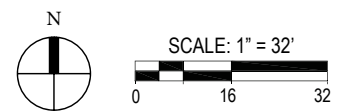


PROPOSED LANDSCAPE DESIGN

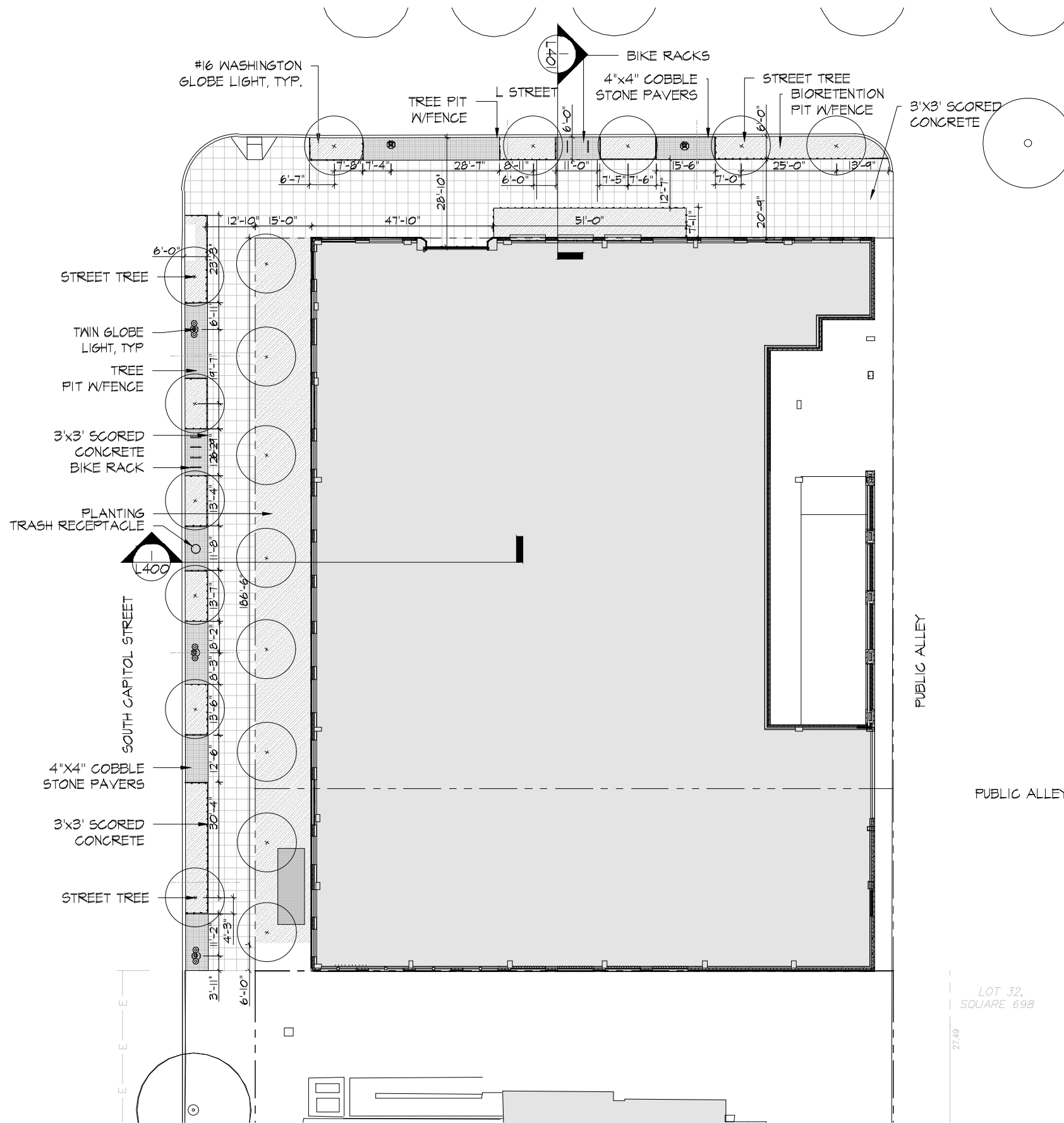
OCTOBER 28, 2022



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RENDERED SITE PLAN

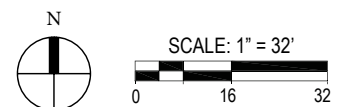
L01



LEGEND

	PROPERTY LINE
	TREE
	PLANTING
	LAWN
	WOOD DECK
	STONE PAVERS
	CONCRETE WALK
	#16 WASHINGTON GLOBE MID BLOCK L STREET
	TWIN 20 WASHINGTON GLOBE ON S CAPITOL ST.
	BIKE RACK
	TRASH RECEPTACLE

- NOTES:**
1. IMPROVEMENTS TO PUBLIC SPACE ARE SUBJECT TO AND MAY BE MODIFIED AS PART OF DDOT PUBLIC SPACE PERMITTING PROCESS.
 2. SEE SHEET L-101 FOR PLANT TYPES.



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STREET TREES



WILLOW OAK TREE



AMERICAN ELM

GROUNDCOVER AT TREE PITS



BIG BLUE LIRIOPE



VARIEGATED LIRIOPE



FOUNTAIN GRASS



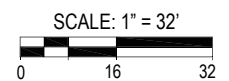
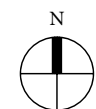
LITTLE BLUESTEM



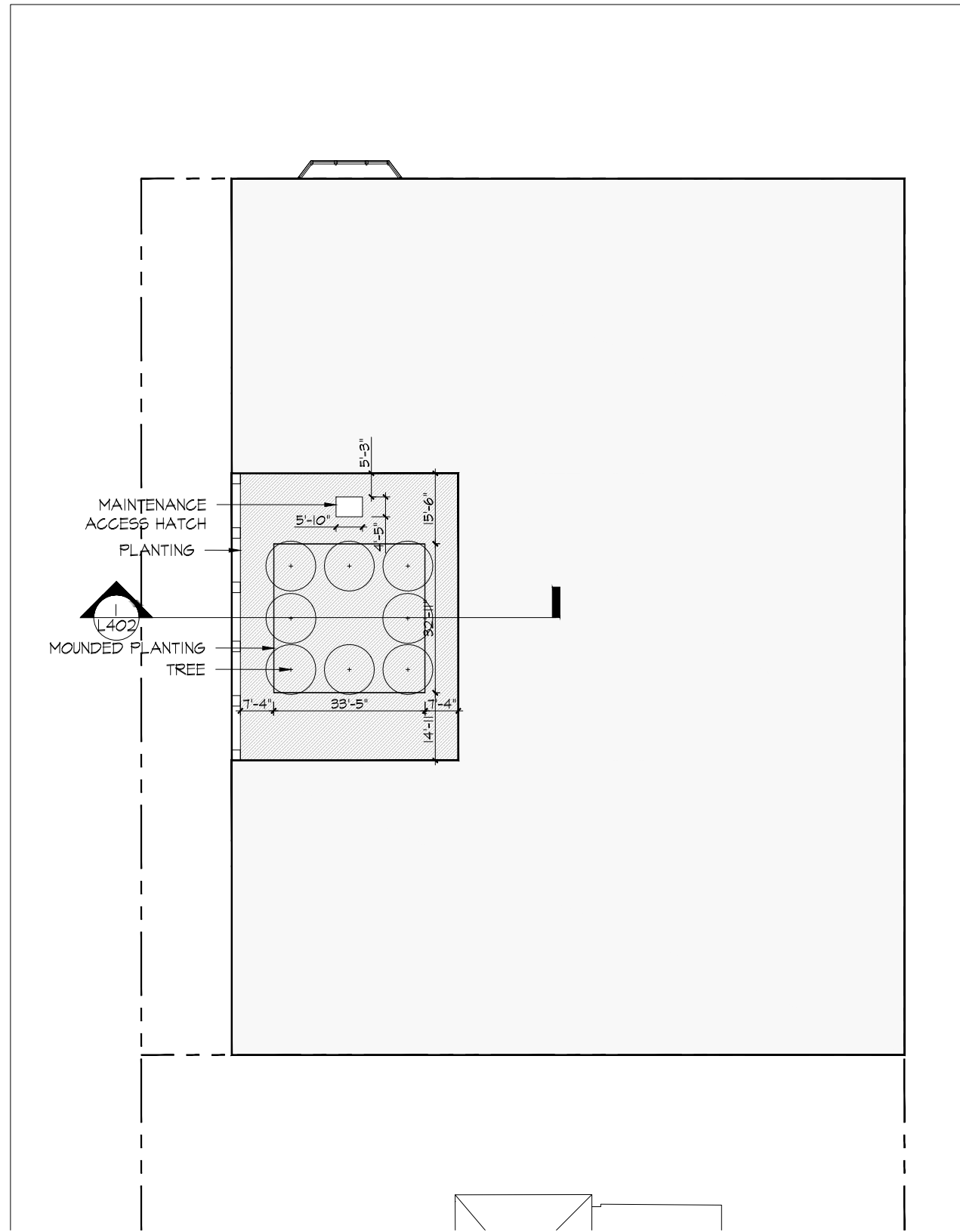
PARSONII JUNIPER

NOTES:

1. IMPROVEMENTS TO PUBLIC SPACE ARE SUBJECT TO AND MAY BE MODIFIED AS PART OF DDOT PUBLIC SPACE PERMITTING PROCESS.



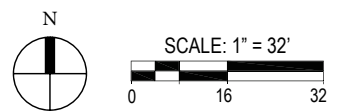
OCTOBER 28, 2022



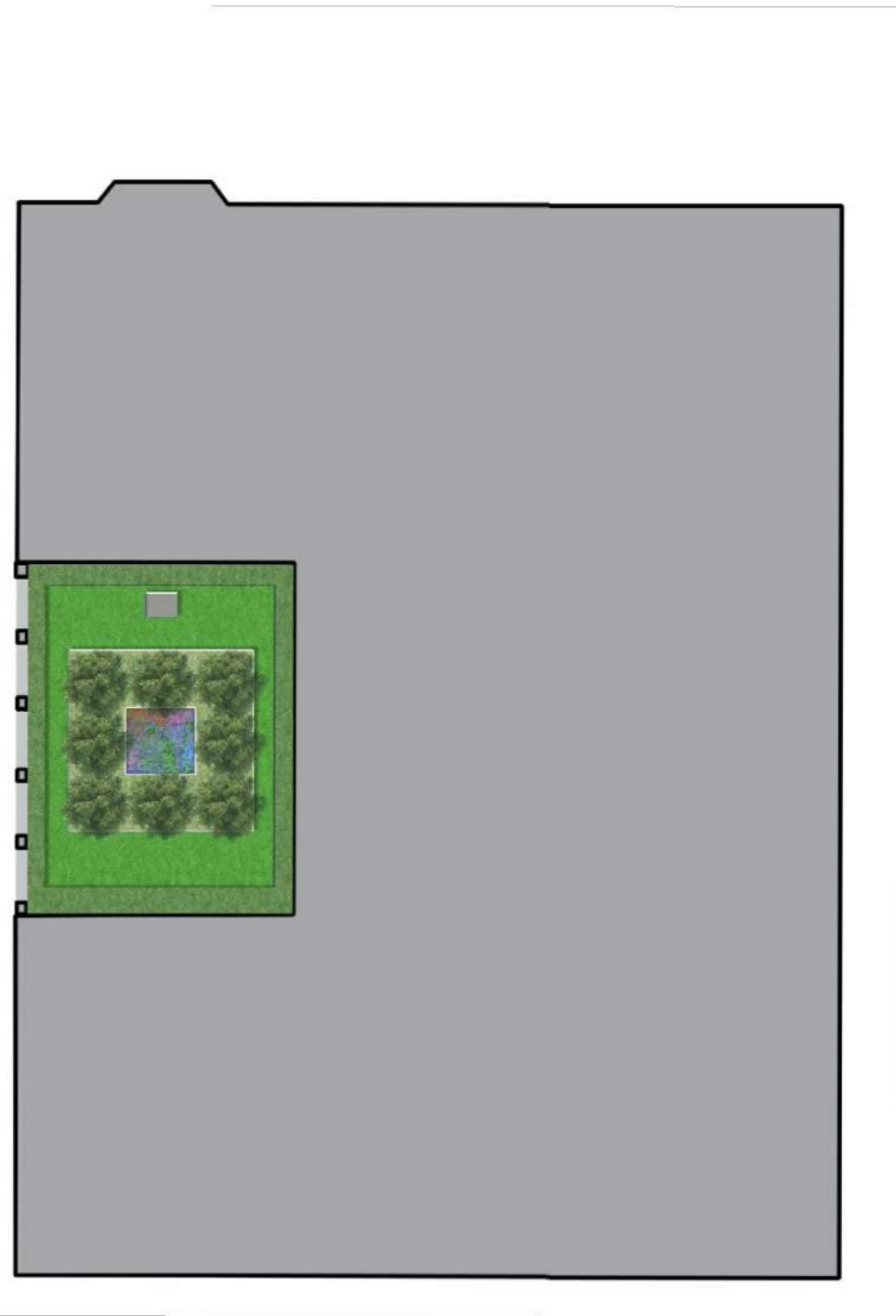
LEGEND

- PROPERTY LINE
- ▨ PLANTING
- ▩ SEDUM GREENROOF
- × TREE

NOTES:
 1. SEE SHEET L-103 FOR PLANT TYPES.



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TREES



GRAPE MYRTLE

SHRUBS & GROUNDCOVER



BOXWOOD HEDGE



OLEASTER HEDGE



RHODODENRON



OAKLEAF HYDRANGEA



HOSTA 'GOLD STANDARD'



HAY SCENTED FERN



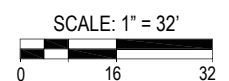
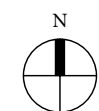
CHRISTMAS FERN

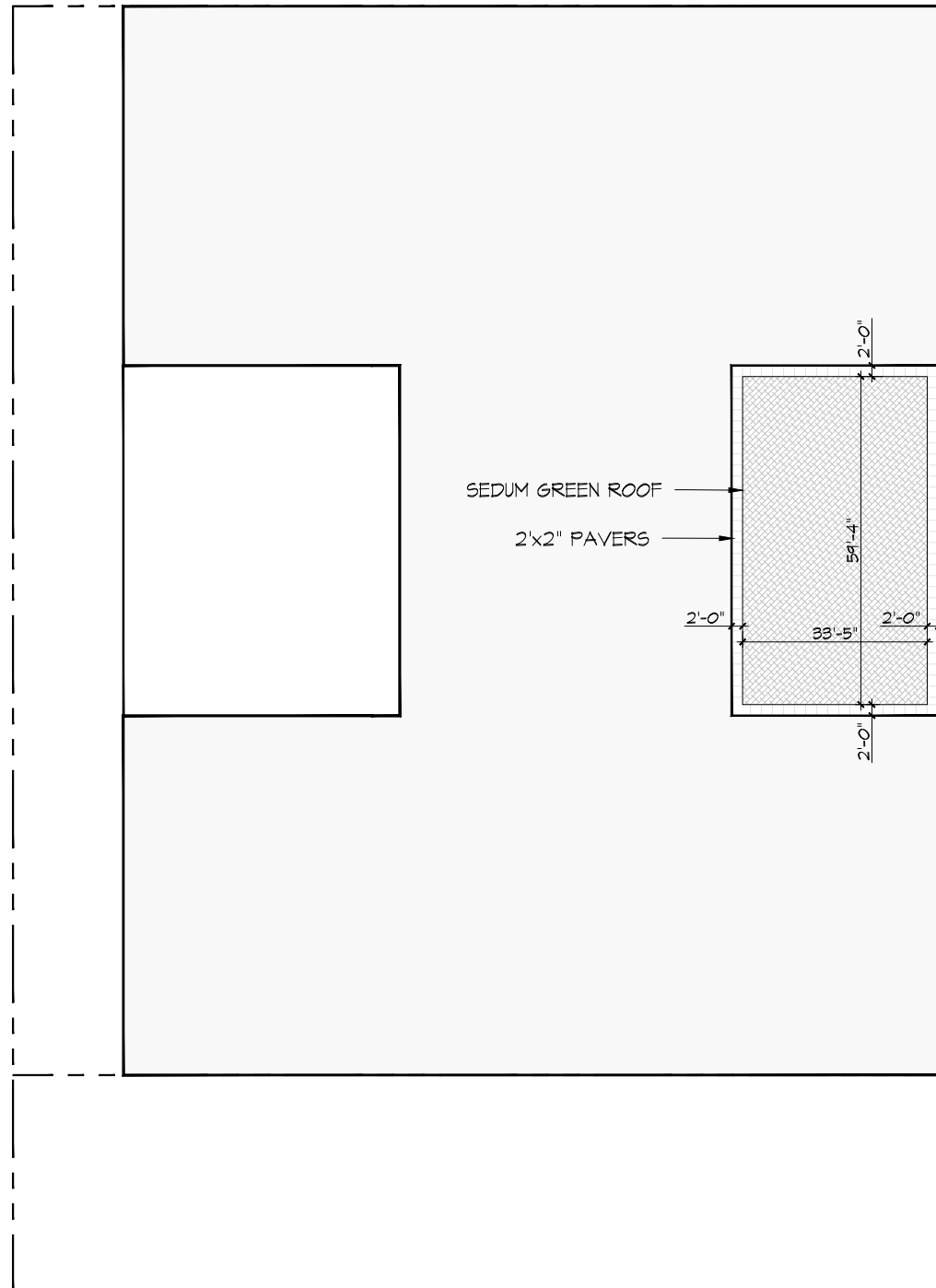


BIG BLUE LIRIOPE



VARIEGATED LIRIOPE

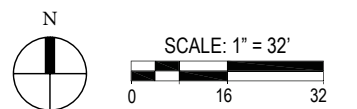




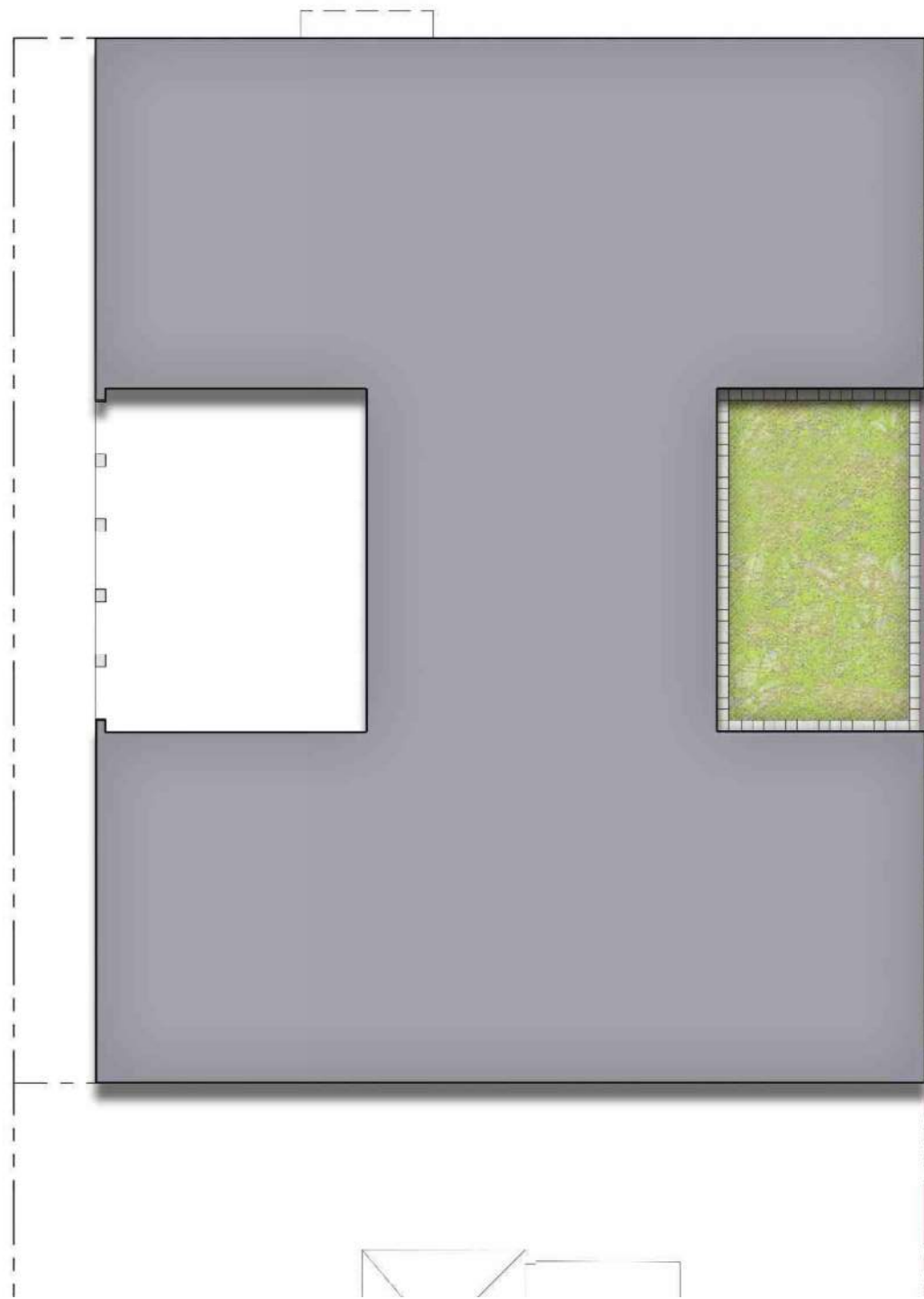
LEGEND

- PROPERTY LINE
- PLANTING
- SEDUM GREENROOF

NOTES:
 1. SEE SHEET L-105 FOR PLANT TYPES.



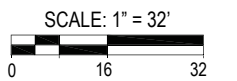
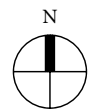
OCTOBER 28, 2022



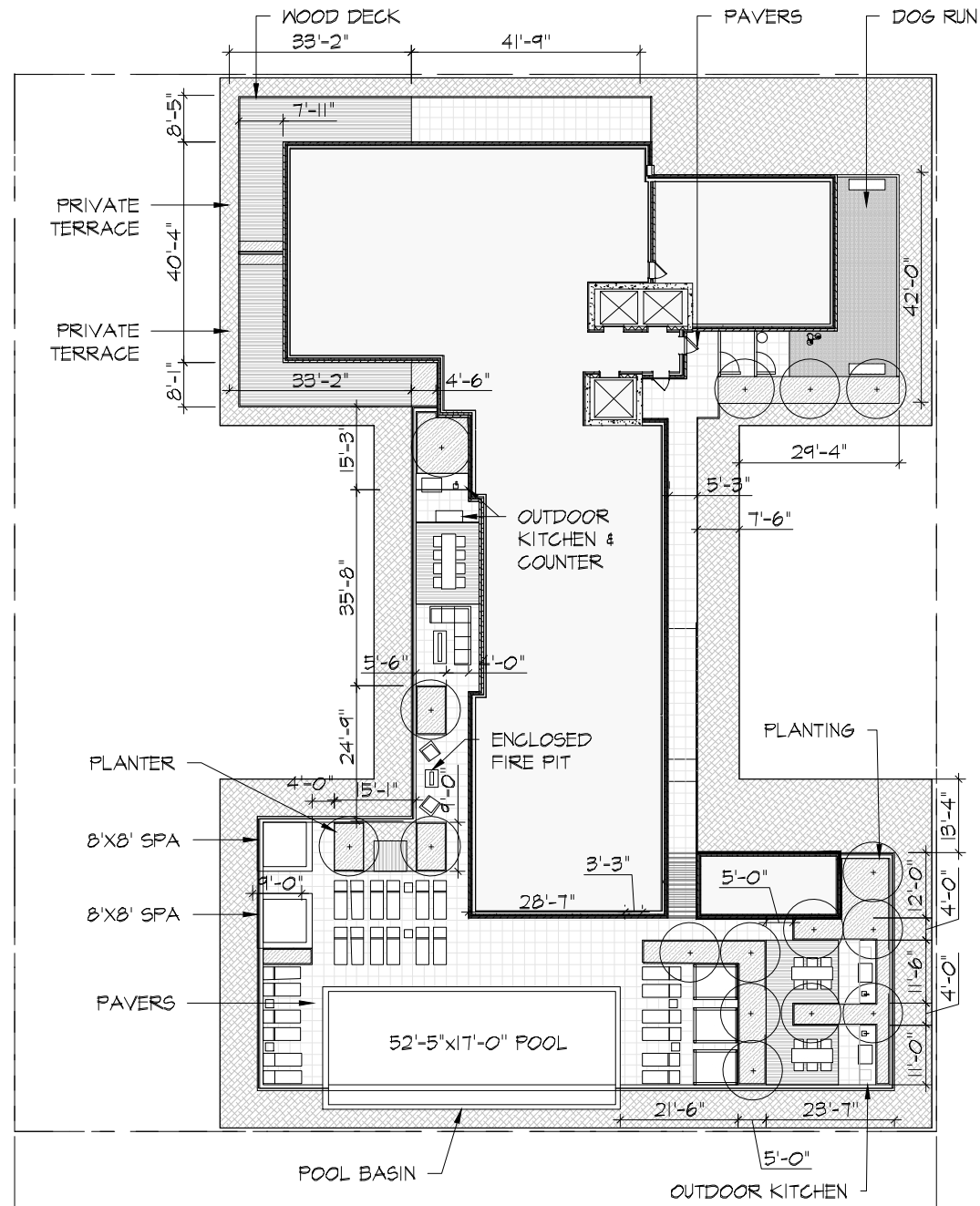
GREEN ROOF PLANTING



SEDUM CARPET



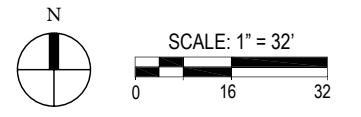
OCTOBER 28, 2022



LEGEND

- PROPERTY LINE
- × TREE
- ▨ PLANTING
- ▨ SEDUM GREENROOF
- ▨ WOOD DECK
- ▨ STONE PAVERS
- ▨ SYNTHETIC TURF
- GLASS GUARDRAIL BY ARCH
- WOOD SCREEN DIVIDER
- METAL EDGE
- □ □ □ MOVABLE FURNITURE

NOTES:
 1. SEE SHEET L-107 FOR PLANT TYPES.



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TREES



SAUCER MAGNOLIA



GRAPE MYRTLE

SHRUBS & GROUNDCOVER



BOXWOOD HEDGE



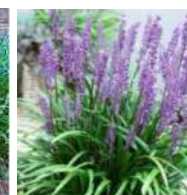
NORTHERN BAYBERRY



BIG BLUE LIRIOPE



VARIEGATED LIRIOPE



PURPLE CONEFLOWER



AUTUMN JOY STONECROP



BLAZING STAR



SWEET POTATO VINE



YUCCA

GRASSES



FOUNTAIN GRASS



LITTLE BLUESTEM

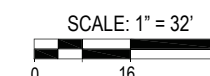


PINK MUHLY GRASS

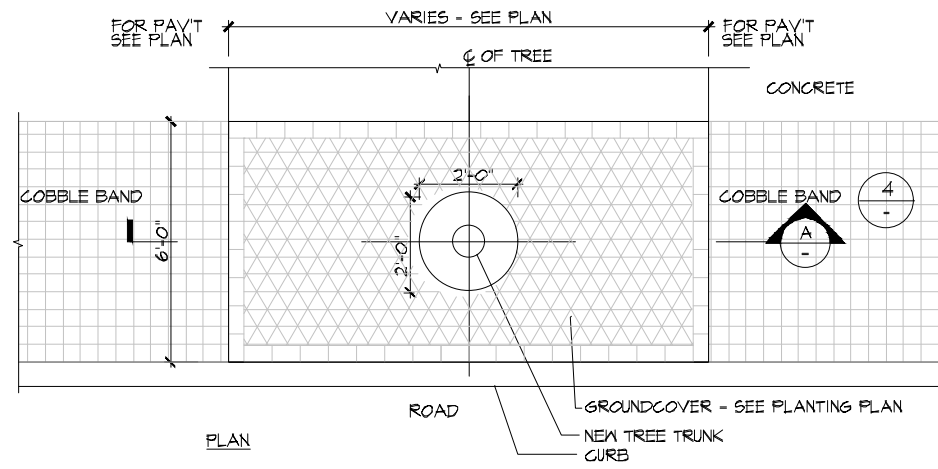
SEDUM



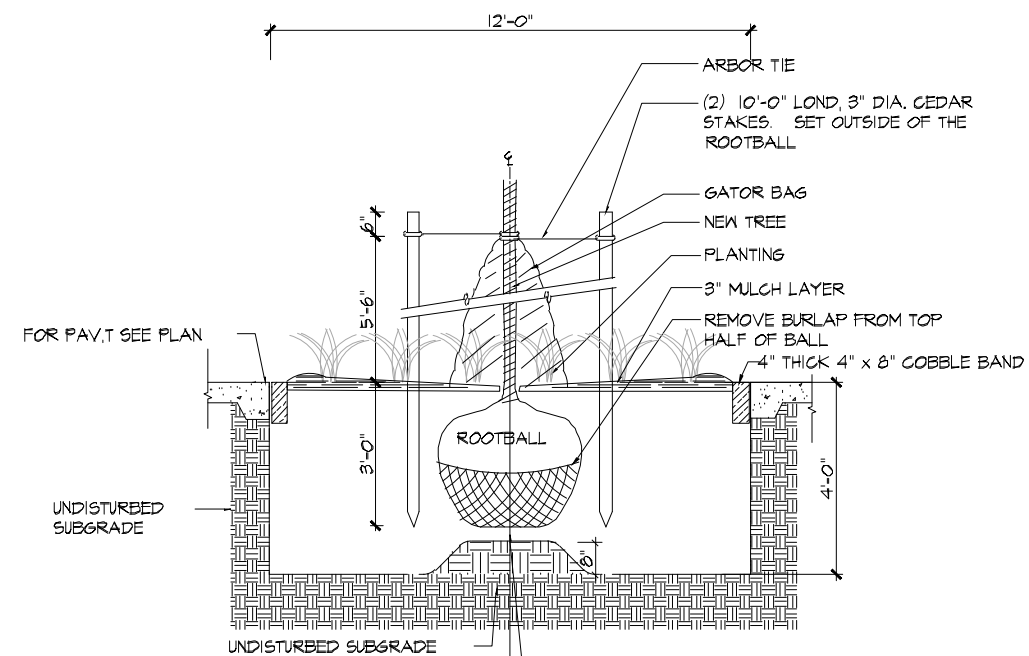
SEDUM CARPET



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PLAN

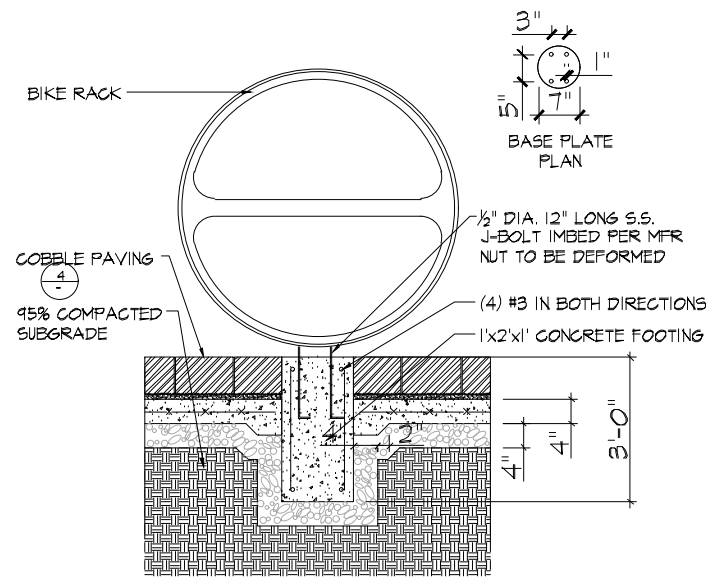


SECTION

CONTRACTOR SHALL TEST TREE PIT FOR POSITIVE DRAINAGE. IF TREE PIT DOES NOT HAVE POSITIVE DRAINAGE, THEN SHIFT THE TREE PIT LOCATION WHEN POSSIBLE, UNTIL POSITIVE DRAINAGE IS ACHIEVED OR ABANDON THE PLANTING LOCATION.

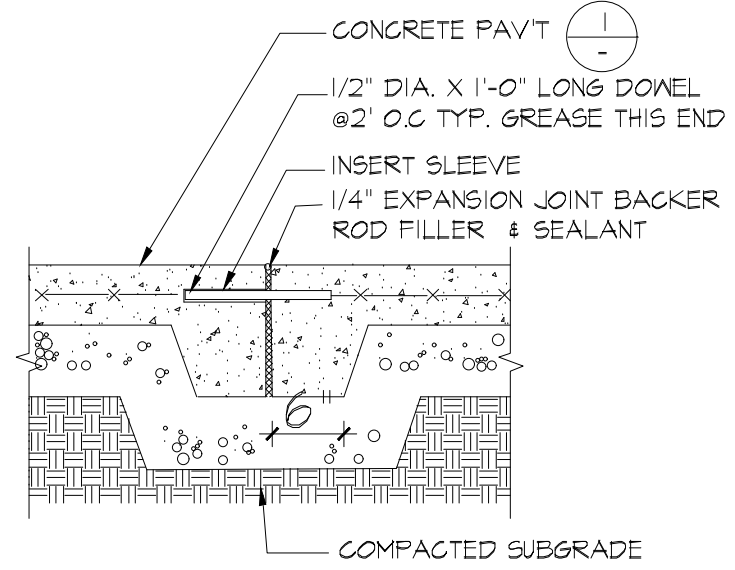
NOTE: CONTRACTOR SHALL NOT EXCAVATE THE EXISTING SIDEWALK BASE MATERIAL LOCATED BELOW THE DRIP LINE OF THE EXISTING TREES WHEN ROOTS ARE ENCOUNTERED AS PER THE INSTRUCTION OF THE CONSULTING ARBORIST.

NOTE: 6' MIN. BRANCHING HEIGHT.

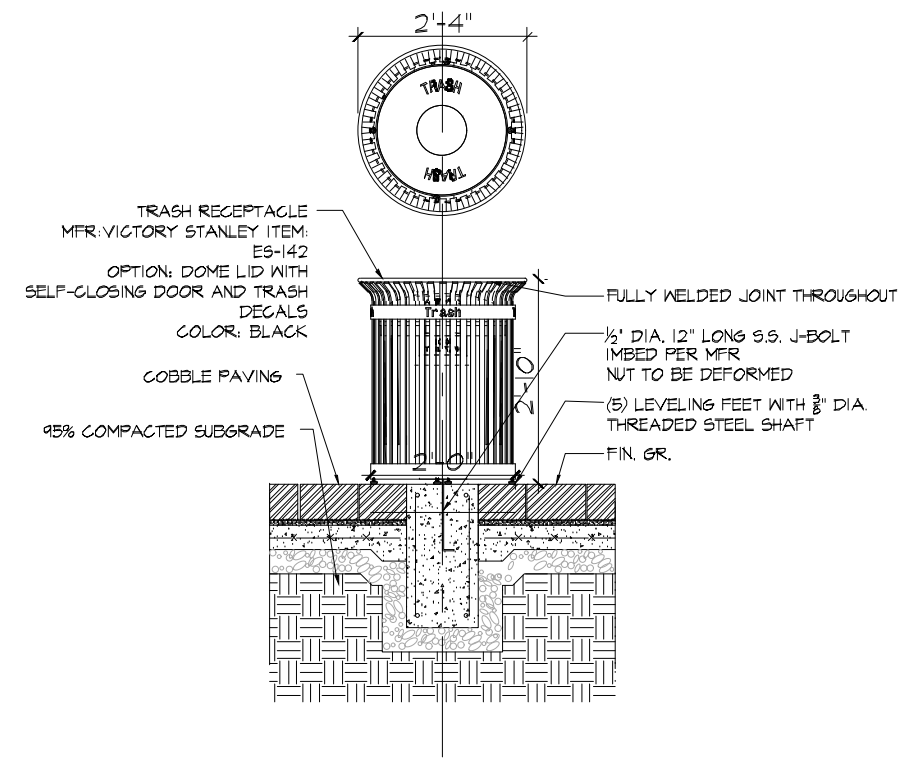


MANUFACTURED BY CREATIVE PIPES, THE HORSESHOE RACK

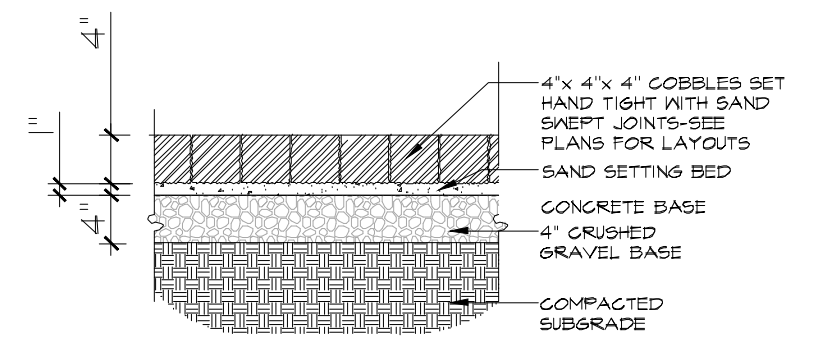
2 BIKE RACK DETAIL
SCALE: 3/8" = 1'-0"



4 EXPANSION JOINT
SCALE: 3/4" = 1'-0"



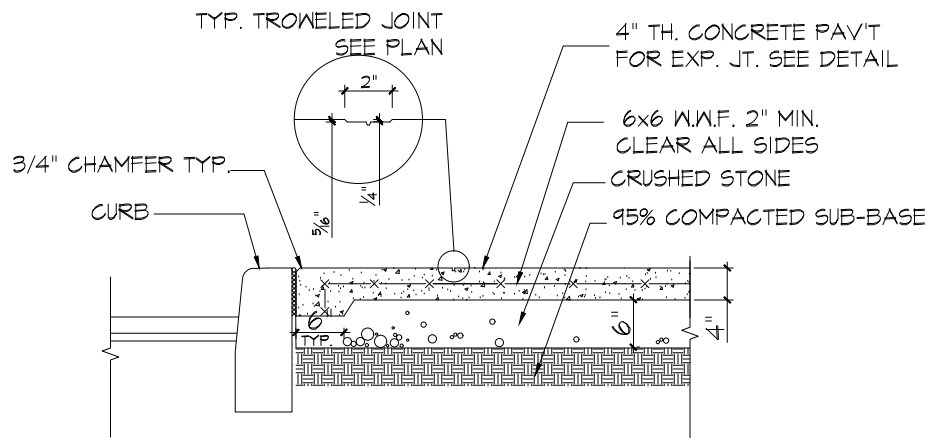
3 TRASH RECEPTACLE
SCALE: 3/8" = 1'-0"



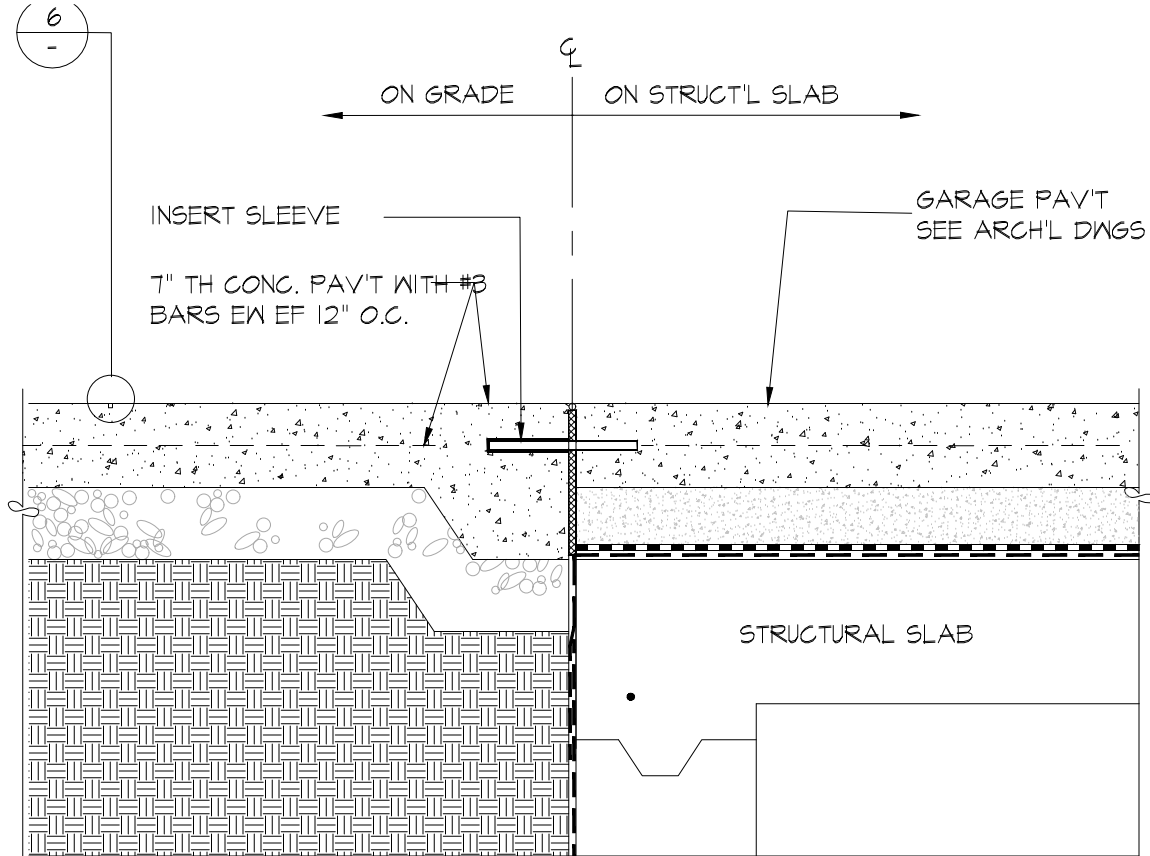
5 GRANITE COBBLE STONE DETAIL
SCALE: 3/4" = 1'-0"

1 TREE PIT DETAIL AT NEW TREE
SCALE: 1/4" = 1'-0"

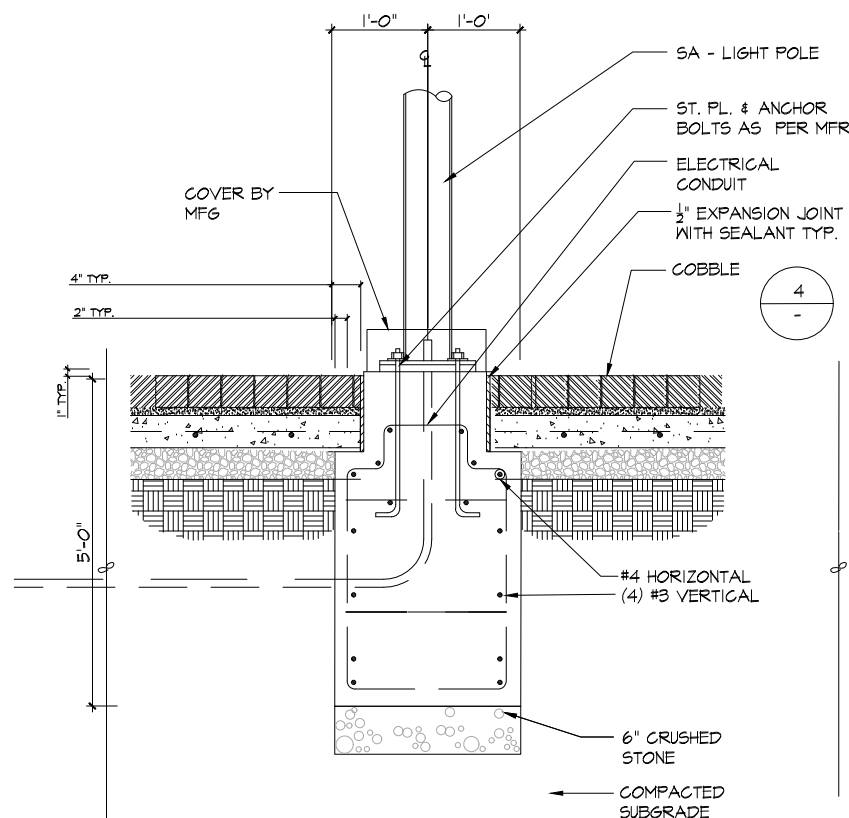
OCTOBER 28, 2022



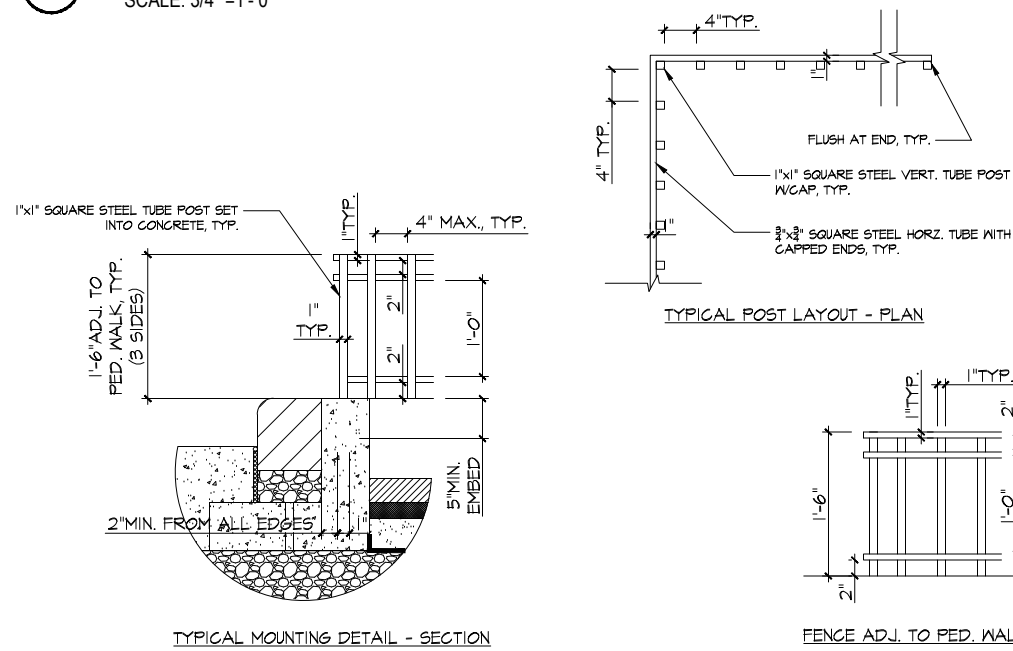
1 PEDESTRIAN CONCRETE PAVEMENT - SIDEWALK
SCALE: 1/2" = 1'-0"



2 VEHICULAR CONCRETE PAVEMENT
SCALE: 3/4" = 1'-0"



3 LIGHT POLE BASE IN PAVEMENT
SCALE: 1/2" = 1'-0"



4 SOUTH CAPITOL ST. BIORETENTION BASIN PROTECTION FENCE DETAIL
SCALE: 1 1/2" = 1'-0"



TWIN 20 WASHINGTON GLOBE ON S. CAPITOL STREET AS PER PHILIPS HADCO

#16 WASHINGTON GLOBE ON K & I STREET AS PER PHILIPS HADCO

5 LIGHT POLES
NTS

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KEY PLAN



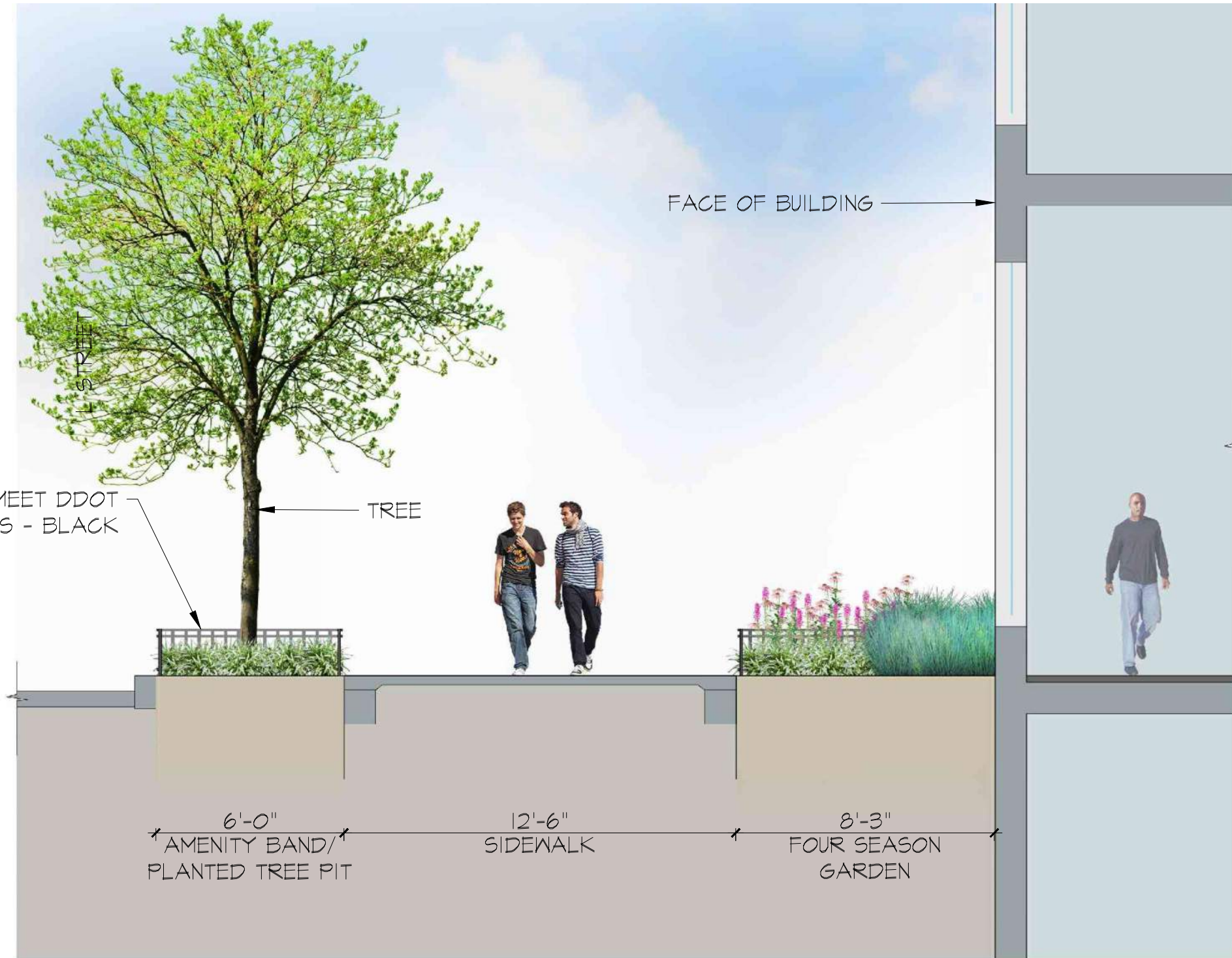
1 GROUND FLOOR SECTION @ SOUTH CAPITOL STREET
SCALE: 1/4" = 1'-0"

OCTOBER 28, 2022

GROUND FLOOR SECTIONS - SOUTH CAPITOL STREET



KEY PLAN



STEEL FENCE TO MEET DDOT STANDARDS - BLACK

TREE

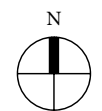
FACE OF BUILDING

6'-0"
AMENITY BAND/
PLANTED TREE PIT

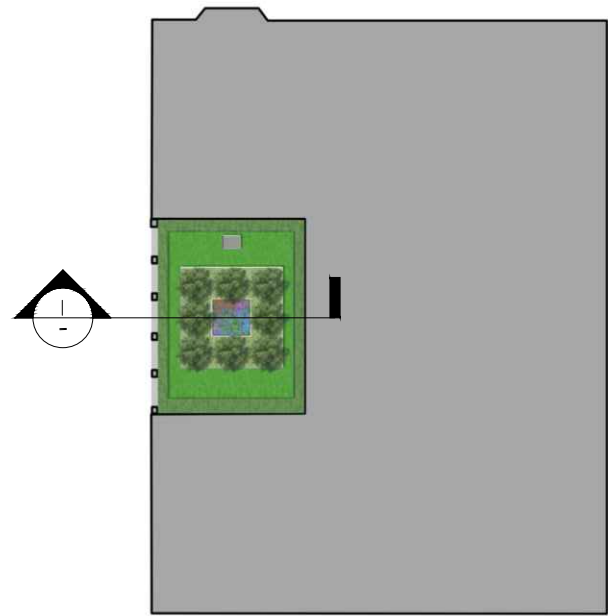
12'-6"
SIDEWALK

8'-3"
FOUR SEASON
GARDEN

1 GROUND FLOOR SECTION @ L STREET
SCALE: 1/4" = 1'-0"



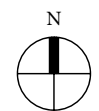
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KEY PLAN



1 2ND FLOOR SECTION
SCALE: 1/4" = 1'-0"



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PROPOSED SIGNAGE DESIGN

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NORTH ELEVATION



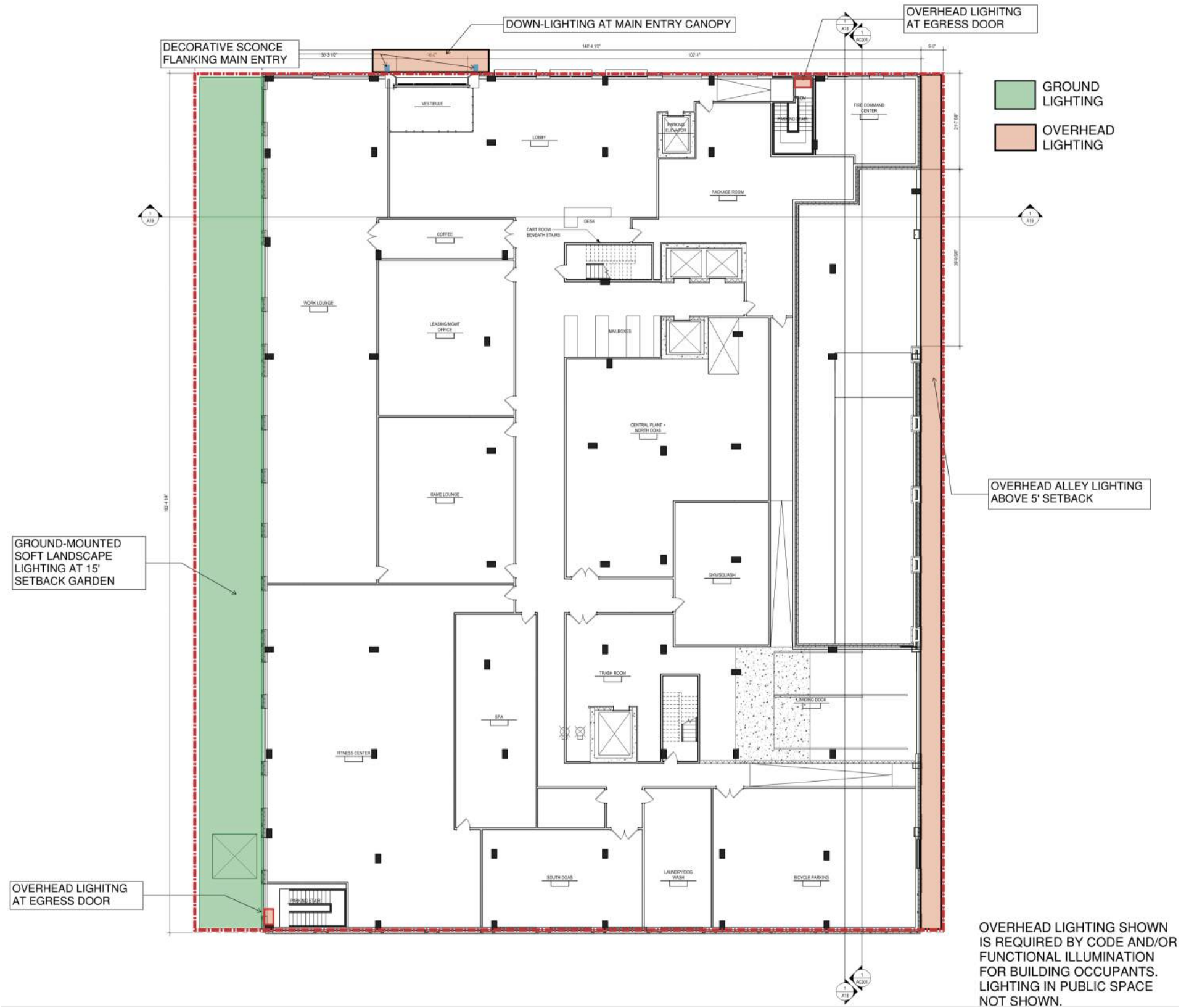
Signage plan shows proposed signage for residential building; retail signage for potential retail use not shown, but if retail use is provided, associated signage would be located at storefront, consistent with all applicable signage regulations.

BUILDING ADDRESS MOUNTED ON WALL

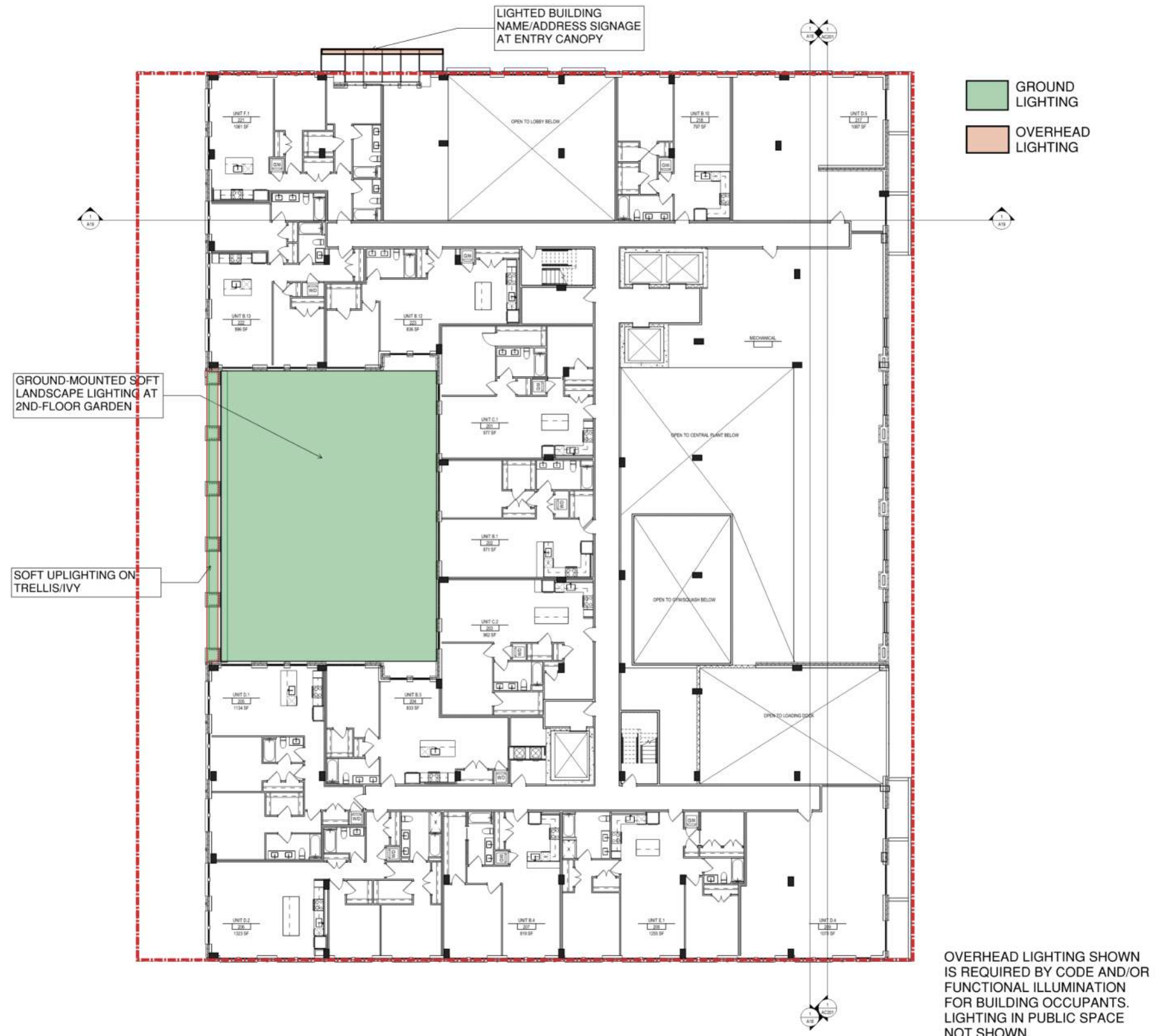
BUILDING ADDRESS OR NAME MOUNTED ON CANOPY

PROPOSED LIGHTING DESIGN

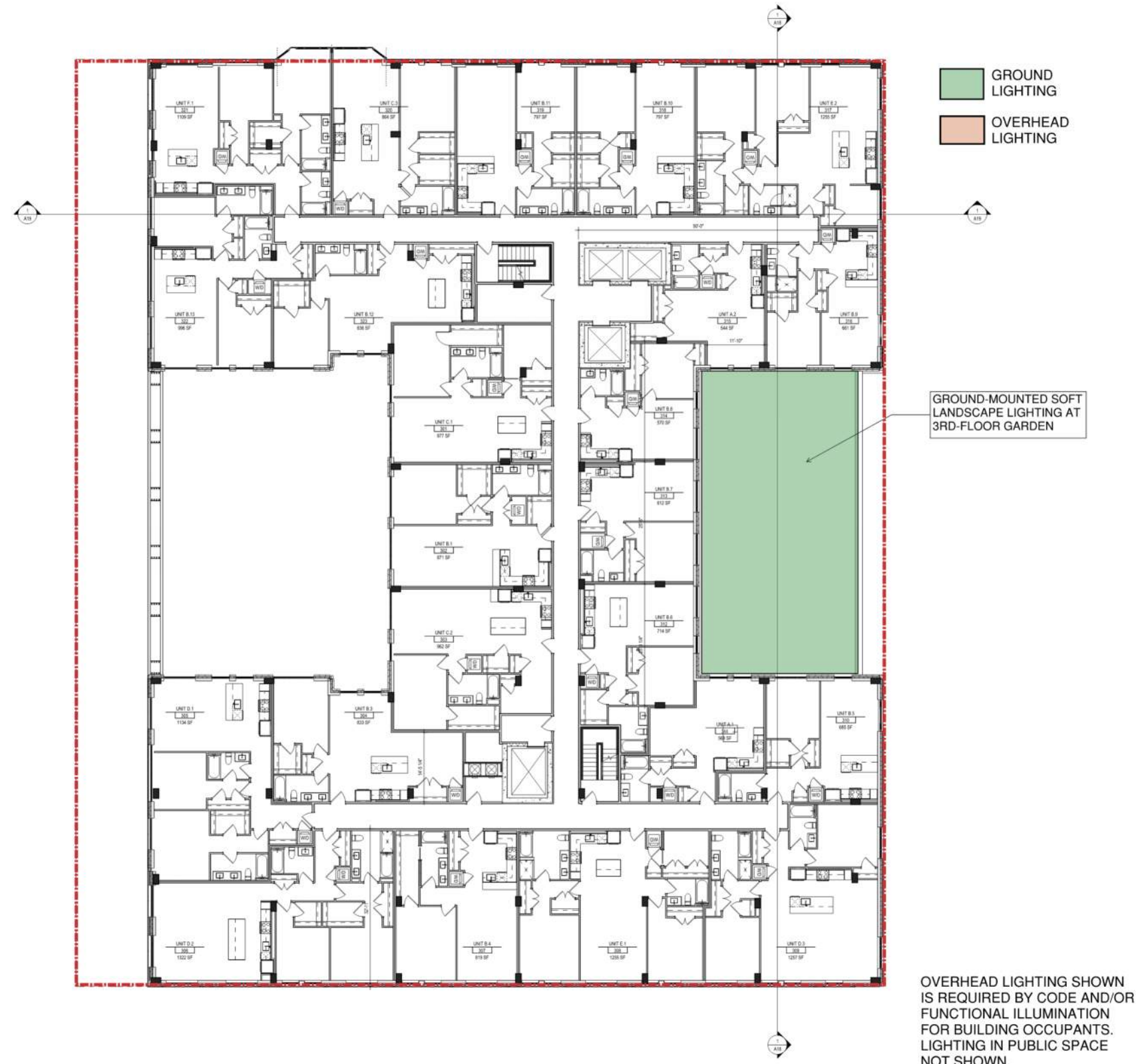
OCTOBER 28, 2022



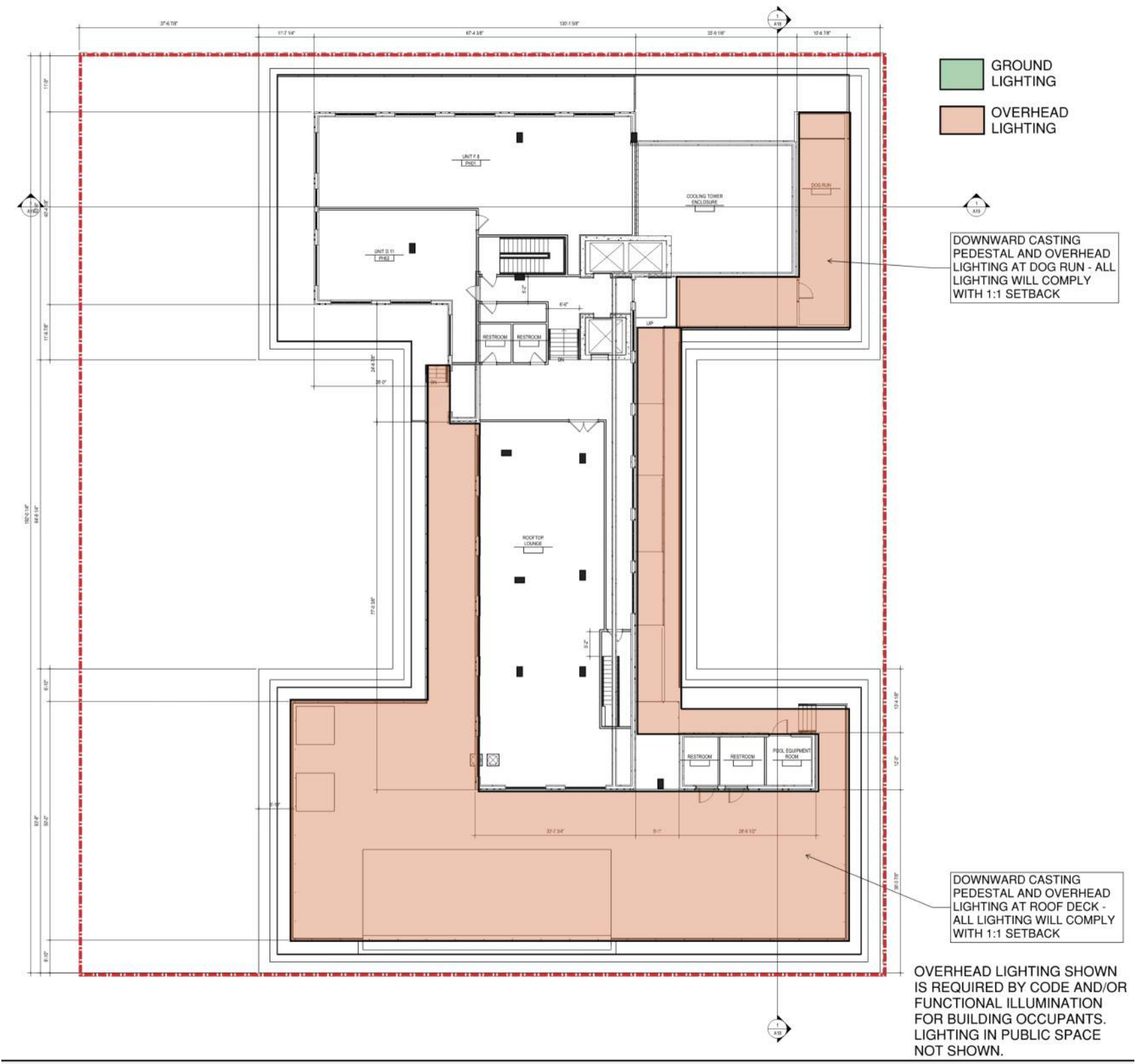
OCTOBER 28, 2022



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OCTOBER 28, 2022



OCTOBER 28, 2022

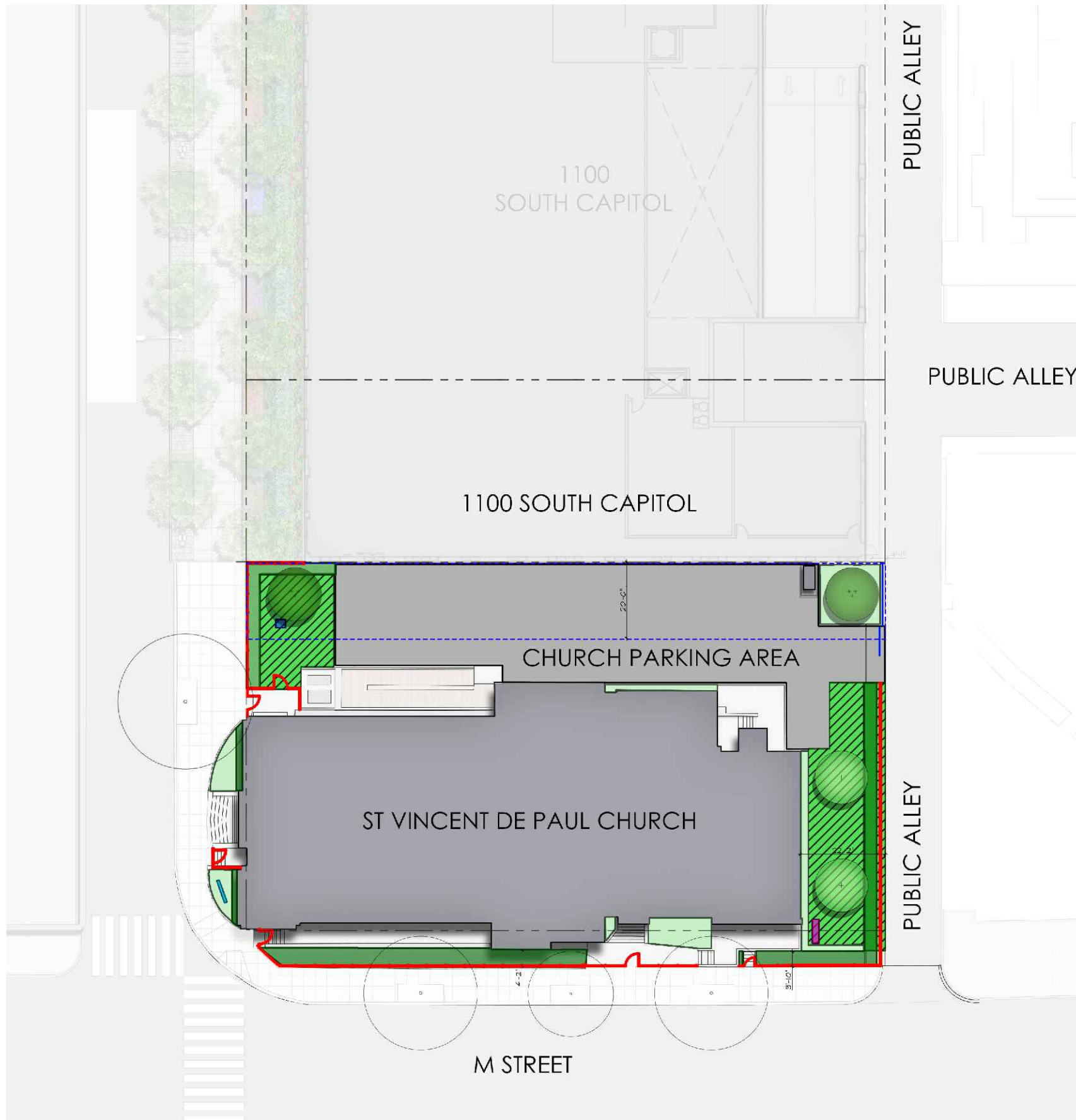
PROPOSED CHURCH IMPROVEMENTS

OCTOBER 28, 2022



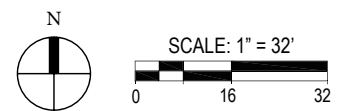
NOTE:
 Proposed church plans subject to final review and approval by the church for improvements on private property and by DDOT for improvements in public space

OCTOBER 28, 2022

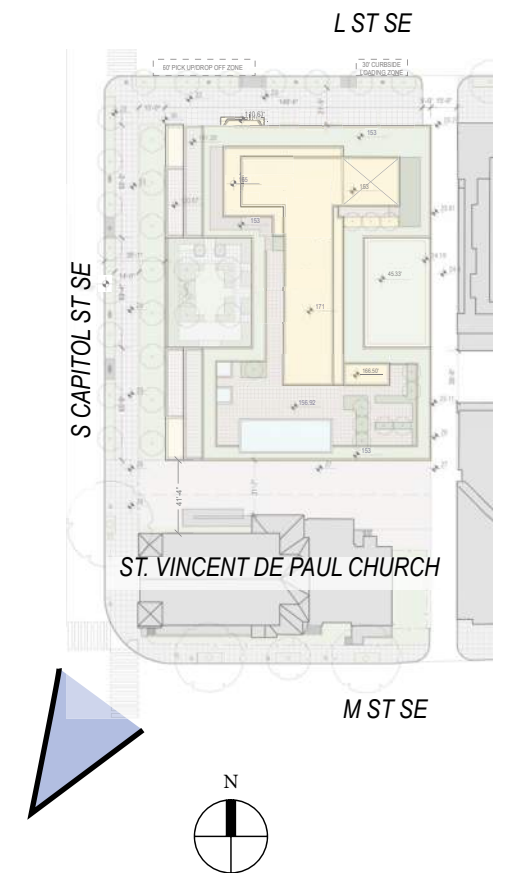


- LEGEND
-  NEW FENCE (6' HT) + GATES
 -  NEW LANDSCAPING
 -  NEW LAWN
 -  NEW PLANTINGS
 -  NEW DOGWOOD TREES
 -  NEW TREES (TBD)
 -  NEW ASPHALT
 -  EXISTING PARKING GATE TO REMAIN
 -  RELOCATED STATUE
 -  EXISTING SIGNAGE TO REMAIN
 -  RELOCATED EXISTING SIGNAGE
 -  2YD DUMPSTER + ENCLOSURE
 -  20' WIDE LIGHT + AIR EASEMENT LII

NOTE:
 Proposed church plans subject to final review and approval by the church for improvements on private property and by DDOT for improvements in public space



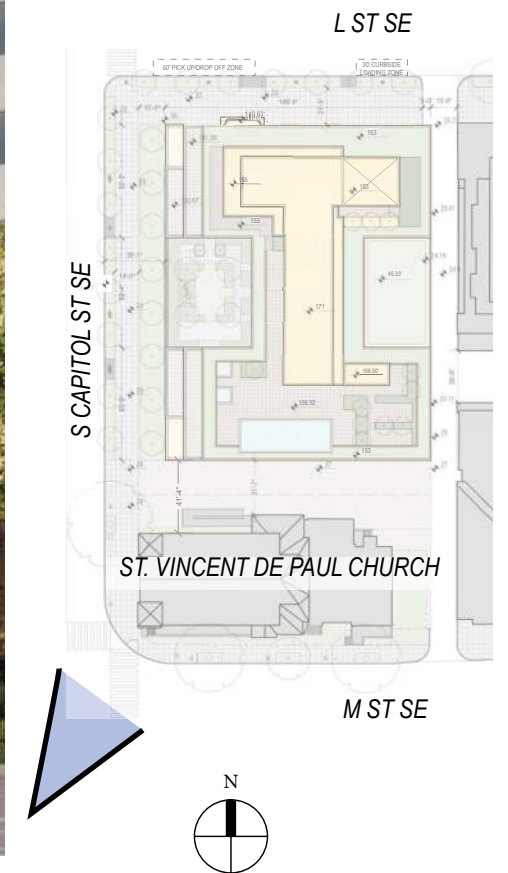
OCTOBER 28, 2022



OCTOBER 28, 2022

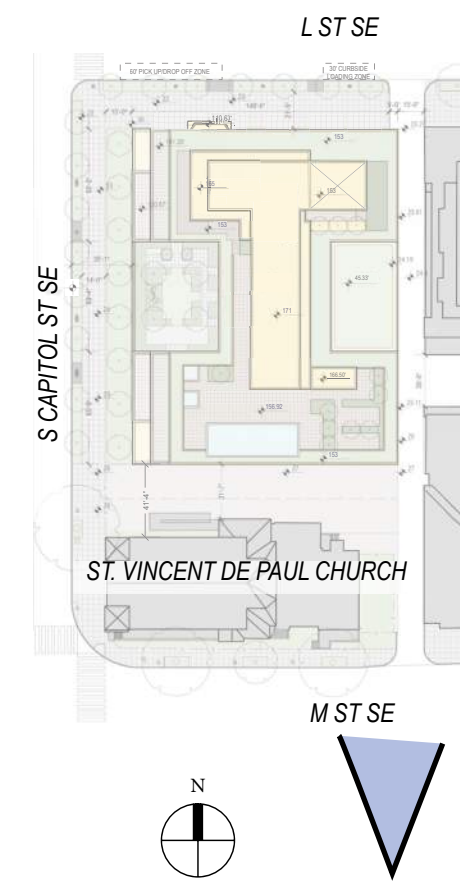
CHURCH IMPROVEMENTS - CORNER NORTHEAST VIEW - EXISTING

NOTE:
Proposed church plans subject to final review and approval by the church for improvements on private property and by DDOT for improvements in public space



OCTOBER 28, 2022

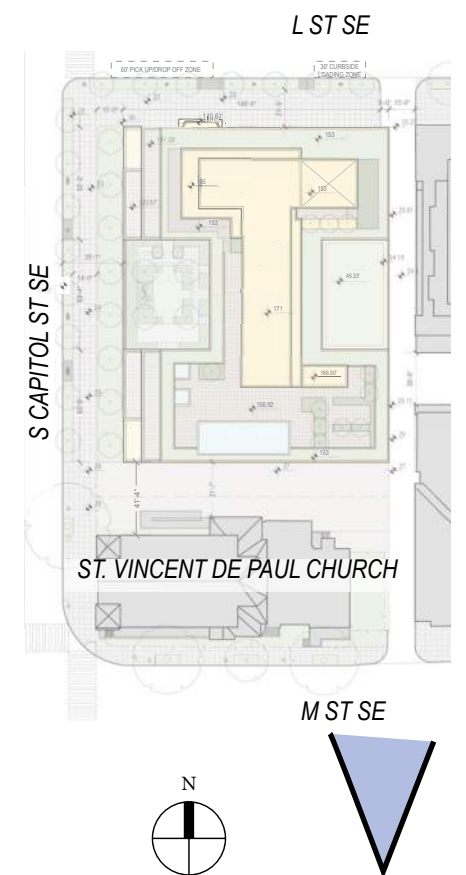
CHURCH IMPROVEMENTS - CORNER NORTHEAST VIEW - PROPOSED



OCTOBER 28, 2022

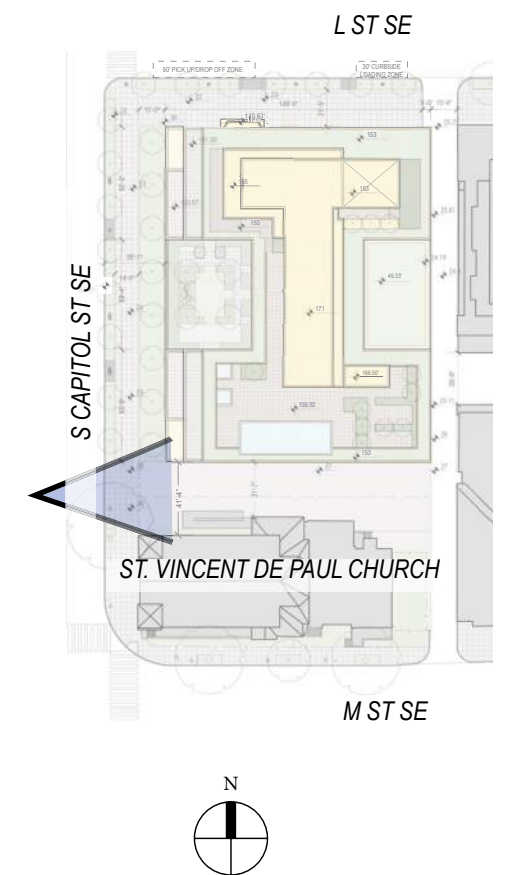
CHURCH IMPROVEMENTS - ALLEY VIEW LOOKING FROM M STREET - EXISTING

NOTE:
Proposed church plans subject to final review and approval by the church for improvements on private property and by DDOT for improvements in public space



OCTOBER 28, 2022

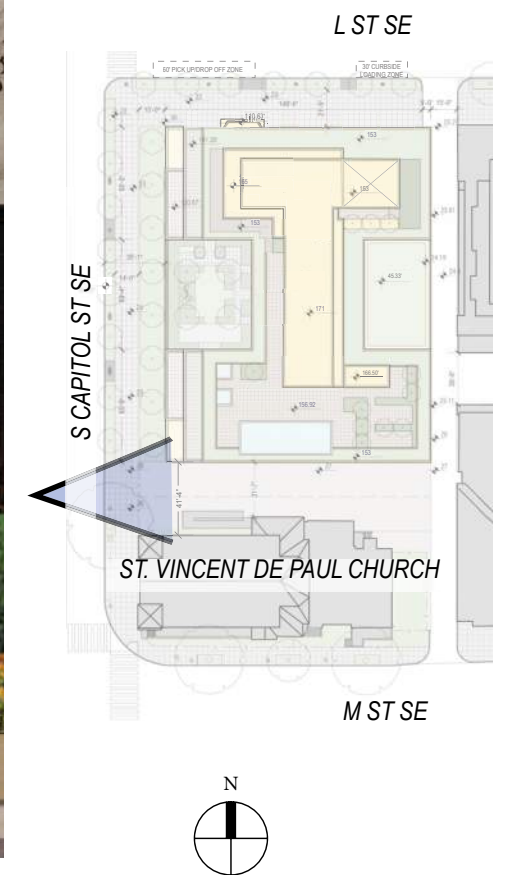
CHURCH IMPROVEMENTS - ALLEY VIEW LOOKING FROM M STREET - PROPOSED



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CHURCH IMPROVEMENTS - CHURCH PARKING ALONG SOUTH CAPITOL - EXISTING

NOTE:
Proposed church plans subject to final review and approval by the church for improvements on private property and by DDOT for improvements in public space



OCTOBER 28, 2022

CHURCH IMPROVEMENTS - CHURCH PARKING ALONG SOUTH CAPITOL - PROPOSED