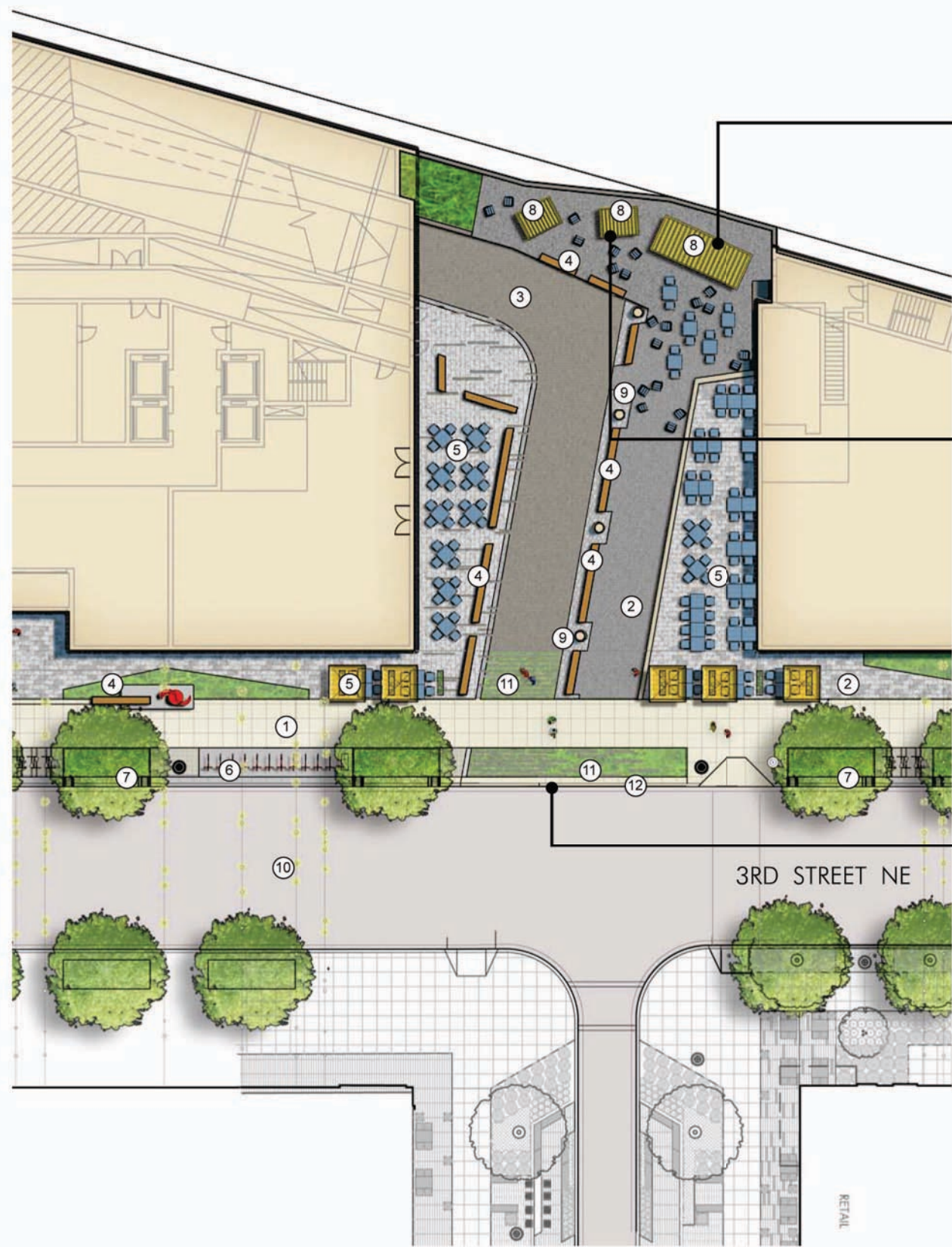
*The green space identified on this plan is shown to illustrate design intent and may be modified with final engineering and design. Final design of green space (sq. ft.) shall be within 15-30% of total tenant zone.



LEGEND

- ① SCORED CONCRETE PAVING
- ② SPECIAL PAVING
- ③ PRECAST CONCRETE PAVERS OR SCORED CONCRETE
- ④ WOOD PLINTH
- ⑤ OUTDOOR SEATING
- ⑥ POTENTIAL CAPITOL BIKE SHARE STATION
- ⑦ BIORETENTION PLANTER
- ⑧ ADA HANDICAP RAMP (WMATA)
- ⑨ STONE MULCH
- ⑩ POTENTIAL OVERHEAD FESTIVAL LIGHTING
- ⑪ LINEAR PAVING / PLANTING BANDS
- ⑫ MOUNTABLE CURB
- ⑬ STAIRS





LEGEND

- ① SCORED CONCRETE PAVING
- ② SPECIAL PAVING
- ③ PRECAST CONCRETE PAVER OR SCORED CONCRETE
- ④ WOOD PLINTH
- ⑤ OUTDOOR SEATING
- ⑥ POTENTIAL CAPITOL BIKE SHARE STATION
- ⑦ BIORETENTION PLANTER
- ⑧ KIOSK
- ⑨ STONE MULCH
- ⑩ POTENTIAL OVERHEAD FESTIVAL LIGHTING
- ⑪ LINEAR PAVING / PLANTING BANDS
- ⑫ MOUNTABLE CURB



LEGEND

- ① SCORED CONCRETE PAVING
- ② SPECIAL PAVING
- ③ BIKE RACKS
- ④ WOOD PLINTH
- ⑤ OUTDOOR SEATING
- ⑥ FUTURE TRANSFORMERS
- ⑦ BIORETENTION PLANTER
- ⑧ POTENTIAL OVERHEAD FESTIVAL LIGHTING

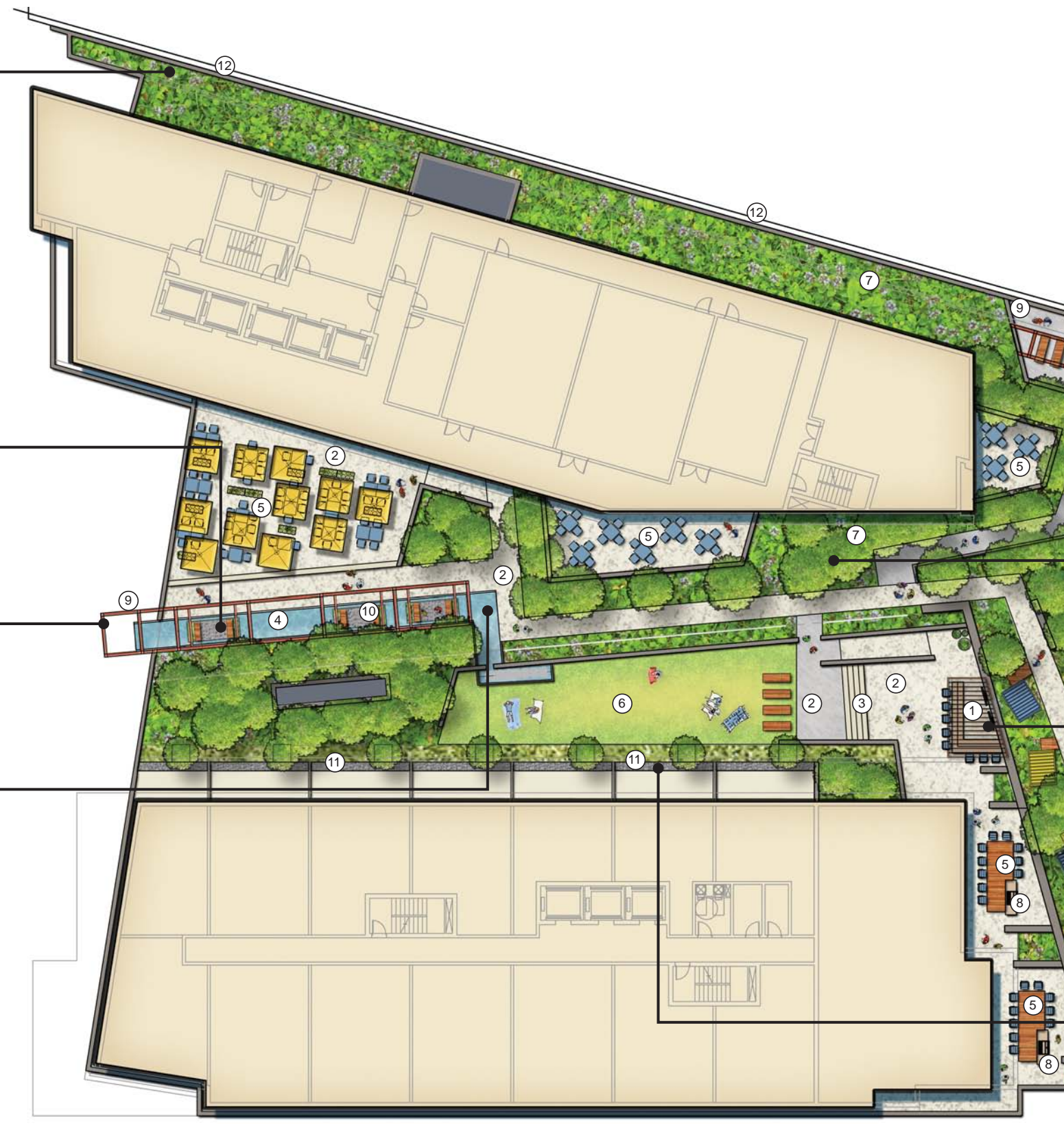
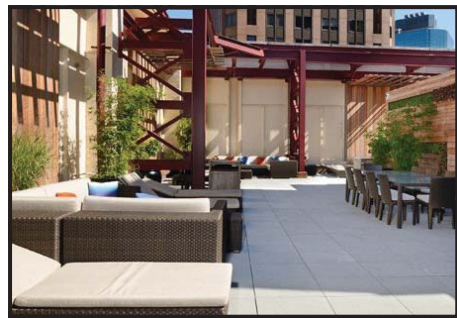




*The plan and imagery shown is conceptual and may change with final design provided that the use of the space, character, and quality of the features and plantings remain in substantial conformance with that shown.

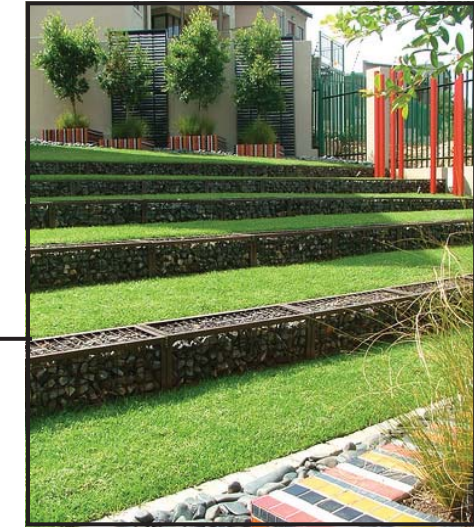
*All elements located within the public right-of-way such as, but not limited to, crosswalks, bike racks, Capital Bike Share stations, green infrastructure features, and bike lanes may change in response to future input and coordination with the District Department of Transportation and other government agencies.





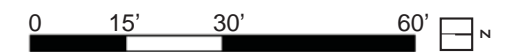
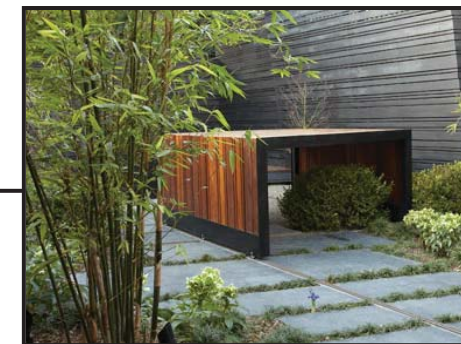
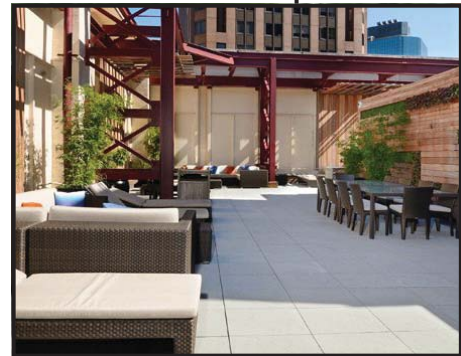
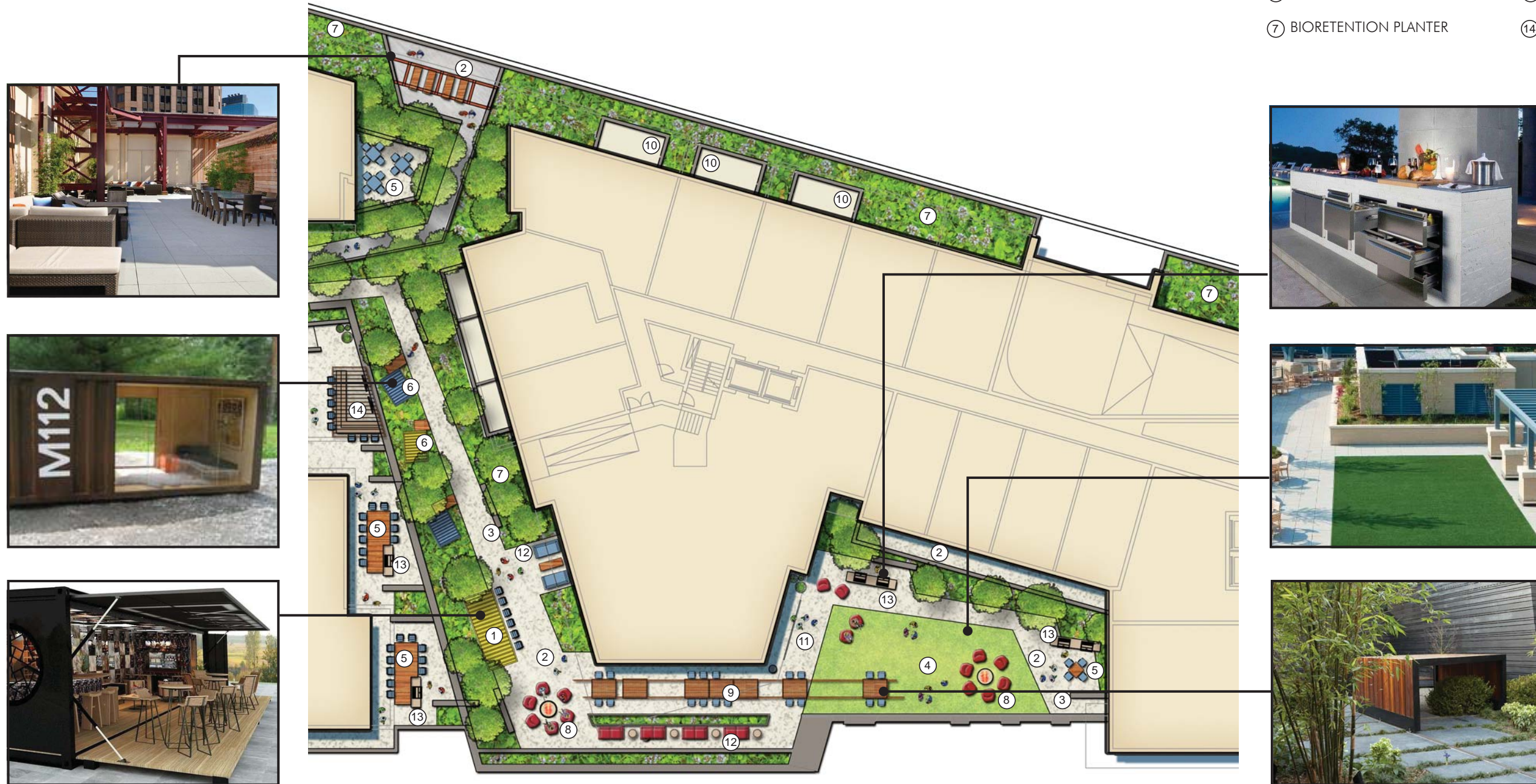
LEGEND

- ① PERGOLA STRUCTURE / BAR
- ② SPECIAL PAVING
- ③ STAIRS
- ④ WATER FEATURE
- ⑤ OUTDOOR SEATING
- ⑥ LAWN
- ⑦ BIORETENTION PLANTER
- ⑧ GRILL / BAR AREA
- ⑨ GANTRY CRANE
- ⑩ HANGING SEATING PODS
- ⑪ SEAT WALL
- ⑫ ACOUSTIC WALL



LEGEND

- ① OVERHEAD STRUCTURE W/ BAR
- ② SPECIAL PAVING
- ③ WOOD PLINTH
- ④ LAWN
- ⑤ OUTDOOR SEATING
- ⑥ OVERHEAD STRUCTURE W/ SEATS
- ⑦ BIORETENTION PLANTER
- ⑧ FIRE PIT
- ⑨ ROLLING TABLES ON TRACK
- ⑩ PRIVATE TERRACES
- ⑪ MOVIE SCREEN
- ⑫ LOUNGE SEATING
- ⑬ GRILL COUNTER
- ⑭ PERGOLA W/ BAR



1200 THIRD STREET, NE

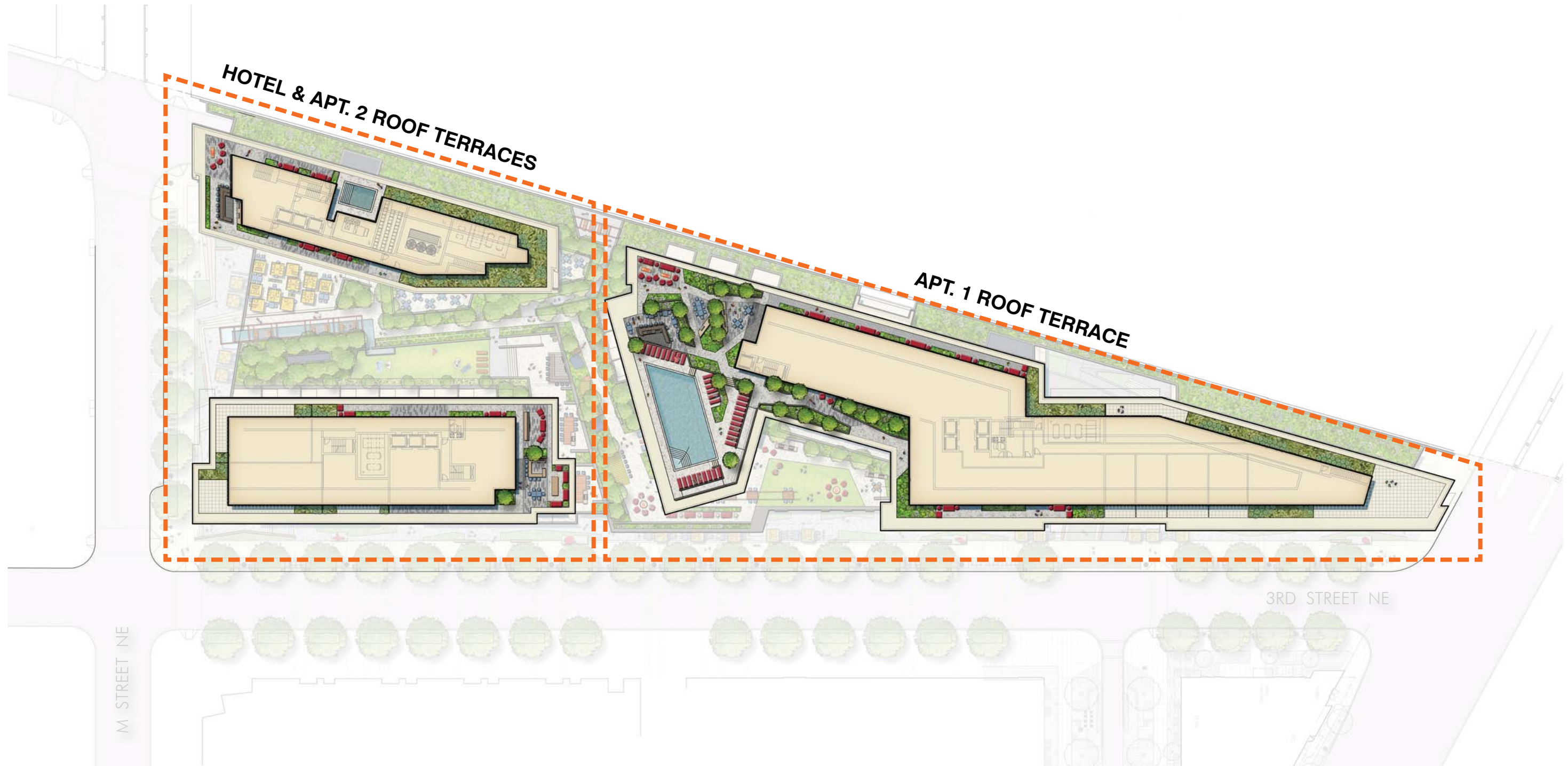
PUD SUBMISSION

PARKERRODRIGUEZ, INC.
 Planning | Urban Design | Landscape Architecture

WASHINGTON, D.C.

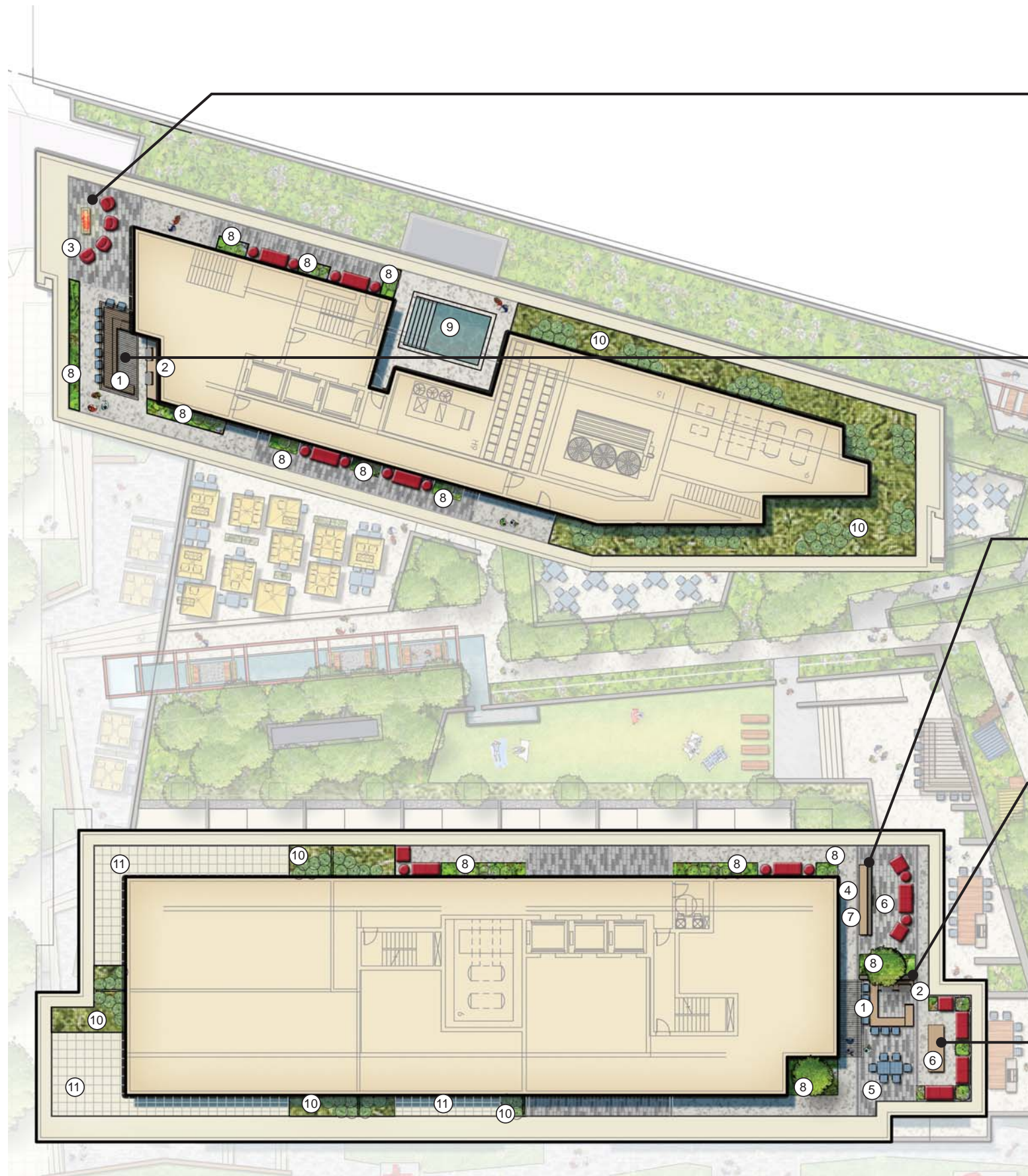
April 18, 2016 sba project #45128 © 2016 Shalom Baranes Associates P.C.

Landscape - Level 2 North Courtyard 5.10



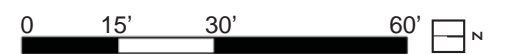
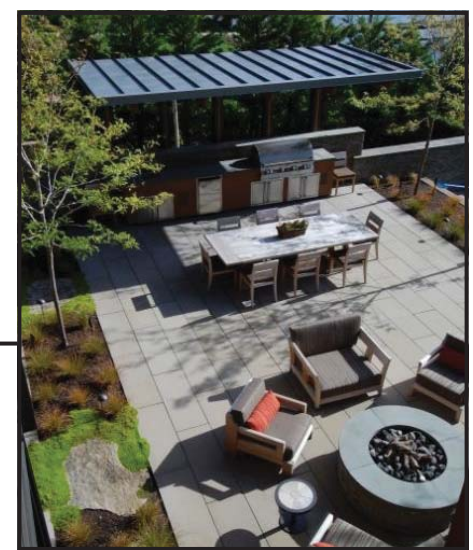
*The plan and imagery shown is conceptual and may change with final design provided that the use of the space, character, and quality of the features and plantings remain in substantial conformance with that shown.

*All elements located within the public right-of-way such as, but not limited to, crosswalks, bike racks, Capitol Bike Share stations, green infrastructure features, and bike lanes may change in response to future input and coordination with the District Department of Transportation and other government agencies.



LEGEND

- ① BAR / PERGOLA
- ② GRILL COUNTER
- ③ FIRE PIT
- ④ FIREPLACE
- ⑤ DINING AREA
- ⑥ SEATING NOOK
- ⑦ SCREEN WALL W/ TELEVISION
- ⑧ RAISED PLANTERS
- ⑨ SMALL POOL
- ⑩ GREEN ROOF
- ⑪ PRIVATE TERRACE



1200 THIRD STREET, NE

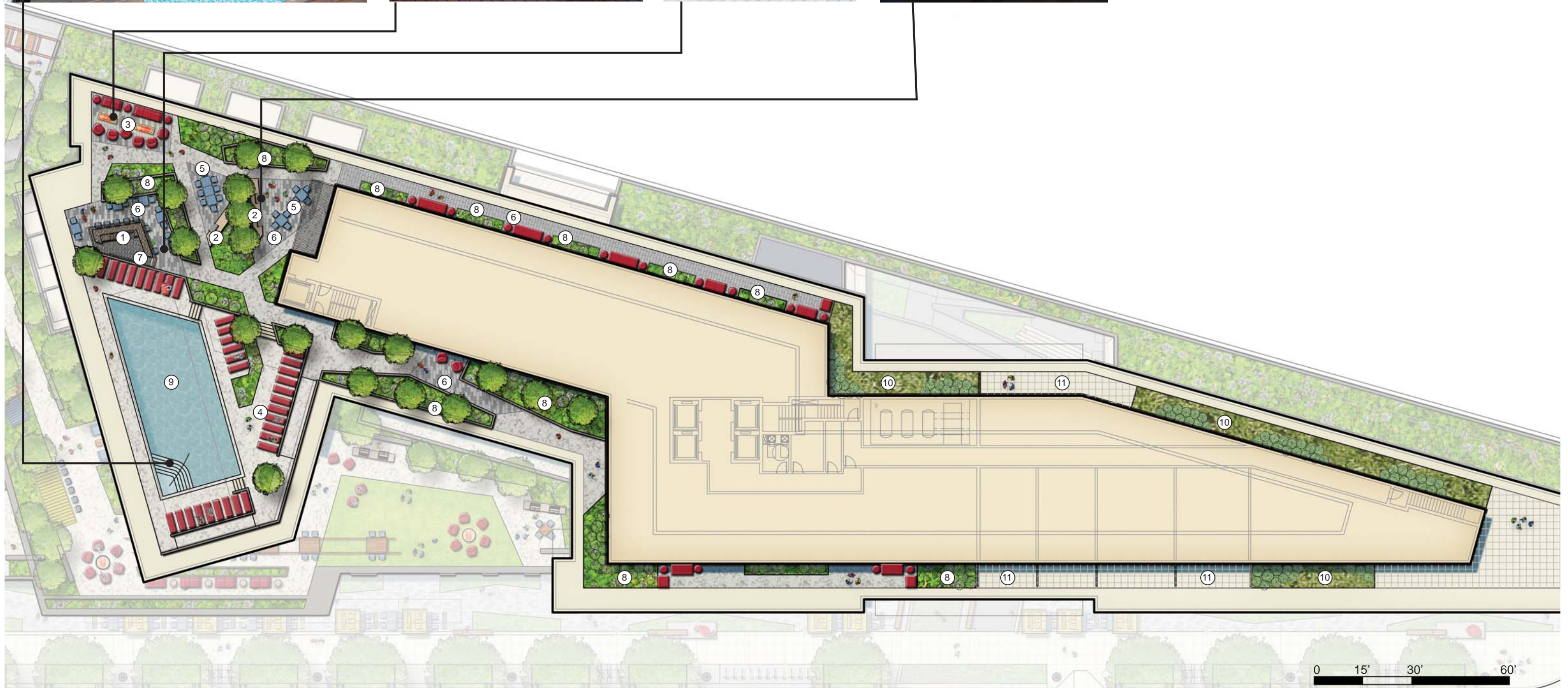
PUD SUBMISSION

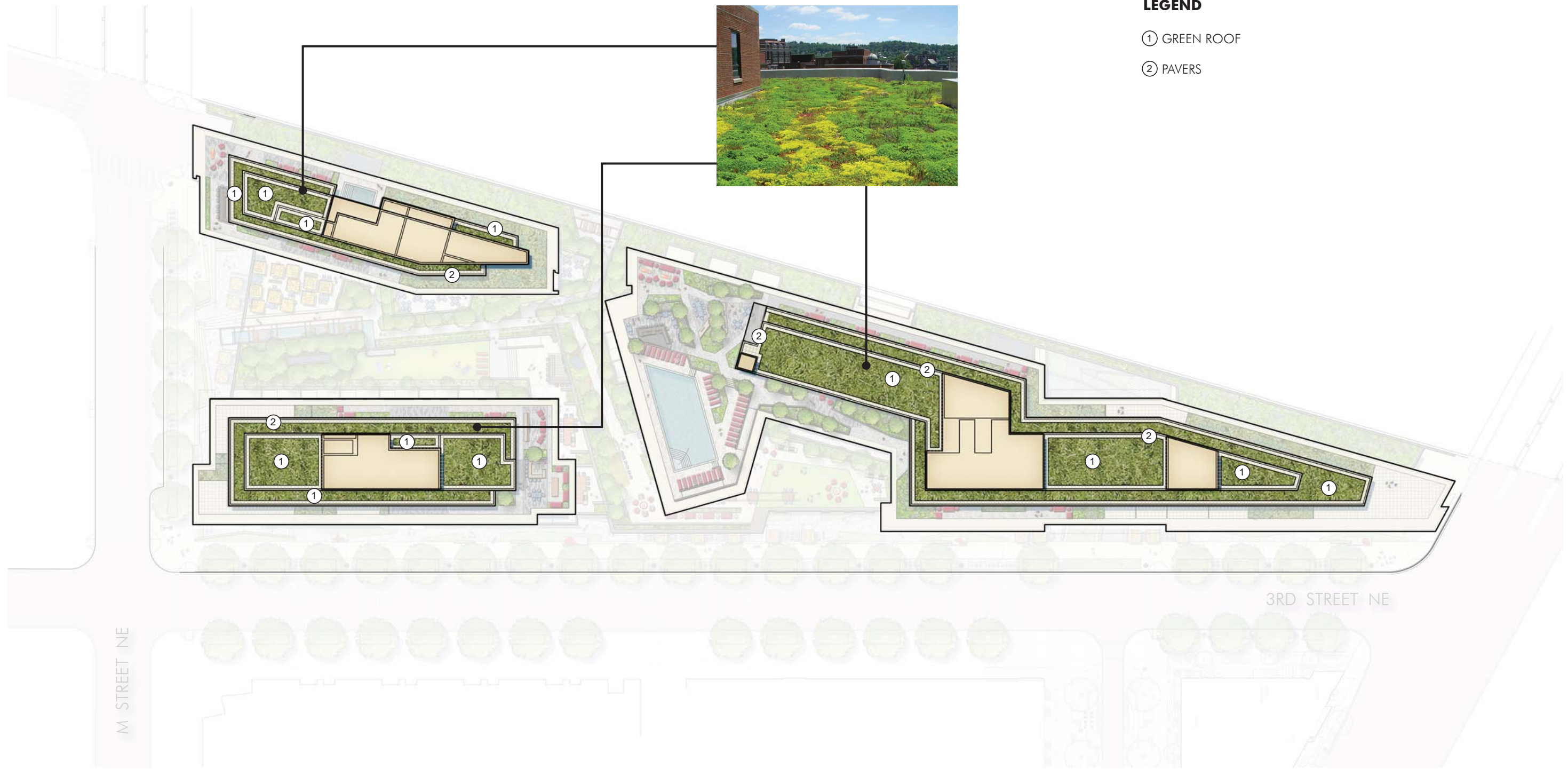
PARKERRODRIGUEZ, INC.
 Planning | Urban Design | Landscape Architecture



LEGEND

- ① BAR / PERGOLA
- ② GRILL COUNTER
- ③ FIRE PIT
- ④ POOL DECK
- ⑤ DINING AREA
- ⑥ SPECIAL PAVERS
- ⑦ SCREEN WALL W/ TELEVISION
- ⑧ RAISED PLANTERS
- ⑨ POOL
- ⑩ GREEN ROOF
- ⑪ PRIVATE TERRACE



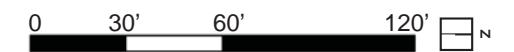


LEGEND

- ① GREEN ROOF
- ② PAVERS

*The plan and imagery shown is conceptual and may change with final design provided that the use of the space, character, and quality of the features and plantings remain in substantial conformance with that shown.

*All elements located within the public right-of-way such as, but not limited to, crosswalks, bike racks, Capitol Bike Share stations, green infrastructure features, and bike lanes may change in response to future input and coordination with the District Department of Transportation and other government agencies.



ARMATURE WORKS PLANT MATERIALS

	A	B	C	D	E	F	G	H
4	Native?	QTY	KEY	BOTANICAL NAME	COMMON NAME	SIZE	COND.	COMMENTS
5		Large Canopy Trees						
6	Y		PA-L	<i>Platanus x acerifolia</i> 'Exclamation'	London Planetree	3-3 1/2" cal.	B&B	single leader; full branching
7	Y		QP-L	<i>Quercus phellos</i>	Willow Oak	3-3 1/2" cal.	B&B	single leader; full branching
8	Y		QR-L	<i>Quercus rubra</i>	Red Oak	3-3 1/2" cal.	B&B	single leader; full branching
9								
10		Canopy Trees						
11	Y		AO	<i>Acer rubrum</i> 'October Glory'	Oct. Glory Red Maple	2-2 1/2" cal.	B&B	single leader; full branching
12	Y		AS	<i>Acer saccharum</i>	Sugar Maple	2-2 1/2" cal.	B&B	single leader; full branching
13	Y		BN	<i>Betula nigra</i> 'Dura Heat'	Dura Heat River Birch	12-14' ht.	B&B	multistem - 3 stems minimum; full branching
14	Y		NS	<i>Nyssa sylvatica</i>	Black Tupelo	2-2 1/2" cal.	B&B	single leader; full branching
15	Y		QB	<i>Quercus bicolor</i>	Swamp White Oak	2-2 1/2" cal.	B&B	single leader; full branching
16	Y		QP	<i>Quercus palustris</i>	Pin Oak	2-2 1/2" cal.	B&B	single leader; full branching
17	Y		QW	<i>Quercus phellos</i>	Willow Oak	2-2 1/2" cal.	B&B	single leader; full branching
18	Y		QR	<i>Quercus rubra</i>	Red Oak	2-2 1/2" cal.	B&B	single leader; full branching
19								
20		Evergreen Trees						
21			IF	<i>Ilex x attenuata</i> 'Foster's #2'	Foster's Holly	8-10' ht.	B&B	heavy; matched; symmetrical
22	Y		IO	<i>Ilex opaca</i>	American Holly	8-10' ht.	B&B	heavy; matched; symmetrical
23			MG	<i>Magnolia grandiflora</i>	Southern Magnolia	12-14' ht.	B&B	specimens; full branching
24			PB	<i>Pinus bungeana</i>	Lacebark Pine	8-10' ht.	B&B	specimen; heavy; symmetrical
25								
26		Ornamental Trees						
27	Y		AC	<i>Amelanchier canadensis</i>	Serviceberry	8-10' ht.	B&B	multistem - 3 stems minimum; full branching
28			CB	<i>Carpinus betulus</i> 'Fastigiata'	Fast. European Hornbeam	8-10' ht.	B&B	single stem; symmetrical, full branching
29	Y		CC	<i>Cercis canadensis</i>	Eastern Redbud	8-10' ht.	B&B	single stem; full branching
30			CR	<i>Cornus x 'Rutban'</i>	Aurora Dogwood	8-10' ht.	B&B	single stem; full branching
31			LM	<i>Lagerstroemia indica</i> 'Muskogee'	Muskogee Crape Myrtle	6-8' ht.	B&B	multistem - 3 stems minimum; full branching
32			LN	<i>Lagerstroemia indica</i> 'Natchez'	Natchez Crape Myrtle	8-10' ht.	B&B	multistem - 3 stems minimum; full branching
33			MT	<i>Magnolia stellata</i>	Star Magnolia	7-8' ht.	B&B	multistem - 3 stems minimum; full branching
34	Y		MV	<i>Magnolia virginiana</i>	Sweetbay Magnolia	8-10' ht.	B&B	multistem - 3 stems minimum; full branching
35								
36		Evergreen Shrubs						
37			IB	<i>Ilex cornuta</i> 'Dwarf Burford'	Dwarf Burford Holly	24-30" ht.	Cont.	full branching to ground
38			IU	<i>Ilex crenata</i> 'Soft Touch'	Soft Touch Compact Holly	24-30" ht.	Cont.	full branching to ground
39			IM	<i>Ilex x meserveae</i> 'Blue Princess' & 'Blue Prince'	Meserve Holly (female & male)	36-42" ht.	Cont.	full branching; plant 1 male per 4 females
40	Y		IG	<i>Ilex glabra</i> 'Nigra'	Compact Inkberry	30-36" ht.	Cont.	full branching to ground
41			JS	<i>Juniperus scopulorum</i> 'Gray Gleam'	Gray Gleam Juniper	5-6 ft. ht.	B&B	full branching; matched symmetrical specimens
42			KL	<i>Kalmia latifolia</i> 'Elf'	Mountain Laurel	24-30" ht.	Cont.	full branching to ground
43			PL	<i>Prunus laurocerasus</i> 'Otto Luykens'	Otto Luykens Cherry Laurel	24-30" ht.	B&B	full branching;
44								
45		Deciduous Shrubs						
46	Y		CS	<i>Cornus sericea</i>	Red Twig Dogwood	30-36" ht.	Cont.	full branching;
47	Y		FO	<i>Fothergilla gardenii</i>	Dwarf Fothergilla	24-30" ht.	Cont.	full branching;
48	Y		HQ	<i>Hydrangea quercifolia</i> 'Alice'	Oakleaf Hydrangea	4-5' ht.	Cont.	full branching;
49	Y		IV	<i>Ilex verticillata</i> 'Cacapon' & 'Jackson'	Winterberry (female and male)	4-5' ht.	Cont.	full branching; plant 1 male per 4 females
50	Y		IT	<i>Itea virginica</i> 'Henry's Garnet'	Virginia Sweetspire	24-30" ht.	Cont.	full branching;
51			RO	<i>Rosa</i> 'Knockout'	Knockout Rose	18-24" ht.	Cont.	full branching; 24" o.c.
52	Y		VDE	<i>Viburnum dentatum</i>	Arrowwood Viburnum	36-42" ht.	Cont.	full branching;
53								
54		Perennials						
55	Y		ATA	<i>Amsonia tabernaemontana</i>	Blue Star	1 gal.	Cont.	18" o.c.
56	Y		ACG	<i>Achillea</i> 'Coronation Gold'	Coronation Gold Yarrow	1 gal.	Cont.	18" o.c.
57			AHJ	<i>Anemone</i> 'Honorine Jobert'	White Japanese Anemone	1 gal.	Cont.	heavy, 24" o.c.
58	Y		ATU	<i>Asclepias tuberosa</i>	Butterfly Weed	2 gal.	Cont.	24" o.c.
59	Y		ANP	<i>Aster novae-angliae</i> 'Purple Dome'	Purple Dome New England Aster	2 gal.	Cont.	18" o.c.
60			CVM	<i>Coreopsis verticillata</i> 'Moonbeam'	Moonbeam Coreopsis	1 gal.	Cont.	24" o.c.
61	Y		EPM	<i>Echinacea purpurea</i> 'Magnus'	Magnus Purple Coneflower	1 gal.	Cont.	24" o.c.
62	Y		EMG	<i>Eupatorium dudium</i> 'Little Joe'	Dwarf Joe Pye Weed	2 gal.	Cont.	specimen
63	Y		ECO	<i>Eupatorium coelestinum</i>	Hardy Ageratum	1 gal.	Cont.	24" o.c.
64			HMA	<i>Heuchera macrorhiza</i> 'Autumn Bride'	Allumroot	1 gal.	Cont.	24" o.c.
65			HSE	<i>Hosta sieboldiana</i> 'Elegans'	Hosta	1 gal.	Cont.	30" o.c.
66	Y		LSP	<i>Liatris spicata</i>	Gayfeather	1 gal.	Cont.	24" o.c.

*Plant selections may change with final design provided that the character and quality of the planting material selections remain in substantial conformance with that shown.