

NOTE:

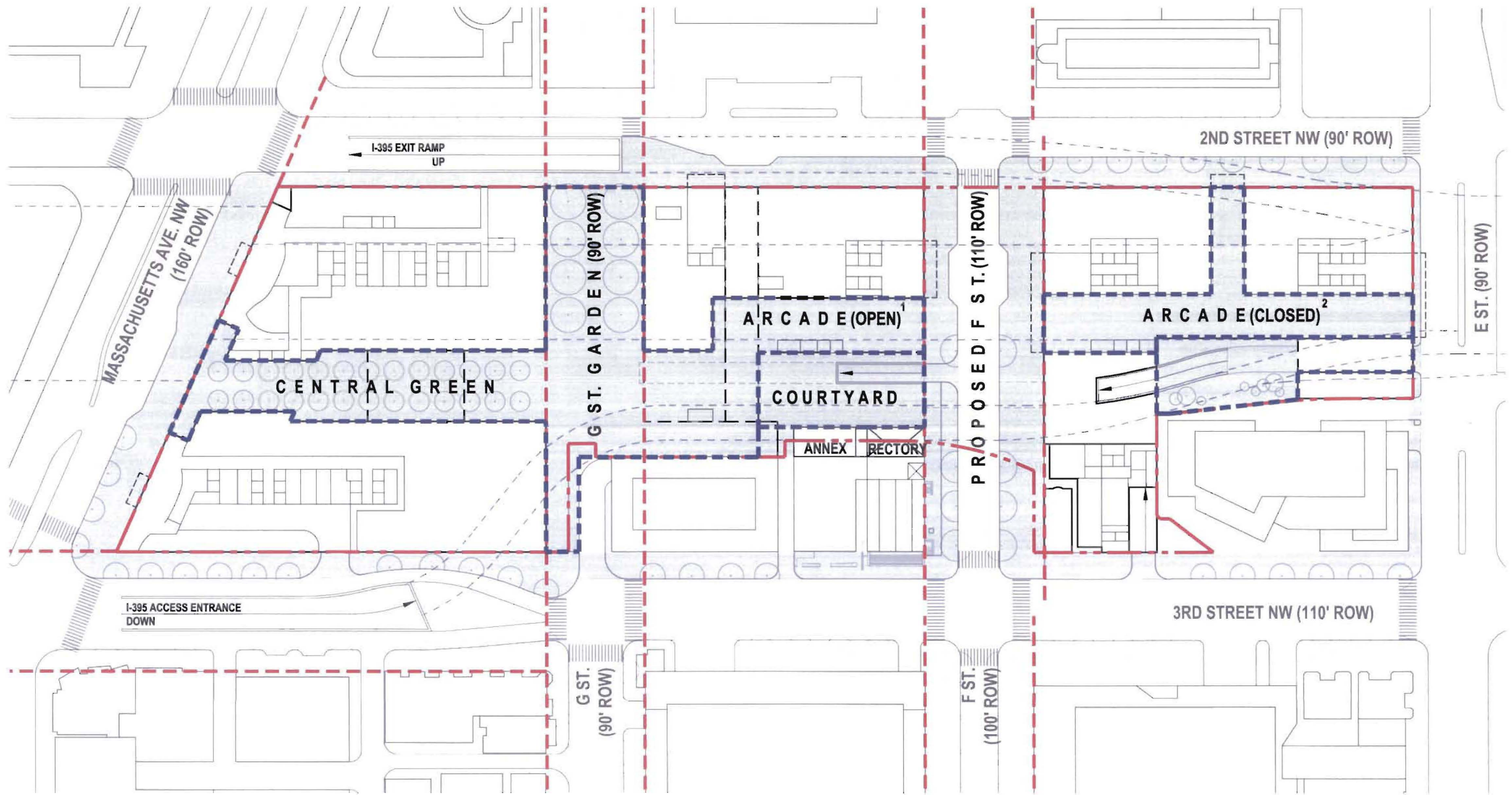
1. Arcade (Open) - Area enclosed by a roof and walls or storefronts in one or more sides but has no doors, to allow for the free passage of pedestrian traffic.
2. Arcade (Closed) - Area that is fully enclosed by a roof, walls or store fronts, and doors in key locations to allow for free passage of traffic at certain times of the day.
3. The interior layouts shown on the building plans are schematic. Changes to the layouts, not affecting the exterior envelope or the square footage distribution, may occur.

RETAIL AREA (GFA):

NORTH BLOCK	34,966
CENTER BLOCK	17,500
SOUTH BLOCK	17,534
TOTAL	70,000

LEGEND:

- PROPERTY LINE
- RIGHT OF WAY
- I-395 HWY BELOW
- PEDESTRIAN ENTRANCE
- PEDESTRIAN CROSSING
- PEDESTRIAN CORRIDOR
- PEDESTRIAN CORRIDOR - EXISTING
- RETAIL AREA



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LEGEND:

- - - - PROPERTY LINE
- - - - RIGHT OF WAY
- COMBINATION OF PEDESTRIAN CORRIDOR, CLOSED AND OPEN ARCADE, AND OUTDOOR SPACES

**LEED for Shell and Core v2.0
Registered Project Checklist:**

Return to L'Enfant
Massachusetts Avenue & 2nd St. NW, Washington DC, 20001

PROJECT LEED POINTS SUMMARY:

49

LEED Points will be earned after full master plan build-out.

20 LEED Credits facilitated by construction of the platform.

6

LEED Points may be earned.

6

LEED Points cannot be earned.

TARGET: LEED Platinum

LEED CS RATINGS:

LEED Certified: 23-27 Points
LEED Silver: 28-33 Points
LEED Gold: 34-44 Points
LEED Platinum: 45-61 Points

SUSTAINABLE SITES

	Prereq 1	Construction Activity Pollution Prevention
▶	1 Point Credit 1	Site Selection
▶	1 Point Credit 2	Development Density & Community Connectivity
	1 Point Credit 3	Brownfield Redevelopment
▶	1 Point Credit 4.1	Alternative Transportation, Public Transportation Access
	1 Point Credit 4.2	Alternative Transportation, Bicycle Storage & Changing Rooms
▶	1 Point Credit 4.3	Alternative Transportation, Low-Emitting & Fuel-Efficient Vehicles
▶	1 Point Credit 4.4	Alternative Transportation, Parking Capacity
	1 Point Credit 5.1	Site Development, Protect or Restore Habitat
	1 Point Credit 5.2	Site Development, Maximize Open Space
▶	1 Point Credit 6.1	Stormwater Design, Quantity Control
	1 Point Credit 6.2	Stormwater Design, Quality Control
	1 Point Credit 7.1	Heat Island Effect, Non-Roof
	1 Point Credit 7.2	Heat Island Effect, Roof
	1 Point Credit 8	Light Pollution Reduction
	1 Point Credit 9	Tenant Design & Construction Guidelines

WATER EFFICIENCY

	1 Point Credit 1.1	Water Efficient Landscaping, Reduce by 50%
	1 Point Credit 1.2	Water Efficient Landscaping, No Potable Use or No Irrigation
	1 Point Credit 2	Innovative Wastewater Technologies
	1 Point Credit 3.1	Water Use Reduction, 20% Reduction
	1 Point Credit 3.2	Water Use Reduction, 30% Reduction

ENERGY ATMOSPHERE

	Prereq 1	Fundamental Commissioning of the Building Energy Systems
	Prereq 2	Minimum Energy Performance
	Prereq 3	Fundamental Refrigerant Management
	Credit 1	Optimize Energy Performance (at least 2 points required)
	1 Point 1	10.5% New Buildings
	1 Point 2	14% New Buildings
	1 Point 3	17.5% New Buildings
	1 Point 4	21% New Buildings
	1 Point 5	24.5% New Buildings
	1 Point 6	28% New Buildings
	1 Point 7	31.5% New Buildings
	1 Point 8	35% New Buildings
	1 Point Credit 2	1% On-Site Renewable Energy
	1 Point Credit 3	Enhanced Commissioning
	1 Point Credit 4	Enhanced Refrigerant Management
	1 Point Credit 5.1	Measurement & Verification - Base Building
	1 Point Credit 5.2	Measurement & Verification - Tenant Sub-metering
	1 Point Credit 6	Green Power

MATERIALS & RESOURCES

	Prereq 1	Storage & Collection of Recyclables
1 Point	Credit 1.1	Maintain 25% of Existing Walls, Floors & Roof
1 Point	Credit 1.2	Maintain 50% of Existing Walls, Floors & Roof
1 Point	Credit 1.3	Maintain 75% of Interior Non-Structural Elements
1 Point	Credit 2.1	Construction Waste Management, Divert 50% from Disposal
1 Point	Credit 2.2	Construction Waste Management, Divert 75% from Disposal
1 Point	Credit 3	1% Materials Reuse
1 Point	Credit 4.1	Recycled Content, 10% (post-consumer + ½ pre-consumer)
1 Point	Credit 4.2	Recycled Content, 20% (post-consumer + ½ pre-consumer)
1 Point	Credit 5.1	Regional Materials, 10% Extracted, Processed & Manufactured Regionally
1 Point	Credit 5.2	Regional Materials, 20% Extracted, Processed & Manufactured Regionally
1 Point	Credit 6	Certified Wood

INDOOR ENVIRONMENTAL QUALITY

	Prereq 1	Minimum IAQ Performance
	Prereq 2	Environmental Tobacco Smoke (ETS) Control
1 Point	Credit 1	Outdoor Air Delivery Monitoring
1 Point	Credit 2	Increased Ventilation
1 Point	Credit 3	Construction IAQ Management Plan, During Construction
	Credit 4.1	Low-Emitting Materials, Adhesives & Sealants
3 Points	Credit 4.2	Low-Emitting Materials, Paints & Coatings
	Credit 4.3	Low-Emitting Materials, Carpet Systems
	Credit 4.4	Low-Emitting Materials, Composite Wood & Agrifiber Products
1 Point	Credit 5	Indoor Chemical & Pollutant Source Control
1 Point	Credit 6	Controllability of Systems, Thermal Comfort
1 Point	Credit 7	Thermal Comfort, Design
1 Point	Credit 8.1	Daylight & Views, Daylight 75% of Spaces
1 Point	Credit 8.2	Daylight & Views, Views for 90% of Spaces

INNOVATION & DESIGN PROCESS (4 Points Only)

	Credit 1.1	Innovation in Design: 100% Parking for the building is underground. [SS 7.1]
	Credit 1.2	Reconnecting the City Fabric
	Credit 1.3	Education
	Credit 1.4	Water use reduction of 40%. [WE 3]
	or	
4 Points Only	Credit 1.4	Innovation in Design: Restoring habitat on 75% of the site area (excluding building footprints). [SS 5.1]
	or	
	Credit 1.4	Innovation in Design: 100% of roof area is green (excluding or mechanical equipment and photovoltaic panels). [SS 7.2]
	or	
	Credit 1.4	Innovation in Design: 100% Reduction in potable water use for sewage conveyance. [WE 2]
1 Point	Credit 2	LEED® Accredited Professional

SITE DEVELOPMENT

Protect or Restore Habitat
LEED SS 5.1 [1 Point]
LEED ID [1 Point]
At least 50% of open space will be restored with native or adapted vegetation. At least 75% to obtain ID point.
See landscape plan for list of plant and animal species that will be part of the rain garden ecosystem.

Maximize Open Space
LEED SS 5.2 [1 Point]
At least 20% of the site will be open public space.

DEVELOPMENT DENSITY & COMMUNITY CONNECTIVITY

LEED SS 2.0 [1 Point]
Project is within 1/2 mile of a residential zone of an average density of 10 units per acre, and it is within 1/2 mile of at least 10 basic services.

SITE SELECTION

LEED SS 1.0 [1 Point]
The project surpasses LEED expectations for site selection by restoring the city grid, bringing back local ecosystems lost during the original development of the area, and creating public open space.

ALTERNATIVE TRANSPORTATION

Bicycle Storage and Changing Rooms
LEED SS 4.2 [1 Point]
Within 200 yards of building entrances: Secure bicycle racks and storage for 5% or more of building users. Architect for each building to provide shower and changing facilities within for 0.5% of FTE occupants

ALTERNATIVE TRANSPORTATION

Public Transportation Access
LEED 4.1 [1 Point]
Project is located within 1/2 of a mile of three existing subway stations.

Low-Emission and Fuel-Efficient Vehicles.
LEED SS 4.3 [1 Point]
5% (70 spaces distributed amongst five levels) of the total vehicle parking capacity is reserved for low-emission and fuel-efficient vehicles.

Parking Capacity
LEED SS 4.4 [1 Point]
Parking meets but does not exceed local zoning requirements. 5% (70 spaces distributed amongst five levels) of total spaces are provided as preferred parking for carpools.

STORM WATER DESIGN

Quantity Control
LEED SS 6.1 [1 Point]
SWM cell collects any runoff from freeway. Water cisterns collect all storm water.

Quality Control
LEED SS 6.2 [1 Point]
Water cisterns capture and treat at least 90% of the storm water run-off.

HEAT ISLAND EFFECT

Non-Roof
LEED SS 7.1 [1 Point]
100% of paving areas with a SRI of 29 or more. 25% Shade along areas of vehicle traffic.
100% Building Parking underground.

LANDSCAPING

Landscaping
LEED WE 1.1 [1 Point]
Reduce water used for landscaping by 50%

No Potable Use
LEED WE 1.2 [1 Point]
No potable water use for irrigation.

WATER USE REDUCTION

Water Use 20% Reduction
LEED WE 3.1 [1 Point]
Water harvesting reduces potable water use by 20%

Water Use 30% Reduction
LEED WE 3.2 [1 Point]
Water harvesting reduces potable water use by 30%

Water Use 40% Reduction
LEED ID [1 Point]
Water harvesting reduces potable water use by 40%

LIGHT POLLUTION REDUCTION

LEED SS 8.0 [1 Point]
Exterior lighting (L23 Commercial/Industrial, High-Density Residential) per LEED Standards.

BROWNFIELD REDEVELOPMENT

LEED SS 8.0 [1 Point]
Exterior lighting (L23 Commercial/Industrial, High-Density Residential) per LEED Standards.

CONSTRUCTION ACTIVITY & POLLUTION PREVENTION

LEED SS Prerequisite 1

INNOVATION IN DESIGN

Reconnecting the City Fabric
LEED ID [1 Point]
The Eco-Chimneys clean exhaust from the freeway and parking structures before releasing it into the atmosphere.

INNOVATION IN DESIGN

Education
LEED ID [1 Point]
Demonstrations of the systems utilized in the project.

INNOVATION IN DESIGN

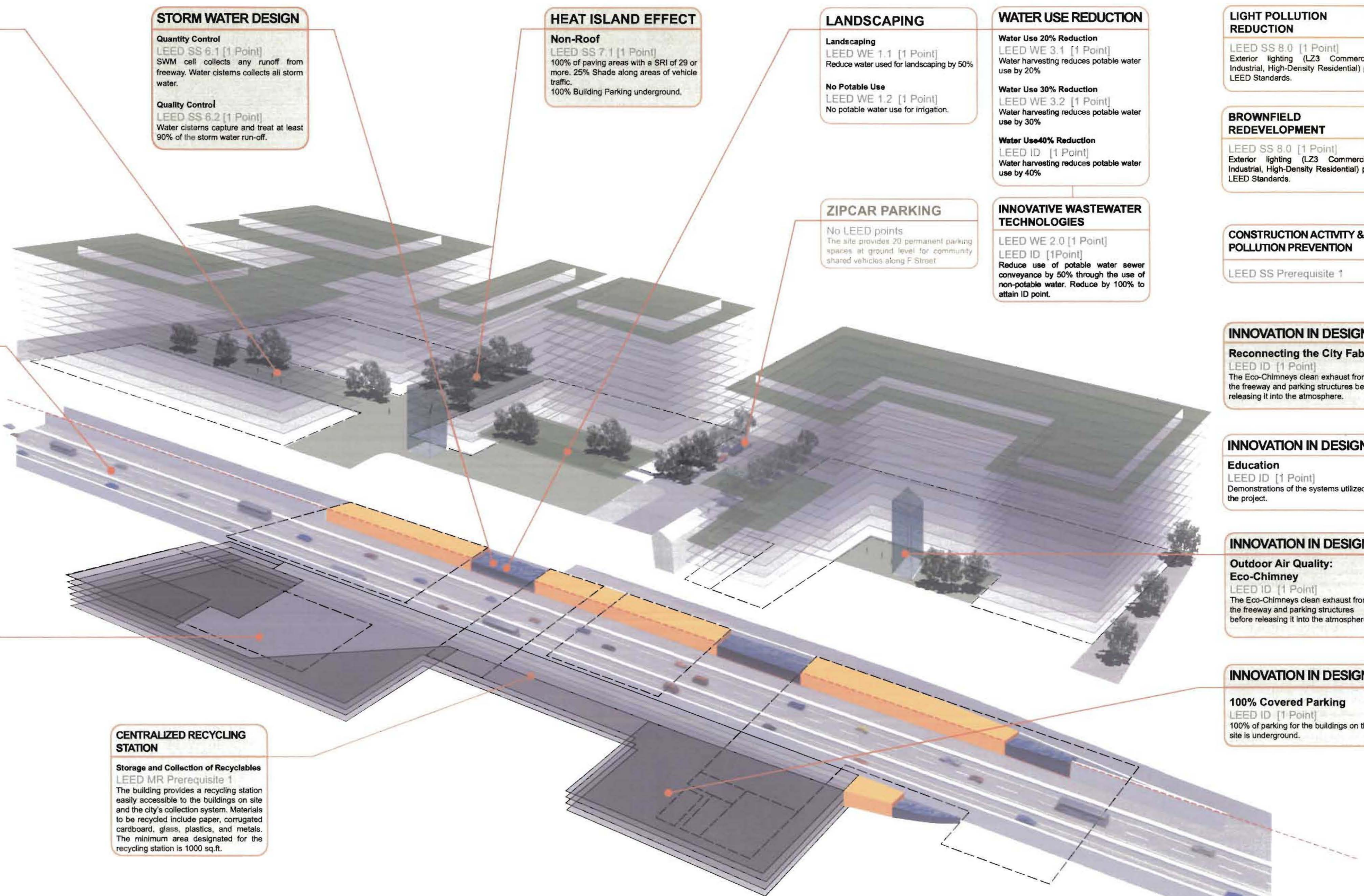
Outdoor Air Quality: Eco-Chimney
LEED ID [1 Point]
The Eco-Chimneys clean exhaust from the freeway and parking structures before releasing it into the atmosphere.

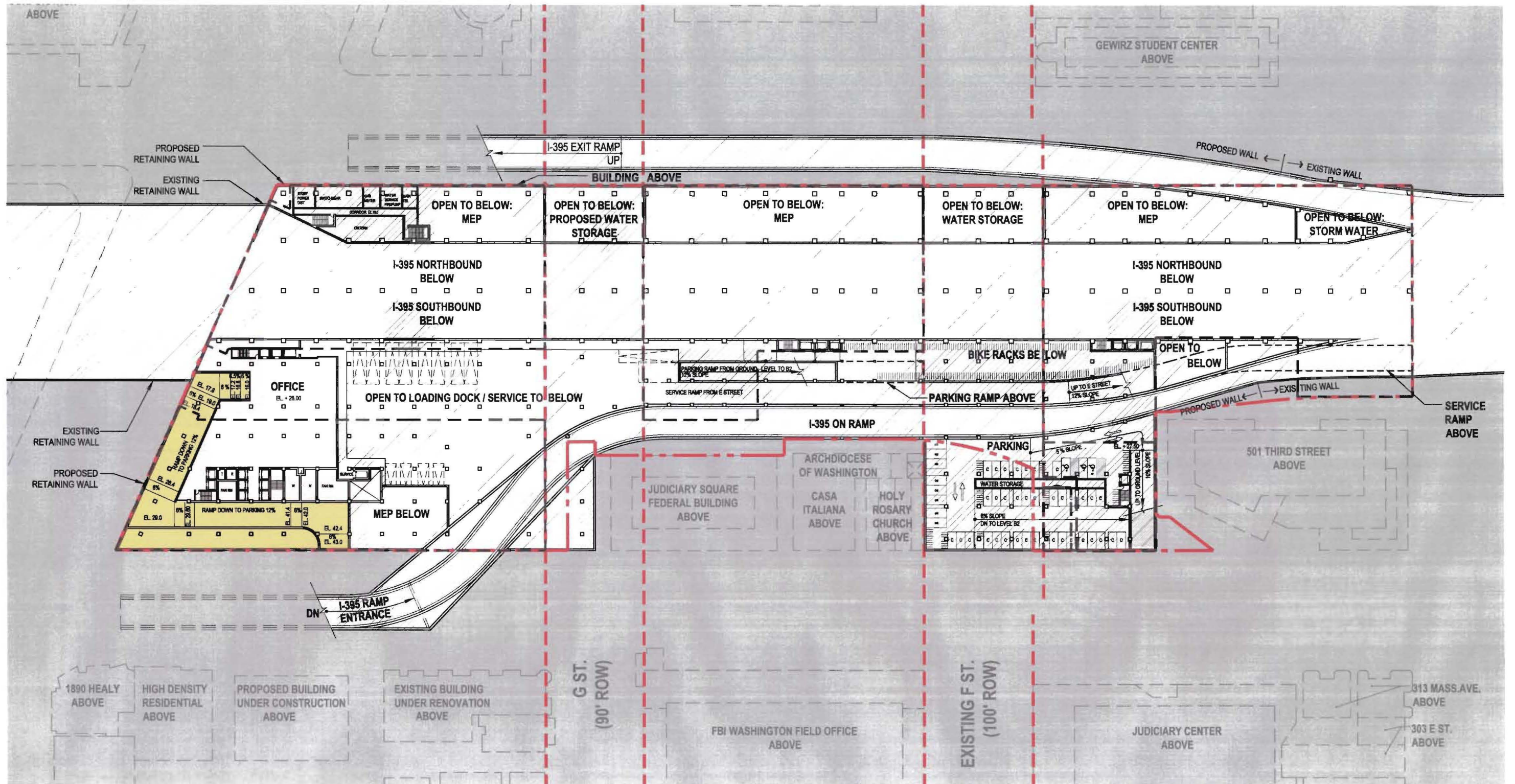
INNOVATION IN DESIGN

100% Covered Parking
LEED ID [1 Point]
100% of parking for the buildings on the site is underground.

CENTRALIZED RECYCLING STATION

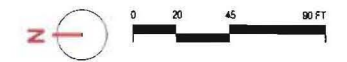
Storage and Collection of Recyclables
LEED MR Prerequisite 1
The building provides a recycling station easily accessible to the buildings on site and the city's collection system. Materials to be recycled include paper, corrugated cardboard, glass, plastics, and metals. The minimum area designated for the recycling station is 1000 sq.ft.





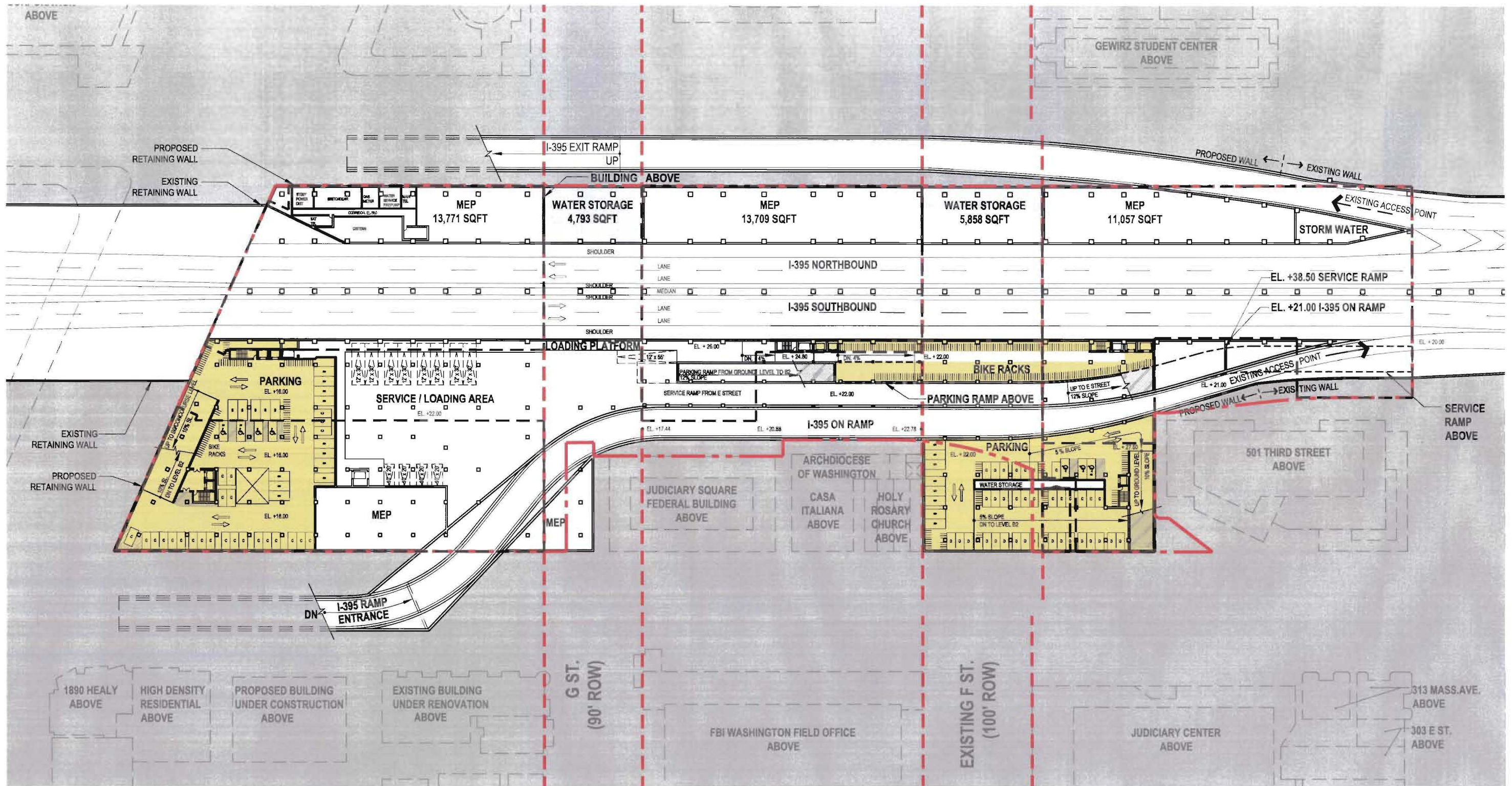
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2. Drive aisles will be 20' min. in areas described in DCMR 11, 2117.5



LEGEND:

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- - - - - RIGHT OF WAY



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PARKING TABULATION:

OFFICE	Over 2,000 SF, 1 space per 1,800 SF	= 1,102
RETAIL	Over 30,000 SF, 1 space per 3,000 SF	= 23
RESIDENTIAL	1 space per 4 dwelling units	= 38
TOTAL PARKING SPACES		= 1,163
	9'x19' spaces - standard	= 677
	8'x16' spaces - compact	= 465
	Handicap spaces	= 21

BICYCLE PARKING:

BELOW GRADE	345 spaces
AT GRADE	95 spaces
TOTAL SPACES	= 440



LEGEND:
 - - - - - PROPERTY LINE
 - - - - - RIGHT OF WAY
 ||||| BIKE RACKS

Return to L'Enfant

B1 Level - Parking, Service, Highway Plan