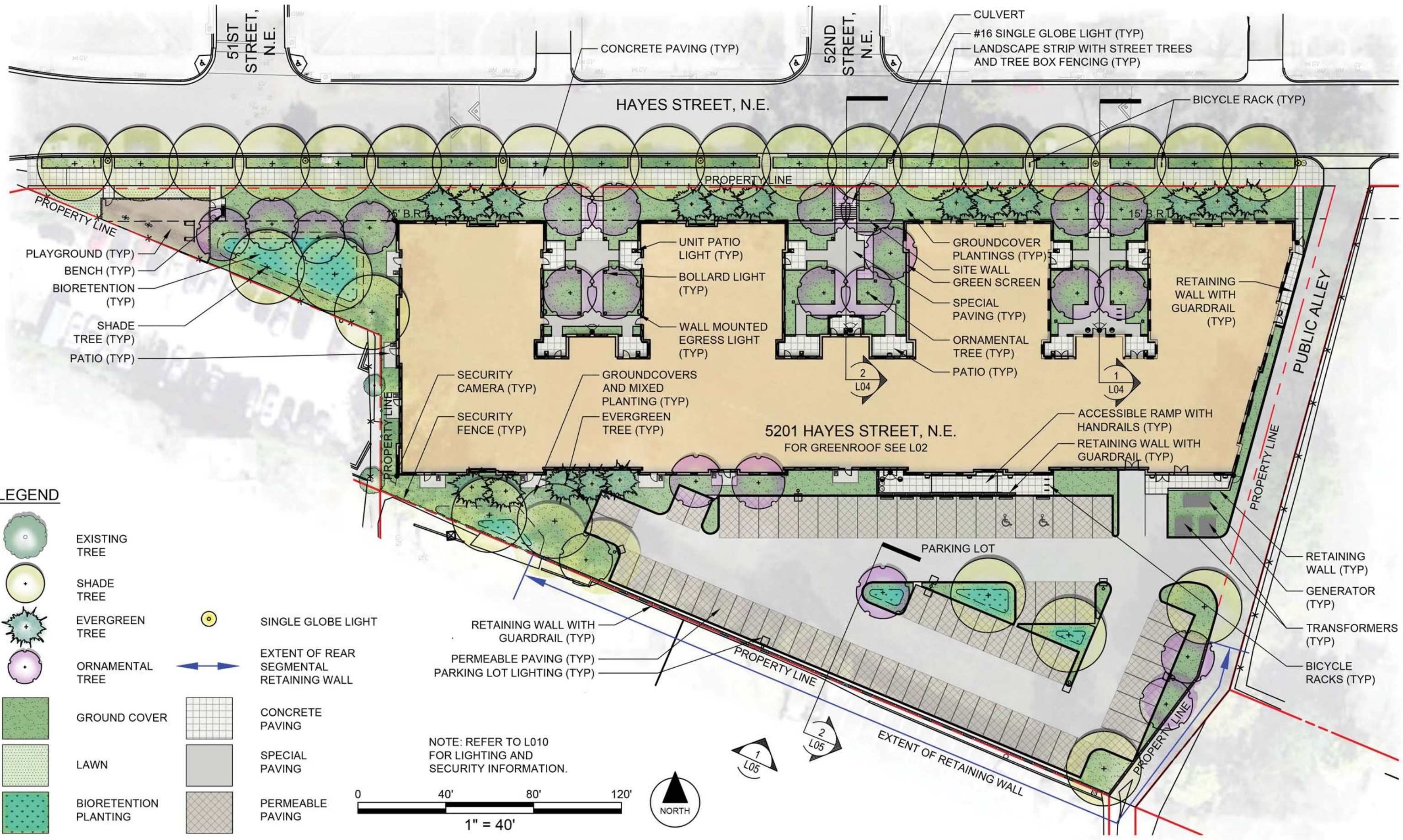
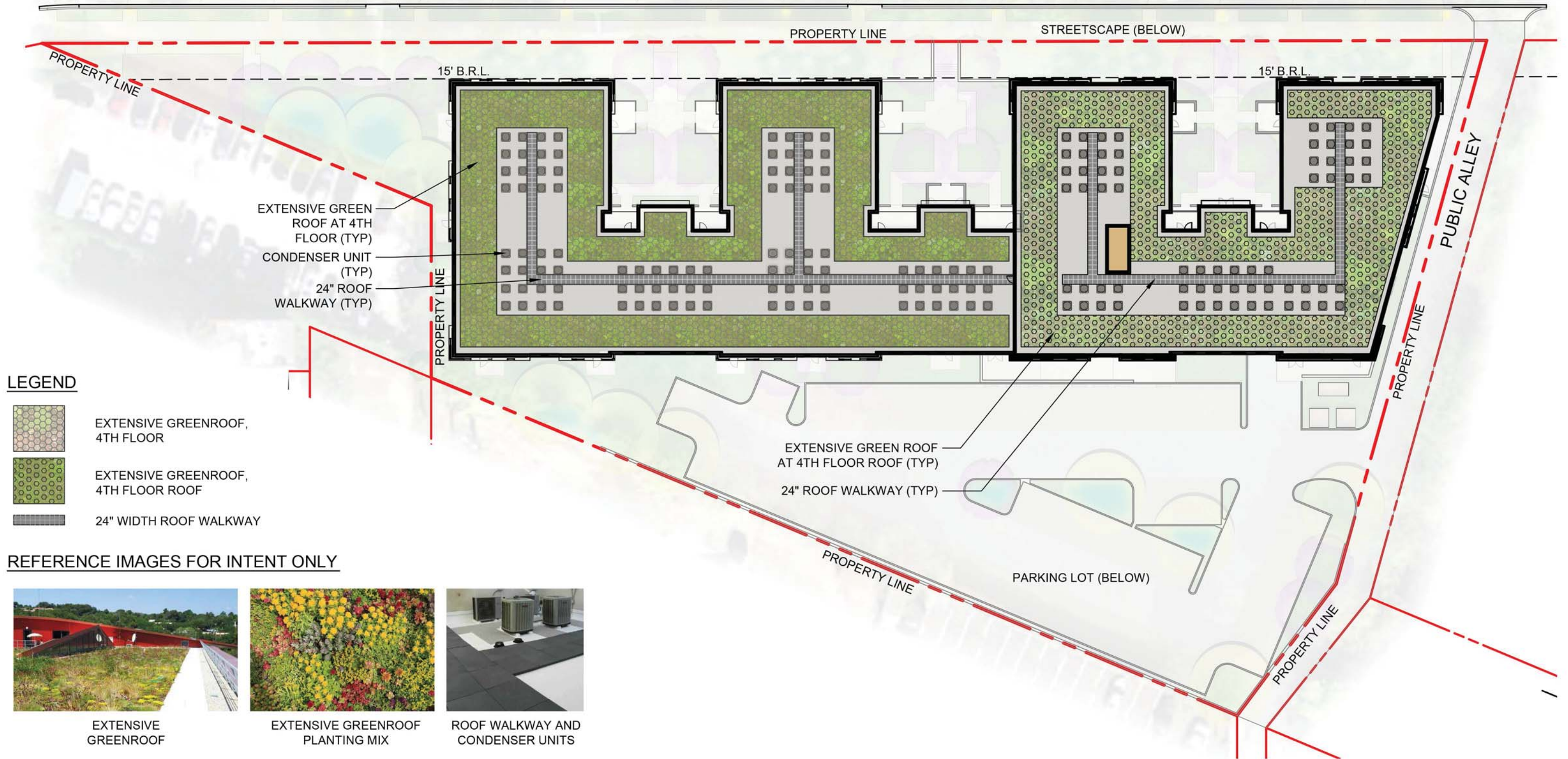




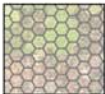
51ST STREET, N.E.

52ND STREET, N.E.

HAYES STREET, N.E.



LEGEND

-  EXTENSIVE GREENROOF, 4TH FLOOR
-  EXTENSIVE GREENROOF, 4TH FLOOR ROOF
-

REFERENCE IMAGES FOR INTENT ONLY



EXTENSIVE GREENROOF



EXTENSIVE GREENROOF PLANTING MIX



ROOF WALKWAY AND CONDENSER UNITS

© 2015 Torti Gallas Urban, Inc. | 1326 H Street, NE, 2nd Floor, Washington, DC 20002

Roof Plan

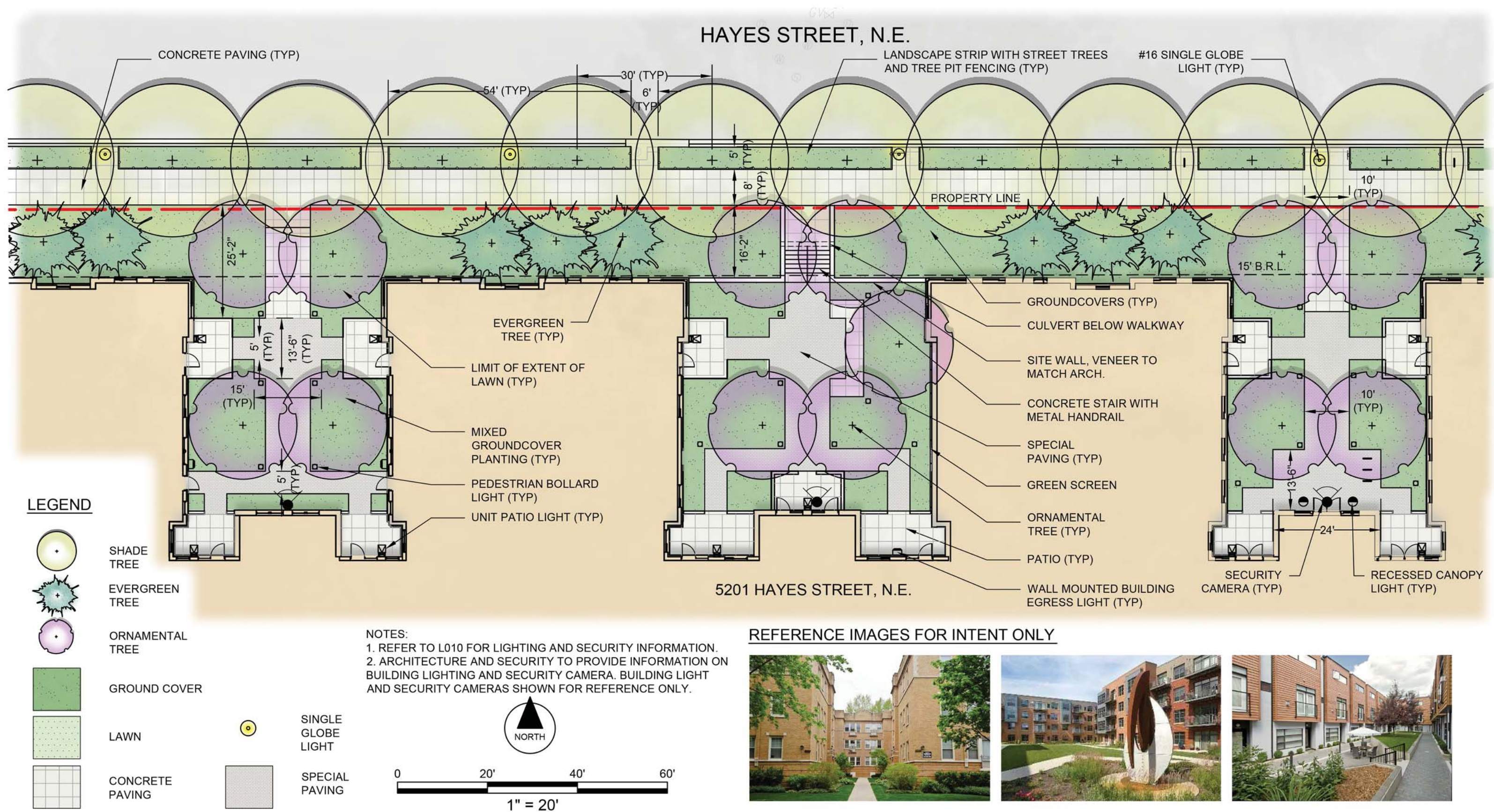
July 27, 2015

L02



DEANWOOD HILLS, LLC
TORTI GALLAS URBAN

DEANWOOD HILLS



© 2015 Torti Gallas Urban, Inc. | 1326 H Street, NE, 2nd Floor, Washington, DC 20002

Landscape Plan Enlargement

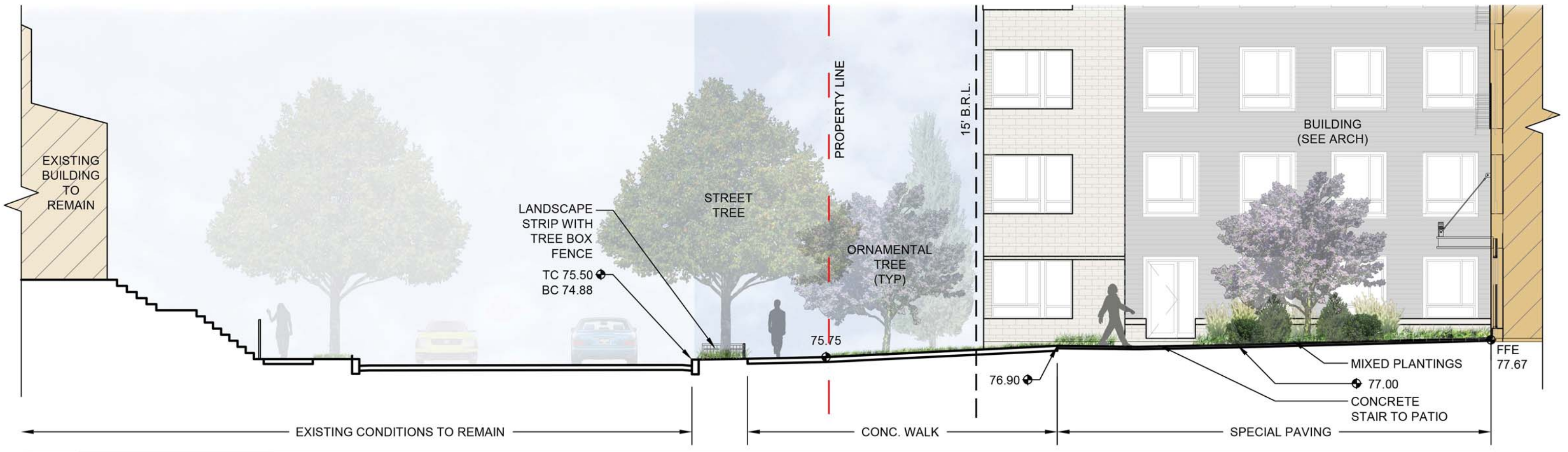


DEANWOOD HILLS, LLC
TORTI GALLAS URBAN

July 27, 2015

L03

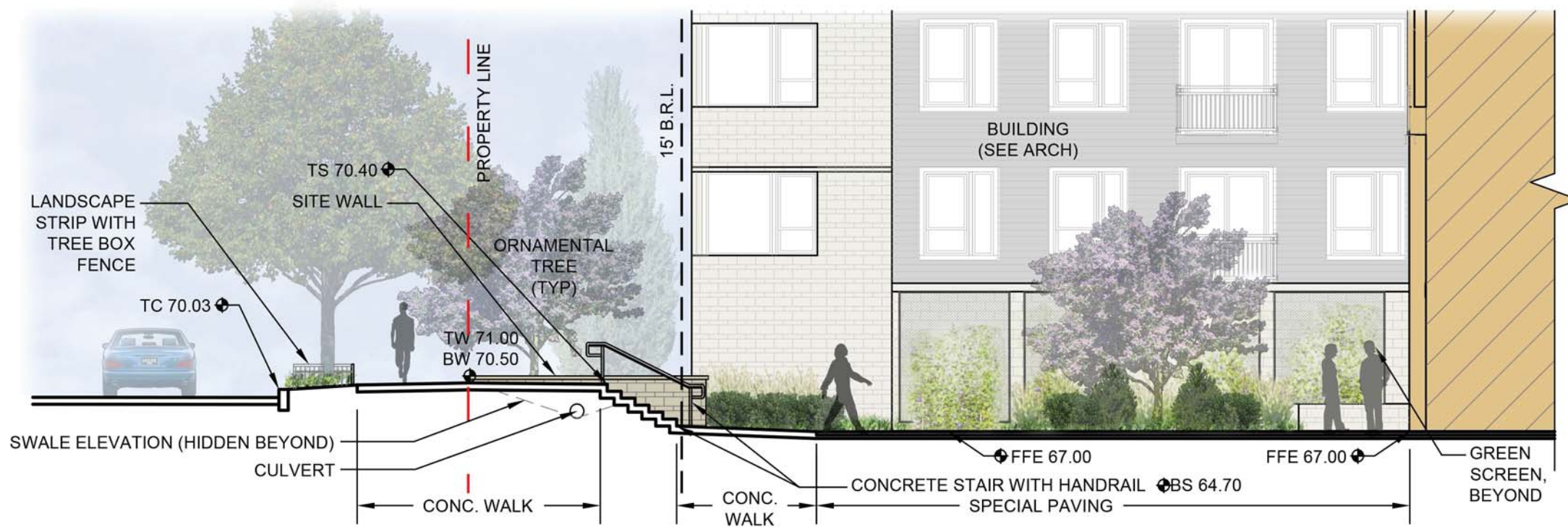
DEANWOOD HILLS



1

SECTION THROUGH MAIN ENTRY COURTYARD

SCALE: 1" = 10'-0"



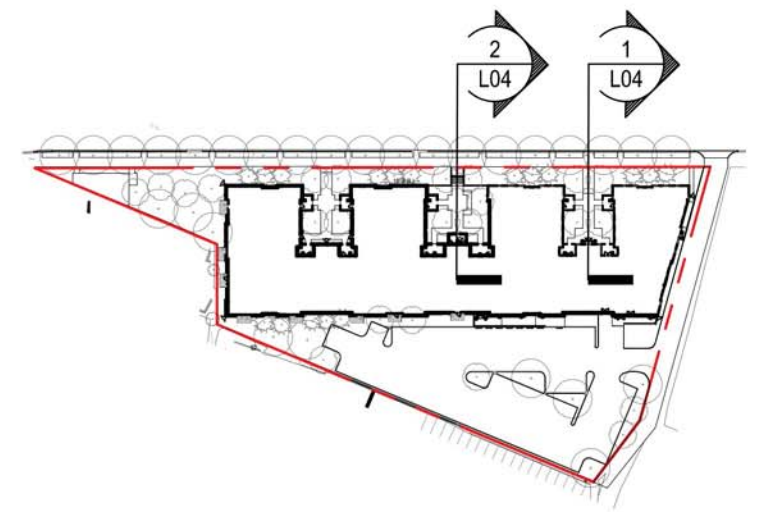
2

SECTION THROUGH CENTER COURTYARD

SCALE: 1" = 10'-0"

© 2015 Torti Gallas Urban, Inc. All rights reserved. No part of this document may be reproduced without written permission from Torti Gallas Urban, Inc.

Site Sections



0

REFERENCE PLAN

N.T.S.

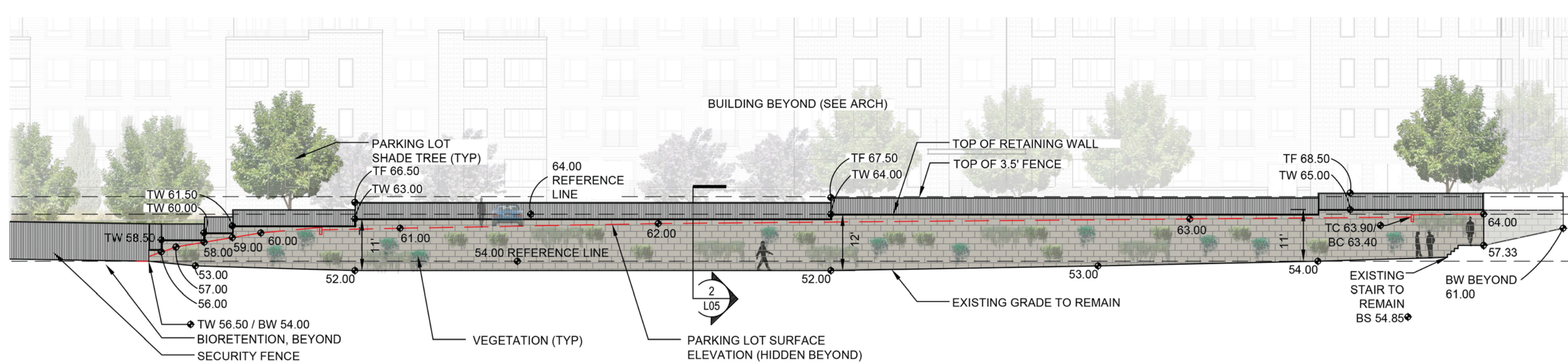
July 27, 2015

L04

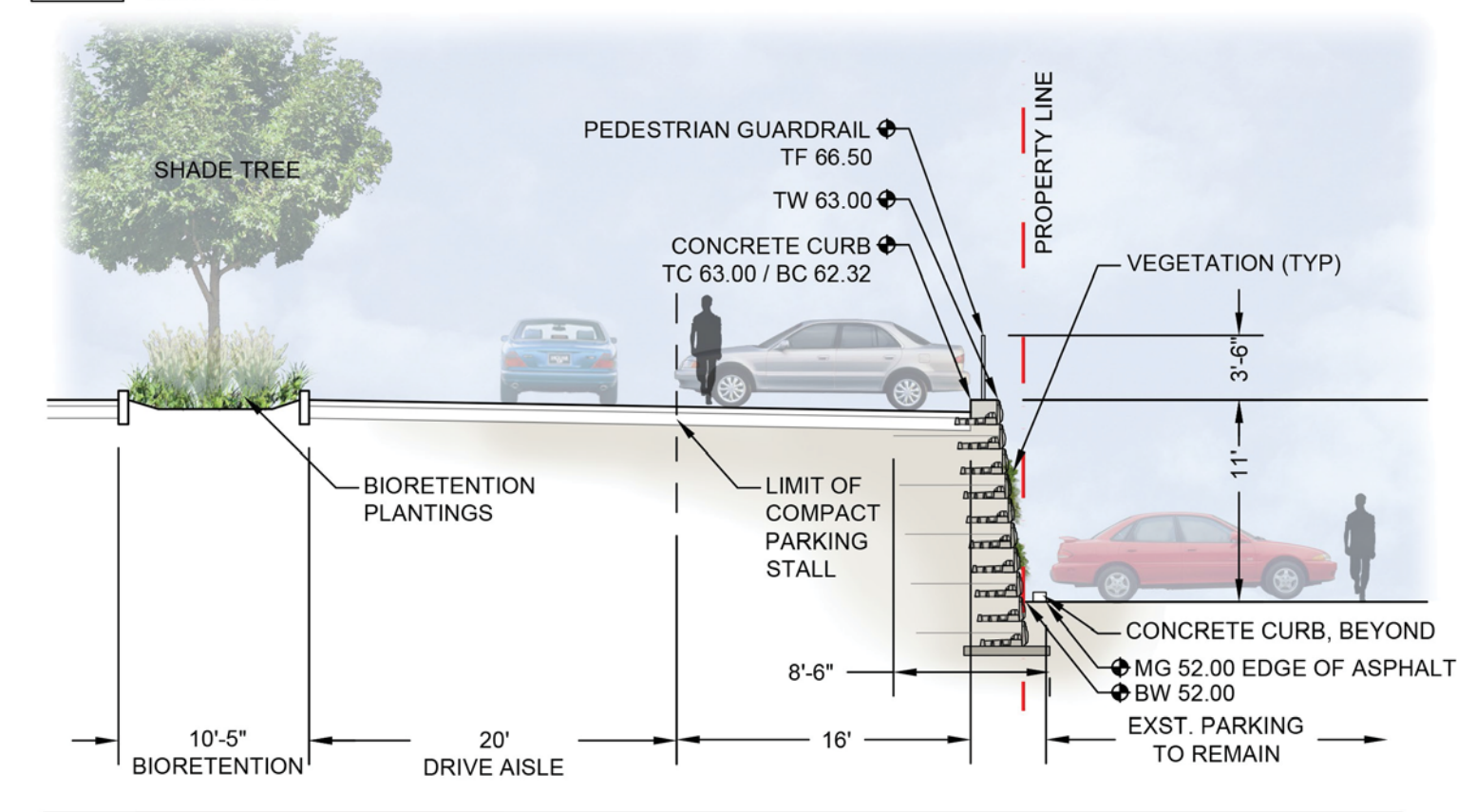


DEANWOOD HILLS, LLC
TORTI GALLAS URBAN

DEANWOOD HILLS

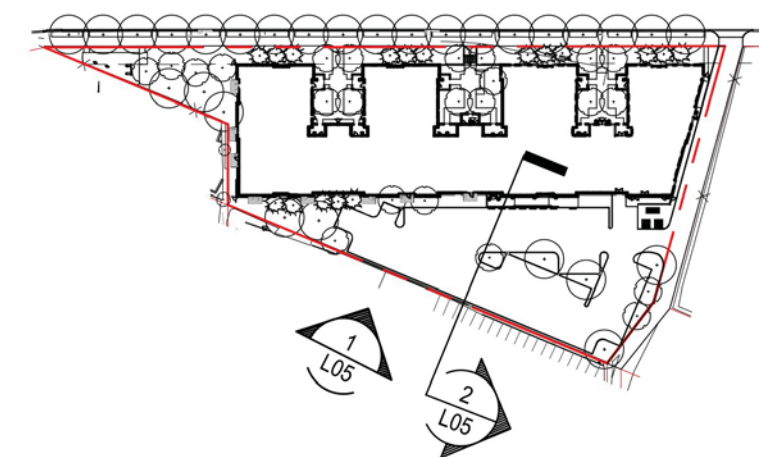


1 RETAINING WALL ELEVATION
SCALE: 1" = 20'-0"



2 MSE RETAINING WALL WITH 1:10 FACE BATTER
SCALE: 1" = 10'-0"

NOTE: REFER TO L06 FOR RETAINING WALL PRECEDENT IMAGES



0 REFERENCE PLAN
N.T.S.



POTENTIAL STRATEGIES TO BEAUTIFY RETAINING WALL



8'-0" METAL ORNAMENTAL
SECURITY FENCE



3'-6" METAL ORNAMENTAL GUARDRAIL
MOUNTED TO TOP OF RETAINING WALL



MIN. 3'-6" HEIGHT METAL ORNAMENTAL
PLAYGROUND FENCING

NOTES:

1. IMAGES ARE FOR REFERENCE ONLY TO ESTABLISH INTENT. FINAL MATERIALS MAY VARY IN COLOR, TEXTURE OR CONFIGURATION AS DESIGN DEVELOPS.
2. THE INTENT FOR THE RETAINING WALL IS TO PROVIDE BEAUTIFICATION WITH INSET VEGETATION. AS THE PROJECT IS DEVELOPED THROUGH ALL DESIGN PHASES AND THE FULL CONSTRAINTS OF THE PROJECT SITE ARE REALIZED, ACTUAL WALL SYSTEM, CONSTRUCTION MEANS AND FINAL VEGETATIVE APPROACH MAY VARY.



#16 SINGLE GLOBE LIGHT



CONCRETE PAVING



SPECIAL PAVING



TREE BOX FENCING



PERMEABLE PAVING



TRASH AND RECYCLING
RECEPTACLES



BICYCLE RACKS



PARKING LOT LIGHTING



PEDESTRIAN SCALE
LIGHTING



PARKING LOT BIORETENTION



BENCH

NOTE: IMAGES ARE FOR REFERENCE ONLY TO ESTABLISH INTENT. FINAL MATERIALS MAY VARY IN COLOR, TEXTURE OR CONFIGURATION AS DESIGN DEVELOPS.

© 2015 Torti Gallas Urban, Inc. | 1326 H Street, NE, 2nd Floor, Washington, DC 20002

Site Images - Hardscape and Furnishings



DEANWOOD HILLS, LLC
TORTI GALLAS URBAN

July 27, 2015

L07

DEANWOOD HILLS



MIXED GROUNDCOVER PLANTINGS



BIORETENTION



ORNAMENTAL TREE



EVERGREEN TREE



GREENSCREEN



EXTENSIVE GREEN ROOF PLANTINGS



BIORETENTION



STREET TREE



STREETSCAPE



EXTENSIVE GREEN ROOF



SHADE TREE

NOTE: IMAGES ARE FOR REFERENCE ONLY TO ESTABLISH INTENT. FINAL MATERIALS MAY VARY IN COLOR, TEXTURE OR CONFIGURATION AS DESIGN DEVELOPS.

