



*Building B1 - Masonry Color #2*



*Building B1 - Banding*



*Building B1 - Windows & Doors,  
Panel Color #1*



*Building B1 - Cementitious Siding Color #2*

Materials - Building B1



MID-CITY FINANCIAL  
TORTI GALLAS URBAN

February 23, 2017

ZONING COMMISSION  
District of Columbia  
CASE NO. 14-184  
EXHIBIT NO. 102A2

RIA BLOCK 7





Key Plan

View from North (From Community Green)

February 23, 2017



Key Plan

View from Northeast (From Saratoga Avenue NE and 14th Street NE)

February 23, 2017



Key Plan

View from Southeast (From 14th Street NE)

February 23, 2017



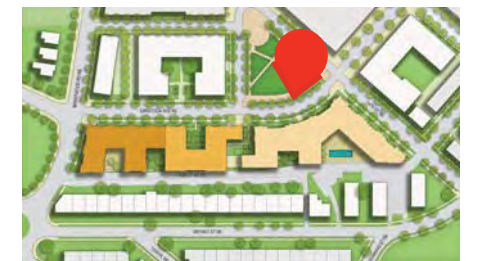
1. Building A - Perspective View



Building A - North Elevation

MATERIALS LEGEND

- 1 Masonry - Color #1
- 4 Banding
- 5 Windows & Doors
- 6 Decorative Railing
- 7 Roofing
- 8 Metal Awning



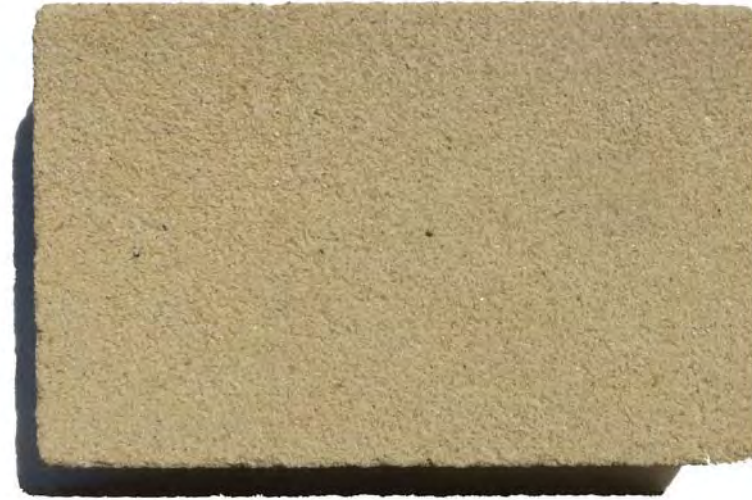
Key Plan

0 4 8 16 ft February 23, 2017

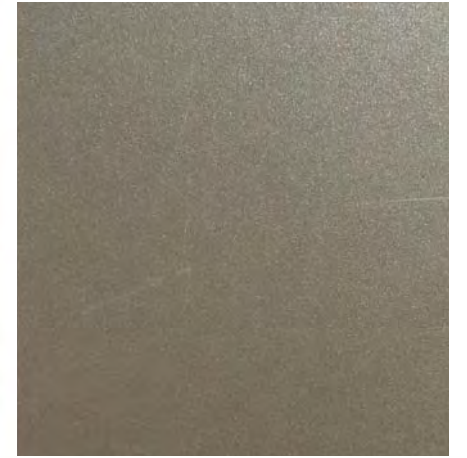
Enlarged Elevation - Building A



*Building A - Masonry Color #1*



*Building A - Banding*



*Building A - Windows & Doors*



*Building A - Cementitious Siding Color #1*



View from Southwest (From Brentwood Rd, NE down Alley)

February 23, 2017

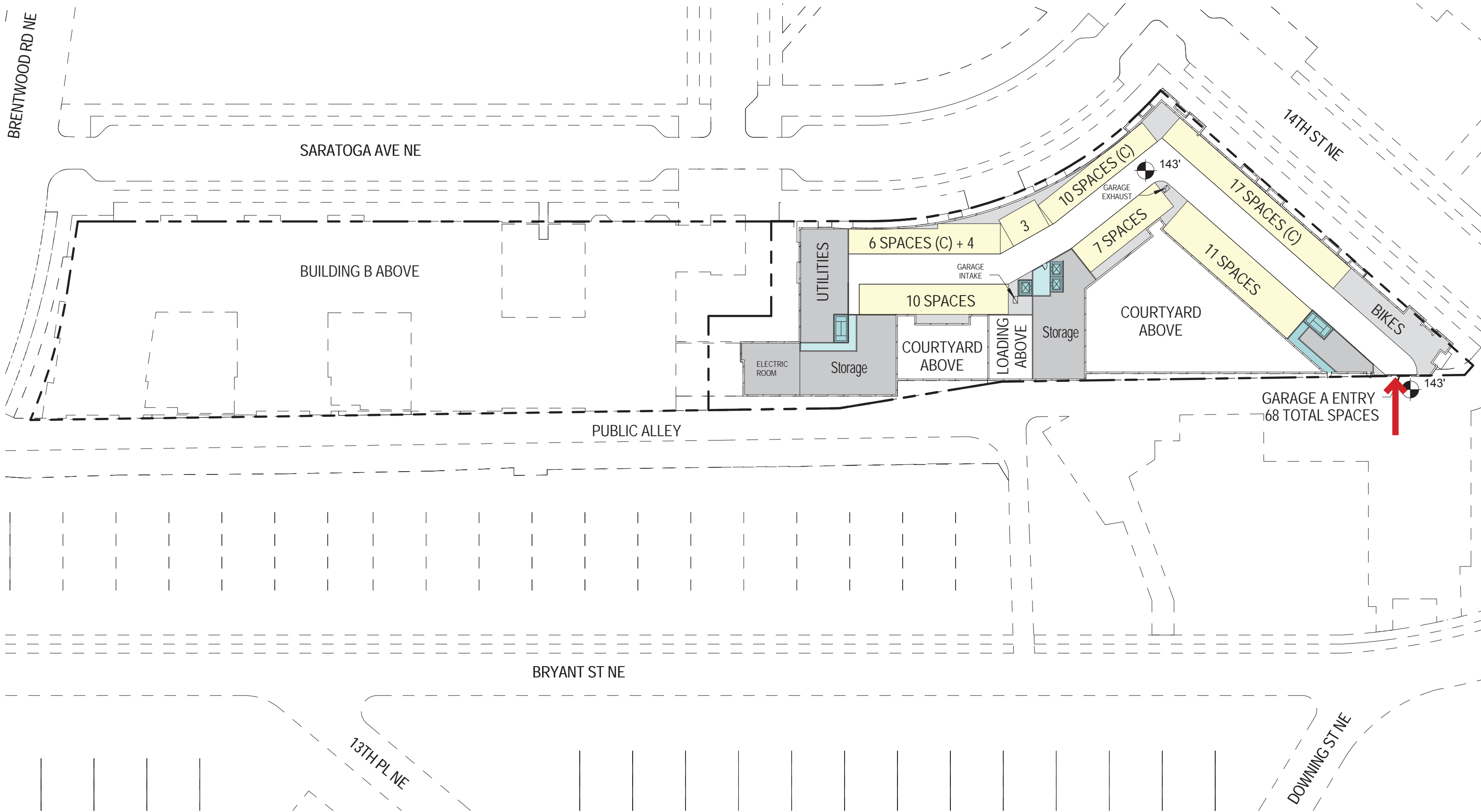




Key Plan

View from Southeast (From 14th Street NE down alley)

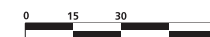
February 23, 2017



Garage Level Plan

Note: 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. For additional dimensions see sheet A07

Note: Up to 40% of the required parking spaces may be compact spaces, a min. of 8 feet wide by 16' deep. All other parking spaces shall be a min. of 9' wide by 19' deep. All drive aisles shall be a min. of 20' wide.



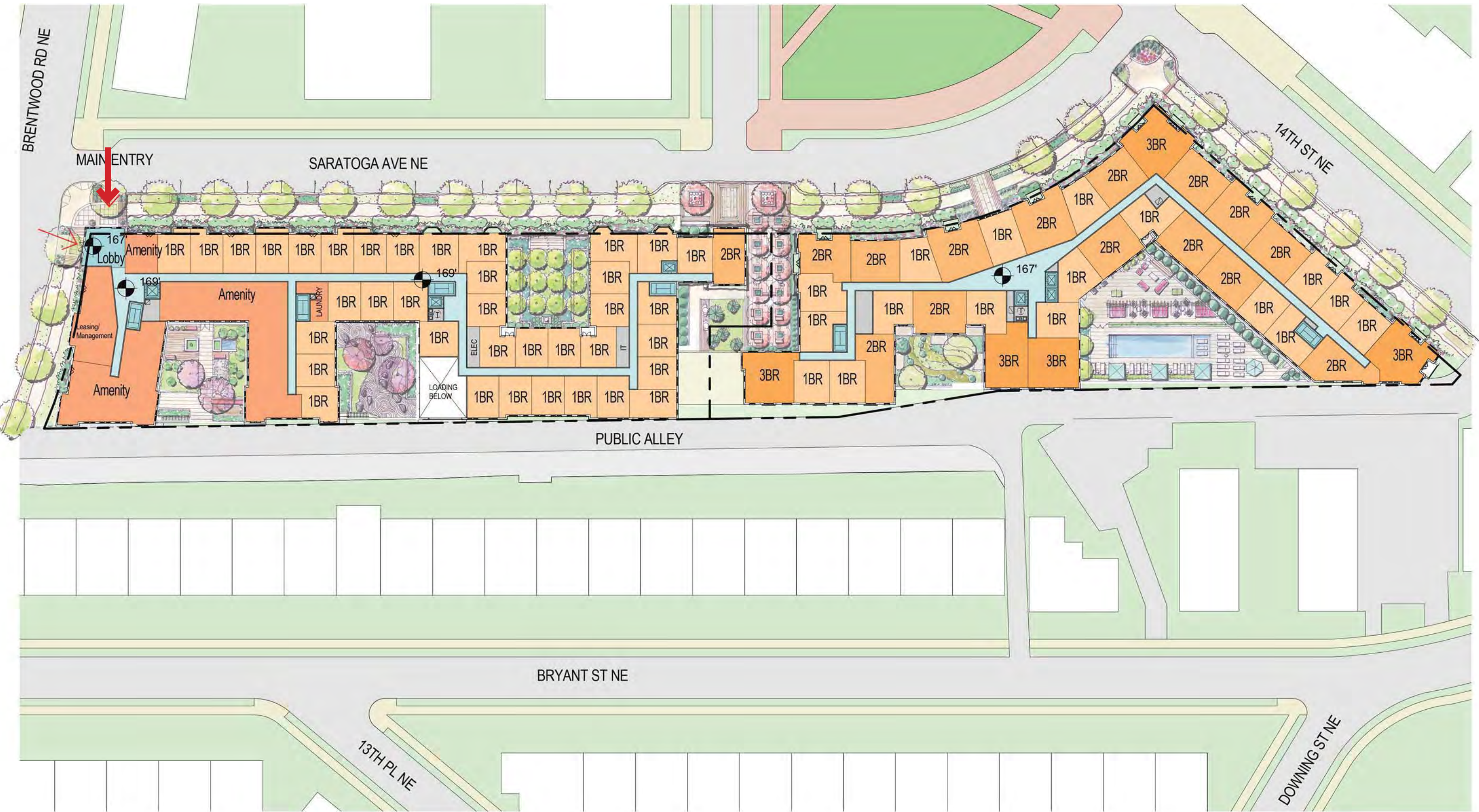


First Floor Plan

Note: 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. For additional dimensions see sheet A07

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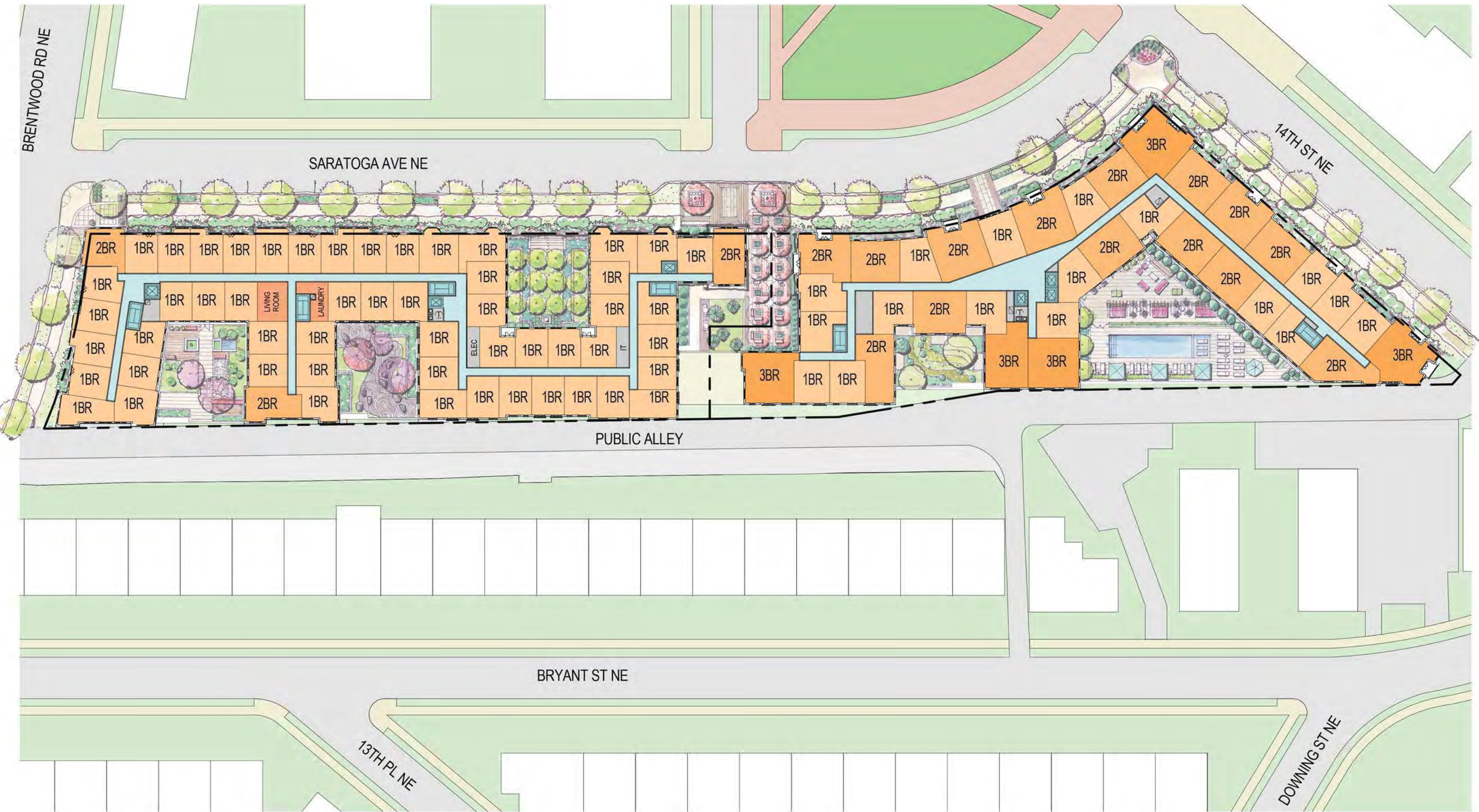




Second Floor Plan

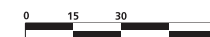
Note: The interior layouts shown on the building plans are schematic. Changes to the layouts, not affecting the exterior envelope or the square footage distribution, may occur. For additional dimensions see sheet A07

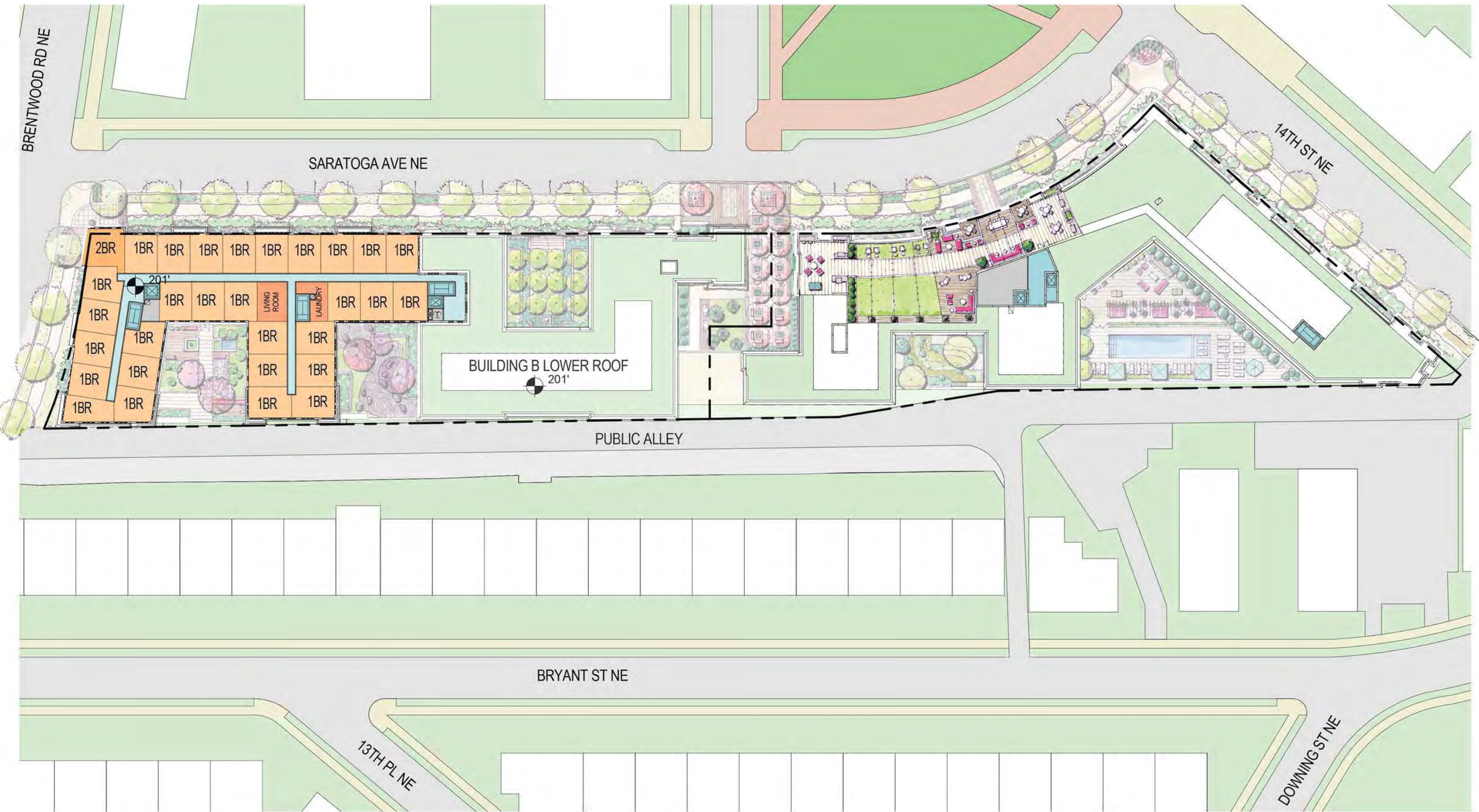




Typical Floor Plan

Note: 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. For additional dimensions see sheet A07





Upper Floor Plan

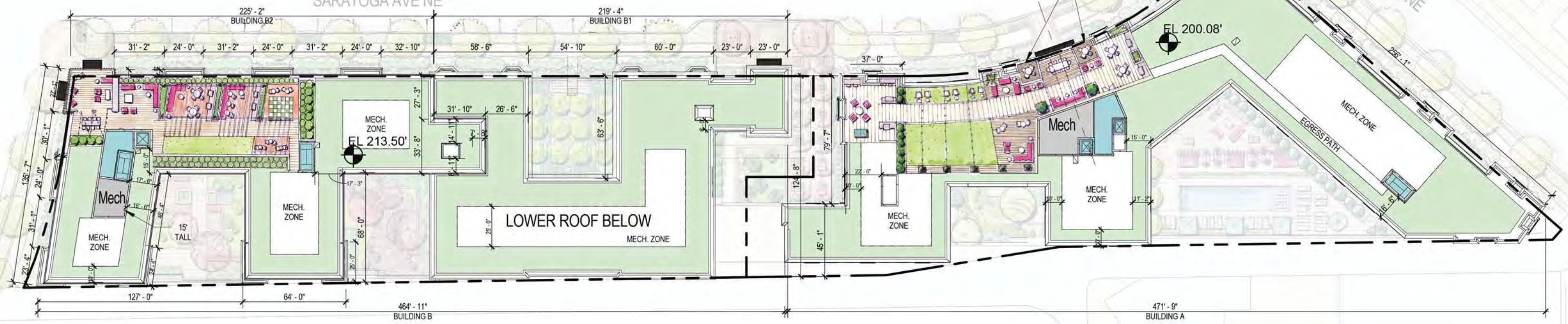
Note: The interior layouts shown on the building plans are schematic. Changes to the layouts, not affecting the exterior envelope or the square footage distribution, may occur. For additional dimensions see sheet A07



BRENTWOOD RD NE

SARATOGA AVE NE

14TH ST NE



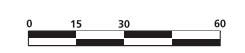
BRYANT ST NE

13TH PL NE

DOWNING ST NE

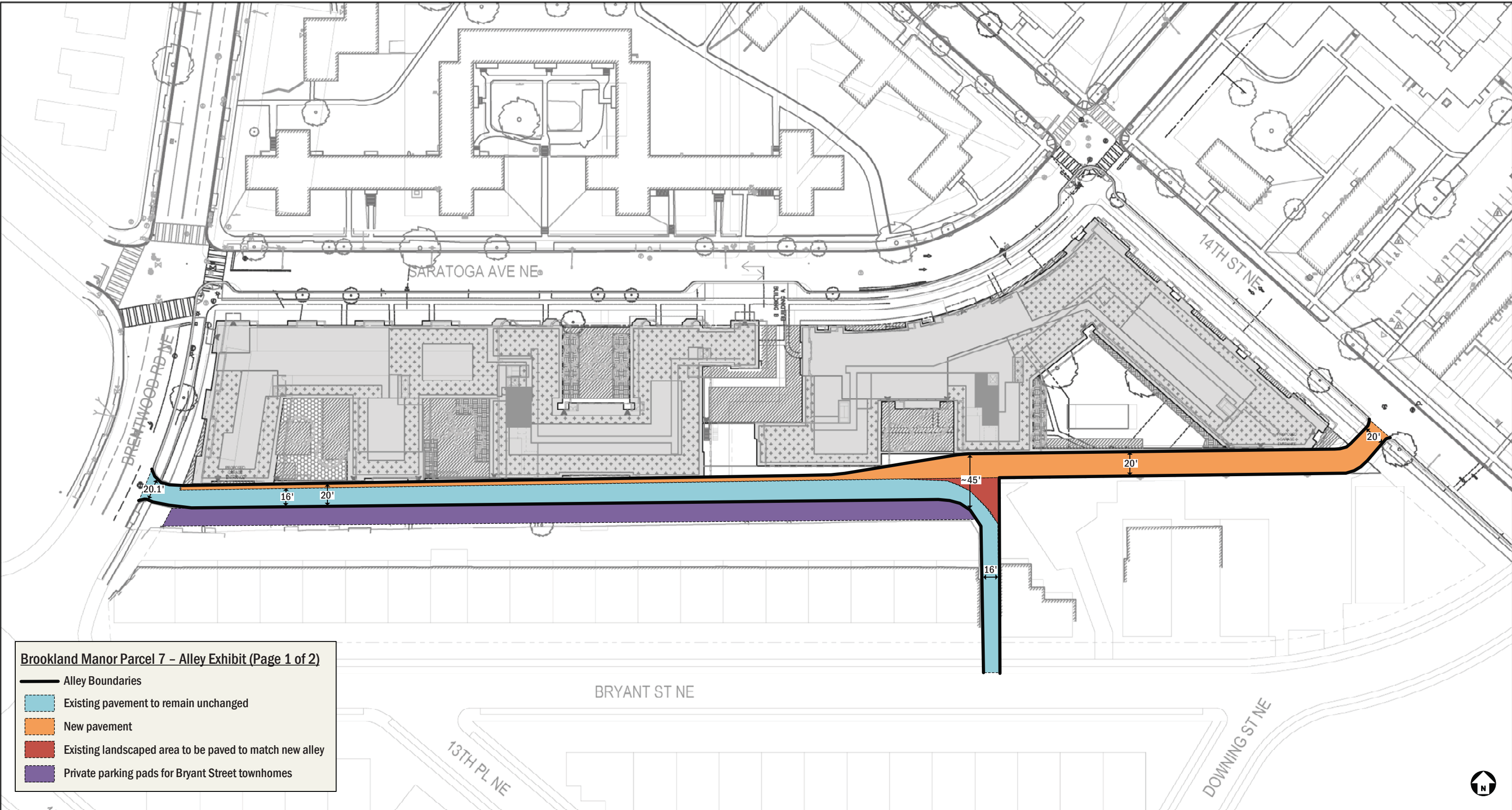
# Roof Plan

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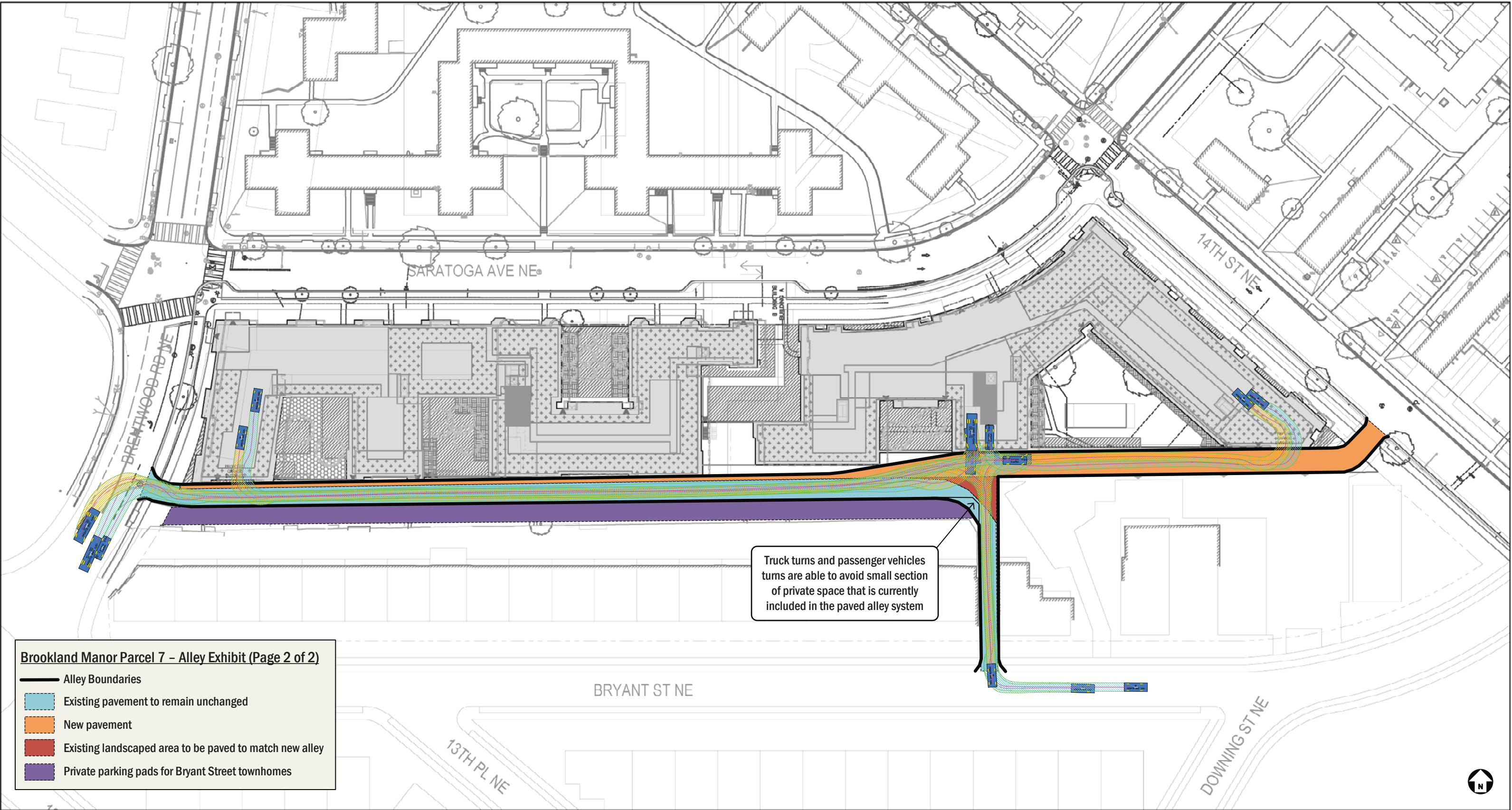




**Brookland Manor Parcel 7 - Alley Exhibit (Page 1 of 2)**

- Alley Boundaries
- Existing pavement to remain unchanged
- New pavement
- Existing landscaped area to be paved to match new alley
- Private parking pads for Bryant Street townhomes





**Brookland Manor Parcel 7 - Alley Exhibit (Page 2 of 2)**

- Alley Boundaries
- Existing pavement to remain unchanged
- New pavement
- Existing landscaped area to be paved to match new alley
- Private parking pads for Bryant Street townhomes

Truck turns and passenger vehicles turns are able to avoid small section of private space that is currently included in the paved alley system

