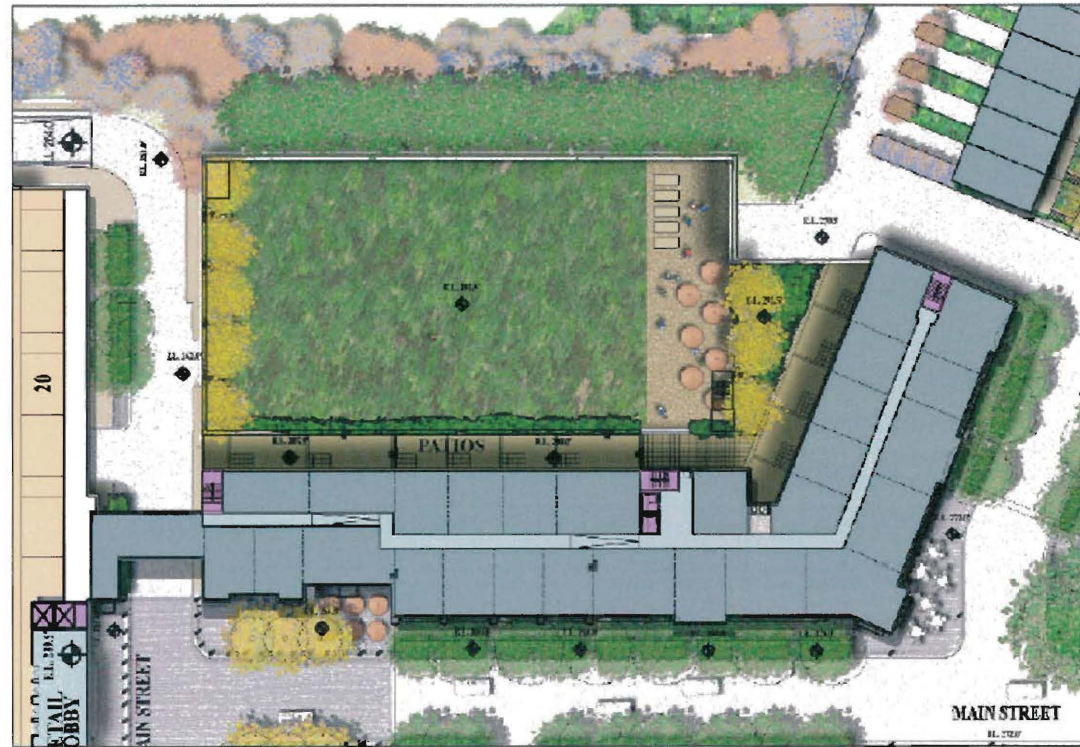






Drawn by: David G. Galloway and Partners, Inc. / 1000 Spring House, 4th Floor, Silver Spring, Maryland / 20910-1010

## Block 4 - Second Floor Plan

SKYLAND HOLDINGS, LLC  
TORTI GALLAS AND PARTNERS



SKYLAND TOWN CENTER



Illustrative Bay Study



Elevation Key

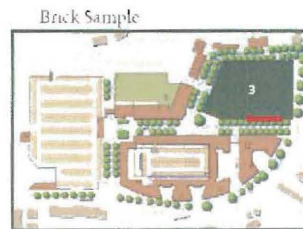
© 2014 Skyland Holdings, LLC. All rights reserved. This document is the property of Skyland Holdings, LLC. No part of this document may be reproduced without written permission from Skyland Holdings, LLC.

### Block 3 - Additional Facade Details and Materials - Main Street

SKYLAND HOLDINGS, LLC  
DALLAS, TEXAS 75201



Brick Sample



Key Plan



Illustrative Bay Study



Elevation Key

### Block 4 - Additional Facade Details and Materials - Main Street



Precedent Photo



Brick Sample



Key Plan

SKYLAND TOWN CENTER



Elevation B - West Elevation - Main Street



Elevation C - North Elevation



Elevation D - South Elevation - Residential Street

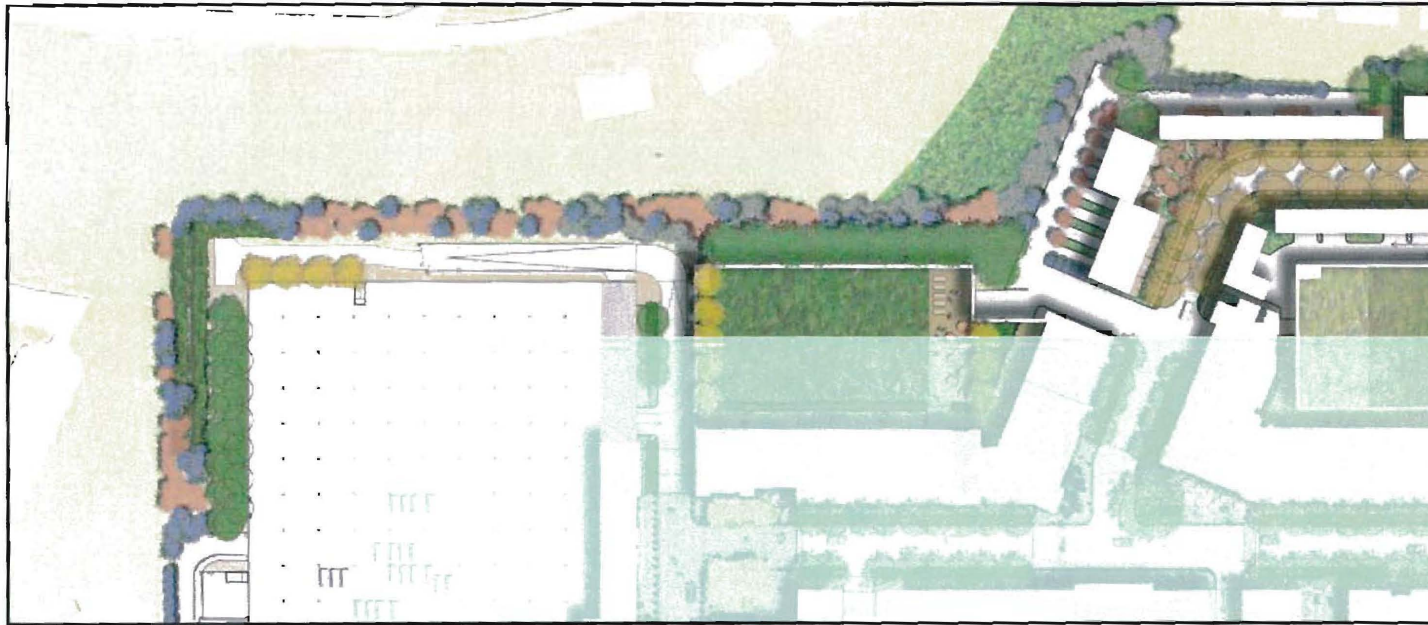


Architectural rendering of the proposed development, not a site plan. Skyland Town Center is a proposed development.

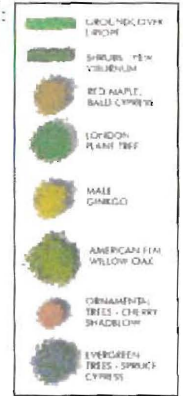
## Block 4 - Elevations

SKYLAND HOLDINGS, LLC  
TORTI GALLAS AND PARTNERS

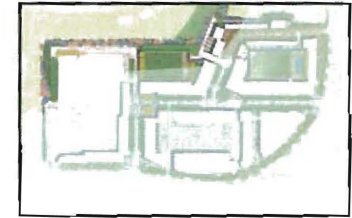
SKYLAND TOWN CENTER



Legend:

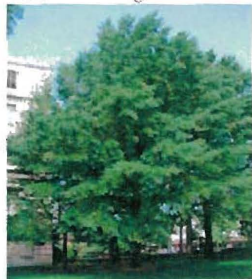


Key Plan



Landscape Plan at North-Eastern Site Edge

### Tree Plantings



Willow Oak



Leyland Cypress



Fir



Ginkgos with Green Screen



Ornamental

### Wall Plantings



Winter Jasmine



Jasminum Nodifolium

© 2014 Skyland Town Center, LLC. All rights reserved. All other trademarks and registered trademarks are the property of their respective owners.

### Detail of Landscape Buffer at North-Eastern Site Edge

SKYLAND HOLDINGS, LLC  
 NORTH GALLAGHER PARTNERS

SKYLAND TOWN CENTER



Illustrative Bay Study



Elevation Key

© 2014 Sky and Holdings, LLC. All rights reserved. Sky and Holdings, LLC. Sky and Holdings, LLC.

#### Block 4 - Additional Facade Details and Materials - Main Street

SKY AND HOLDINGS, LLC  
TORTI GALLAS AND PARTNERS



Precedent Photo



Brick Sample



Precedent Photo



Brick Sample



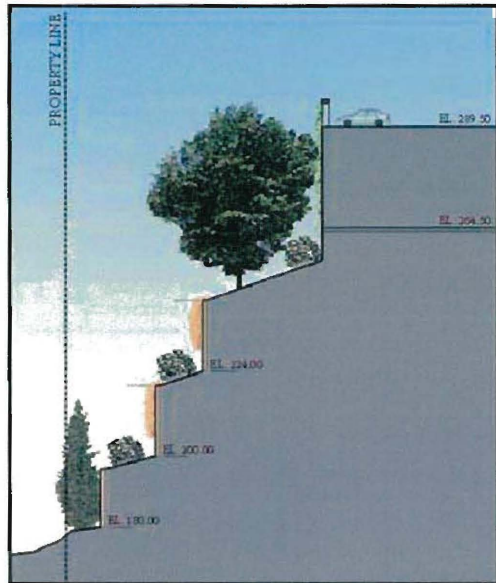
Elevation Key

Note: Sample materials are conceptual. Actual color and manufacturing are subject to availability.

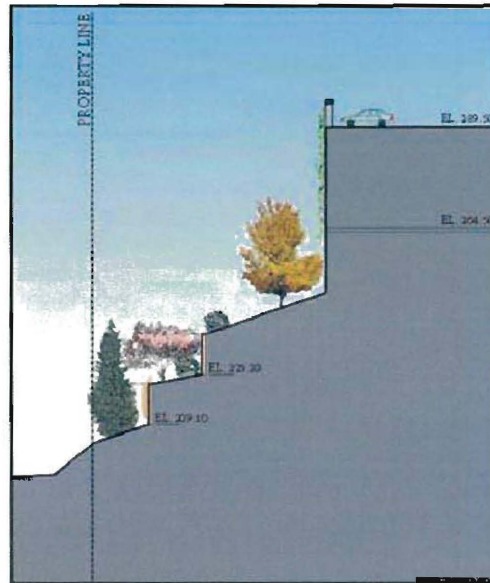


SKYLAND TOWN CENTER



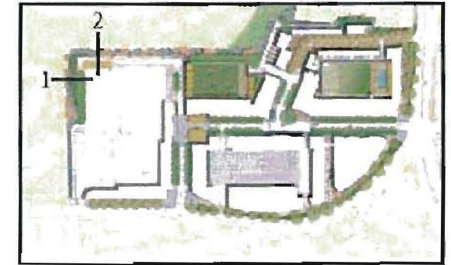


Retaining Wall Section - 1



Retaining Wall Section - 2

Key Plan



Tree Plantings



Willow Oak



Leyland Cypress



Fir



Ginkgos with Green Screen



Ornamental

Wall Plantings



Winter Jasmine



Lamium Nudiflorum

© 2011 Skyland Holdings, LLC. All rights reserved. No part of this publication may be reproduced without prior written permission from Skyland Holdings, LLC.

Detail of Landscape Buffer at North-Eastern Site Edge

SKYLAND HOLDINGS, LLC  
TORTI GALLAS AND PARTNERS

SKYLAND TOWN CENTER



SKYLAND TOWN CENTER



Elevation A - West Elevation - Residential Street



Elevation B - East Elevation - Residential Street

Colors, forms, materials, etc. are for conceptual purposes only. All dimensions and details are subject to change.

### Townhouse Elevations - (Block 5)

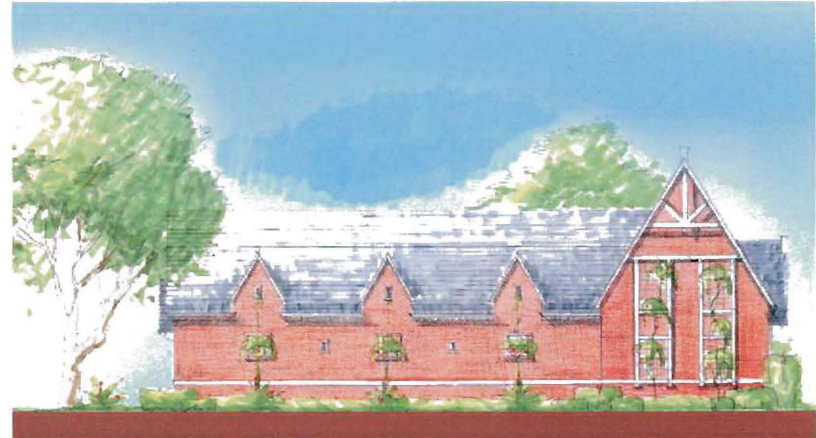
SKYLAND HOLDINGS, LLC  
NORTH GALLAND PARTNERS



SKYLAND TOWN CENTER



Typical Townhouse Elevation



RCN Building



Examples of Tudor in Hillcrest



SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC. are the owners of the project. All rights reserved. No part of this document may be reproduced without written permission from SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC.

## Block 5 - Townhouses and RCN Building

SKYLAND HOLDINGS, LLC  
TORTI GALLAS AND PARTNERS

SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC. are the owners of the project. All rights reserved. No part of this document may be reproduced without written permission from SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC.

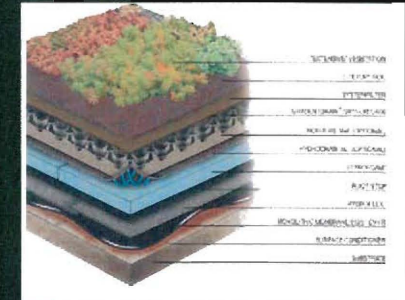
SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC. are the owners of the project. All rights reserved. No part of this document may be reproduced without written permission from SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC.

SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC. are the owners of the project. All rights reserved. No part of this document may be reproduced without written permission from SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC.

SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC. are the owners of the project. All rights reserved. No part of this document may be reproduced without written permission from SKYLAND HOLDINGS, LLC and TORTI GALLAS AND PARTNERS, INC.



SKYLAND TOWN CENTER



## LEED 2009 for Core and Shell Development Project Checklist

| 21 | 5 | Sustainable Sites                                                        | Possible Points: 28 |
|----|---|--------------------------------------------------------------------------|---------------------|
| Y  | N | ?                                                                        |                     |
| 1  |   | Prereq 1 Construction Activity Pollution Prevention                      |                     |
| 5  |   | Credit 1 Site Selection                                                  | 1                   |
|    |   | Credit 2 Development Density and Community Connectivity                  | 5                   |
|    |   | Credit 3 Brownfield Redevelopment                                        | 1                   |
| 6  |   | Credit 4.1 Alternative Transportation—Public Transportation Access       | 6                   |
| 2  |   | Credit 4.2 Alternative Transportation—Bicycle Storage and Changing Rooms | 2                   |
| 3  |   |                                                                          |                     |



for Homes

## LEED for Homes Simplified Project Checklist

|                                     |                         |
|-------------------------------------|-------------------------|
| Builder Name:                       |                         |
| Project Team Leader (if different): |                         |
| Home Address (Street/City/State):   | Skyland, Washington, DC |

### Project Description:

Building Type *Multi-family*

Project type *Production*

# of Units *451*

Avg. Home Size Adjustment *-7*

### Adjusted Certification Thresholds

|           |      |          |      |
|-----------|------|----------|------|
| Certified | 38.0 | Gold     | 68.0 |
| Silver    | 53.0 | Platinum | 83.0 |

Project Point Total: *51*

ID: *7*

SS: *13*

EA: *2*

EQ: *6*

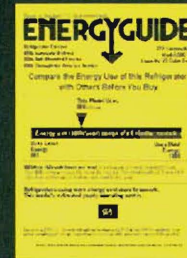
Certification Level: *Certified*

LL: *10*

WE: *3*

MR: *7*

AE: *3*



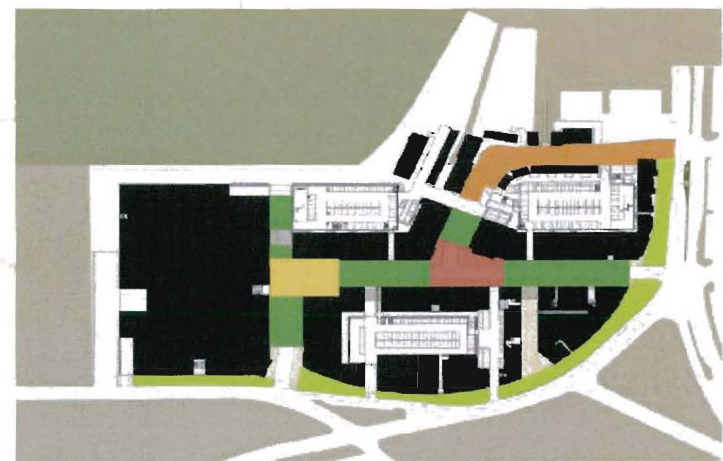
## SITE CONTEXT



### *Skyland*

*Perched on a crest* above the Potomac River overlooking the US Capitol, the Skyland Development spearheads regeneration of one of Washington's most promising inner suburban neighborhoods. Mixed use commercial, residential and flexible public space presents the community with a new forum for living well.

*Defined public spaces* of varying scales create multiple opportunities for gathering. The periphery of these spaces animate the whole spilling into the streets.



*Planting Concept*

© 2004 Torti Gallas and Partners, Inc. 1000 Spring Street, Suite 1000, Silver Spring, Maryland 20910-3000

Landscape + Site Context

SKYLAND HOLDINGS, LLC  
TORTI GALLAS AND PARTNERS

SKYLAND TOWN CENTER