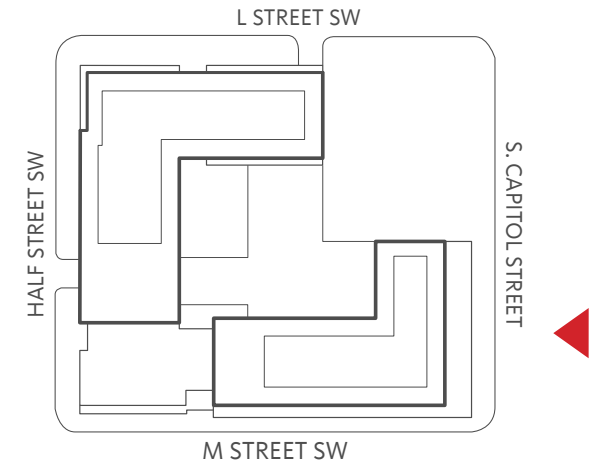


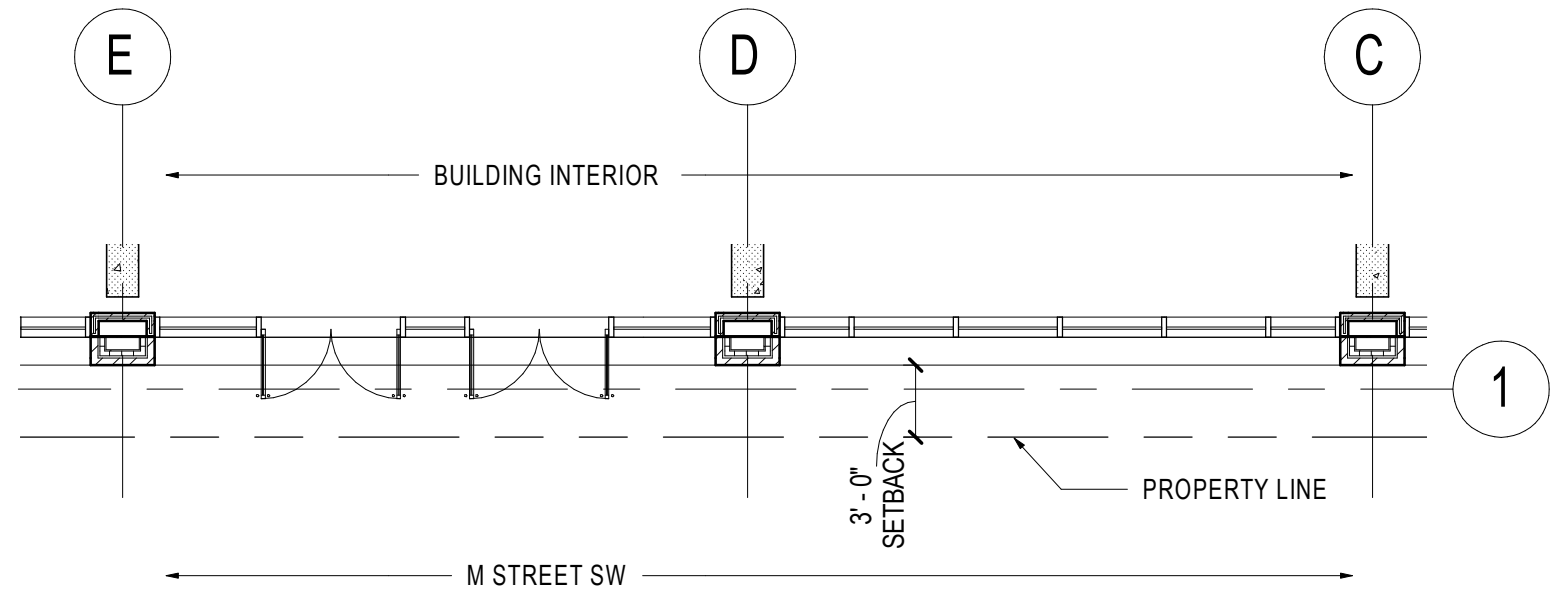
Proposed Design Streetwall Calculations

Scale: 1" = 25'-0"

TOTAL AVAILABLE FRONTAGE TO 110': 15,917 SF
SETBACK FROM PL: 2,665 SF

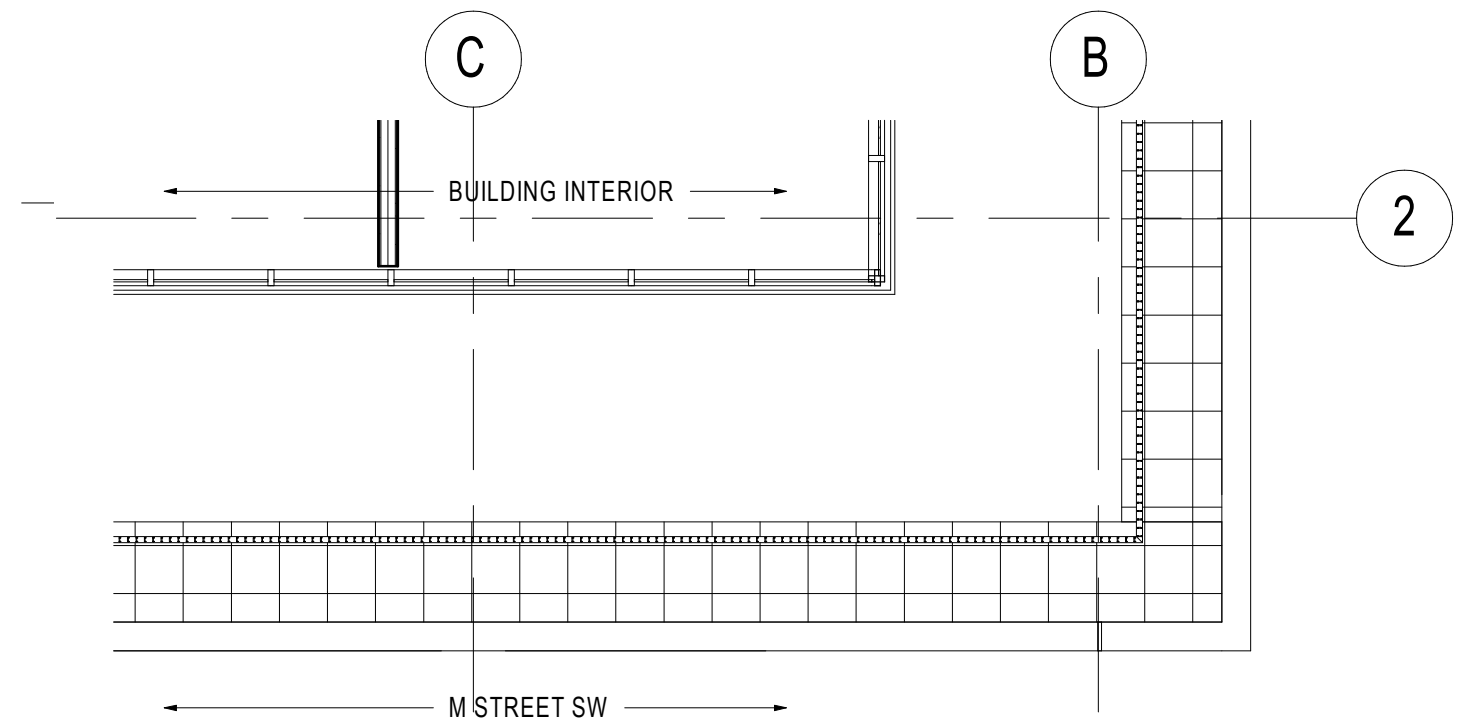
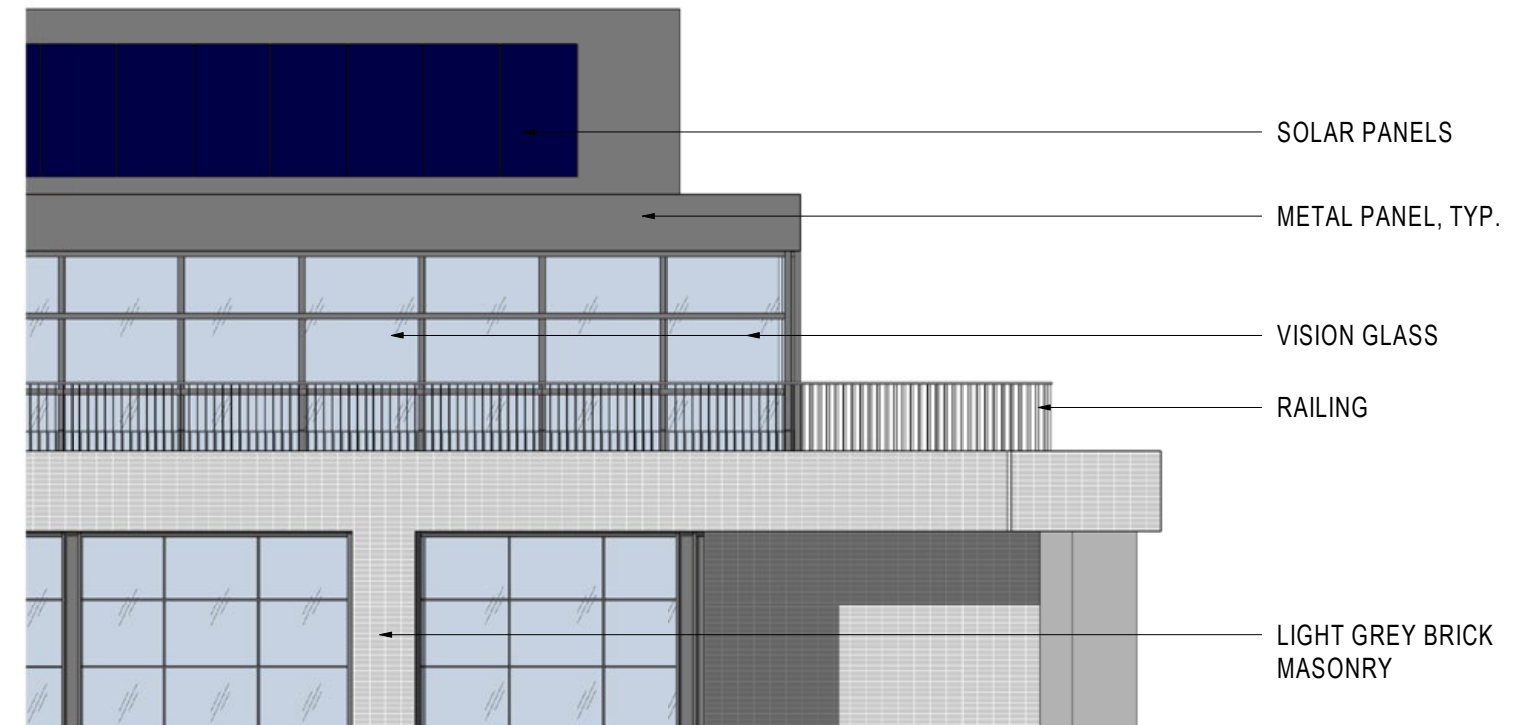
TOTAL PERCENT ON PL = 83%





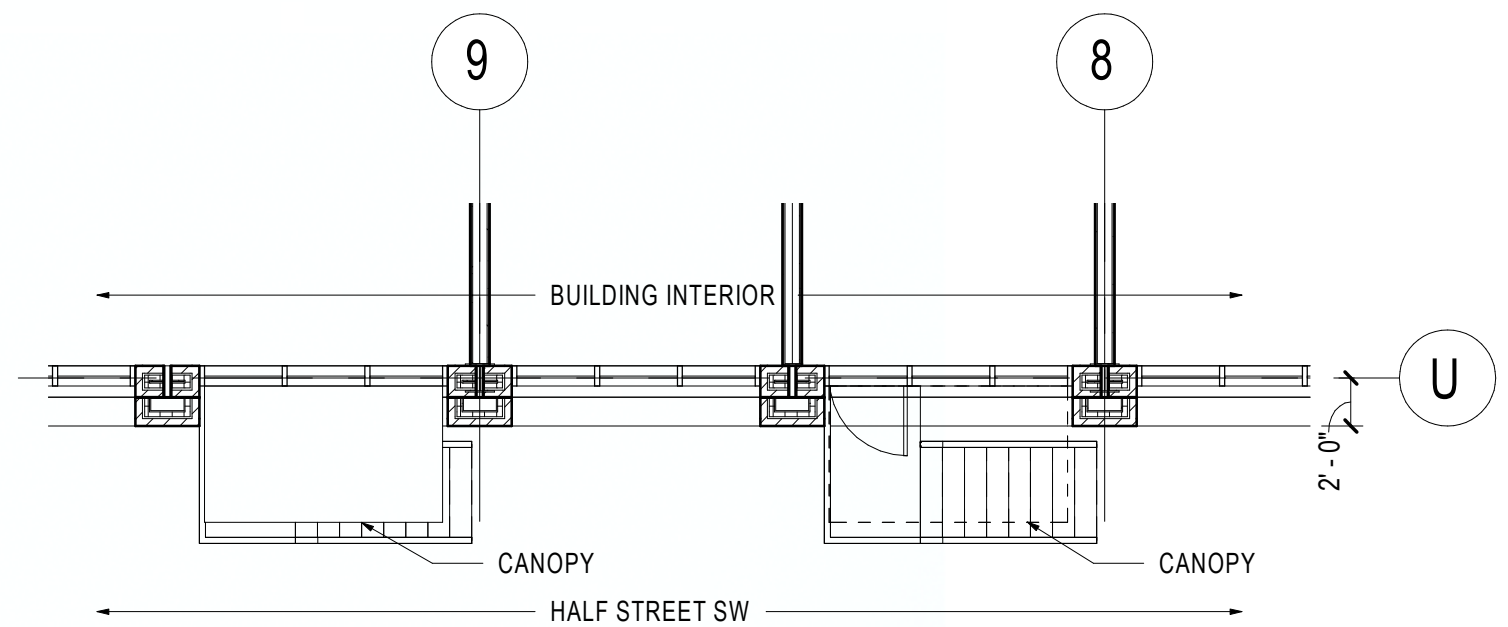
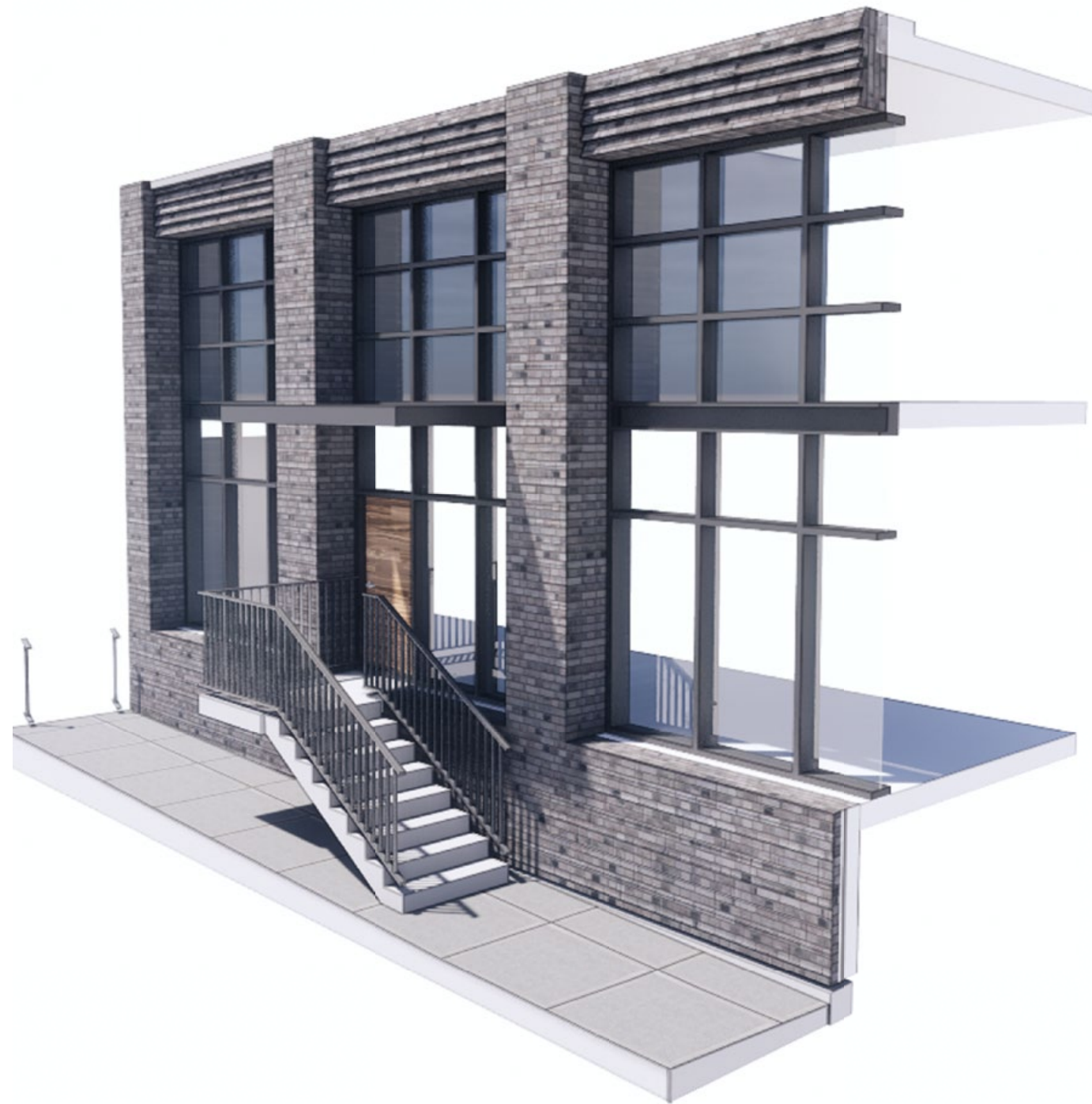
Proposed Design Facade Detail B (Penthouse)

Scale: 1/8" = 1'-0"



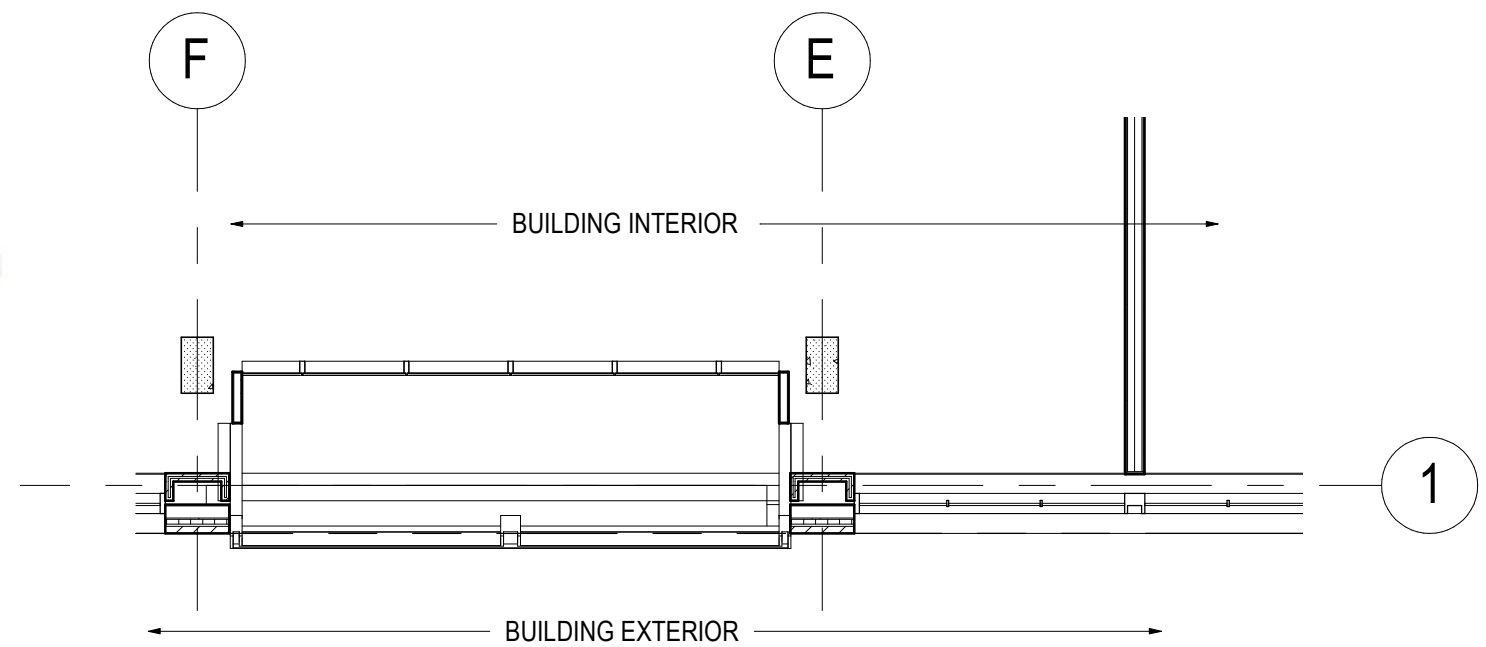
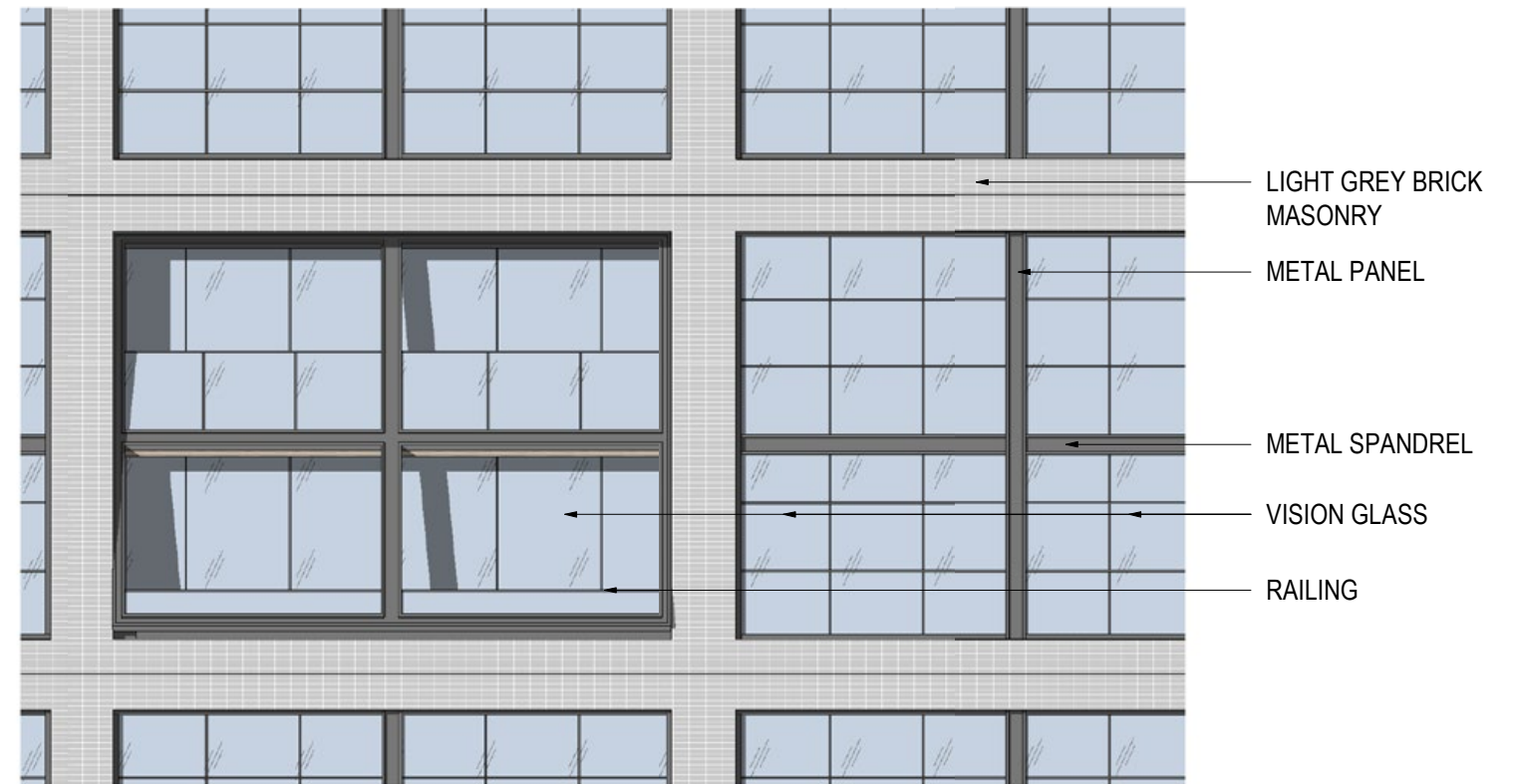
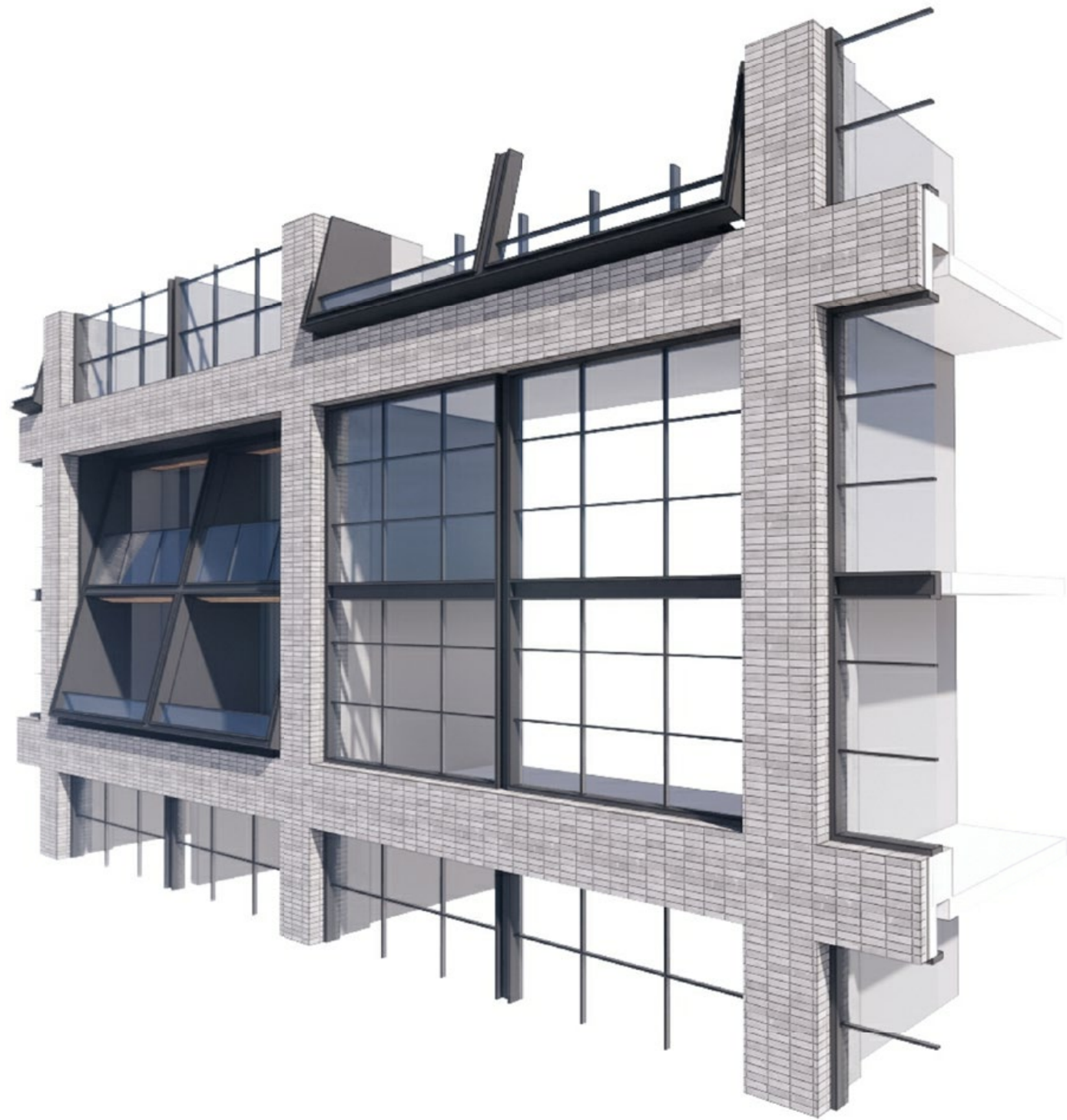
Proposed Design Facade Detail C (Maisonettes)

Scale: 1/8" = 1'-0"



Proposed Design Facade Detail D (Typical Bay)

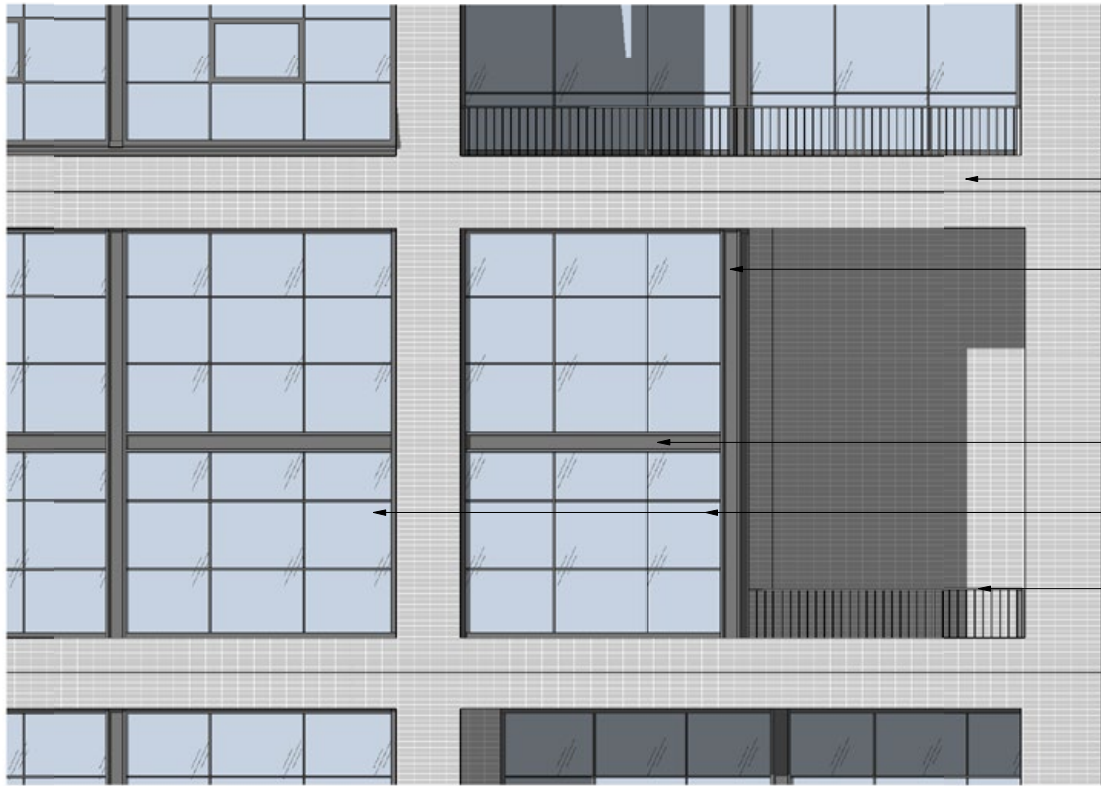
Scale: 1/8" = 1'-0"



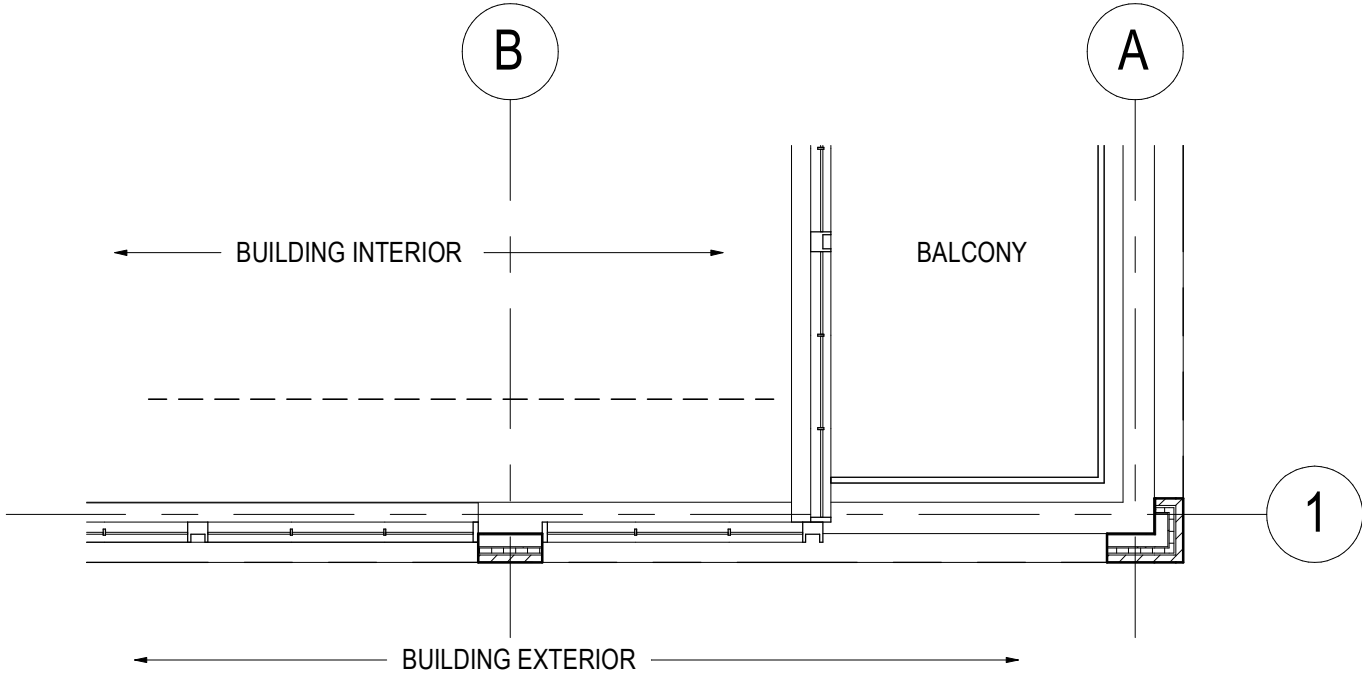
Proposed Design

Facade Detail E (Corner Terraces)

Scale: 1/8" = 1'-0"

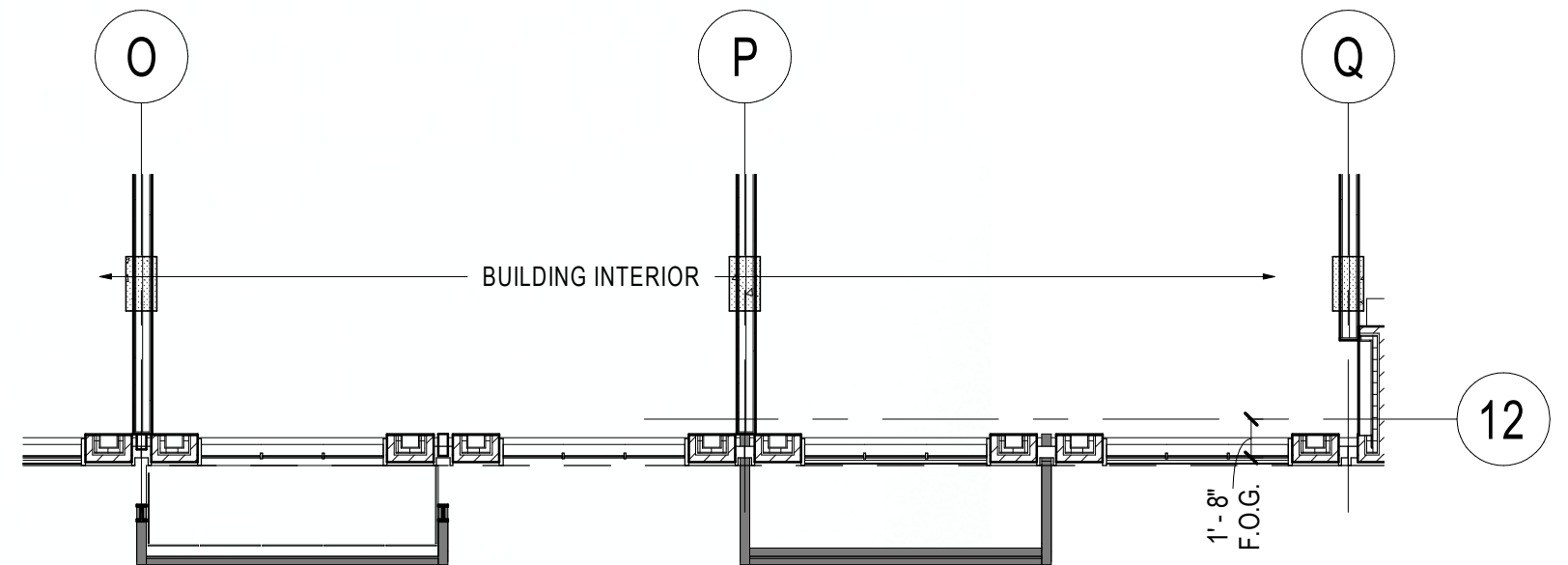
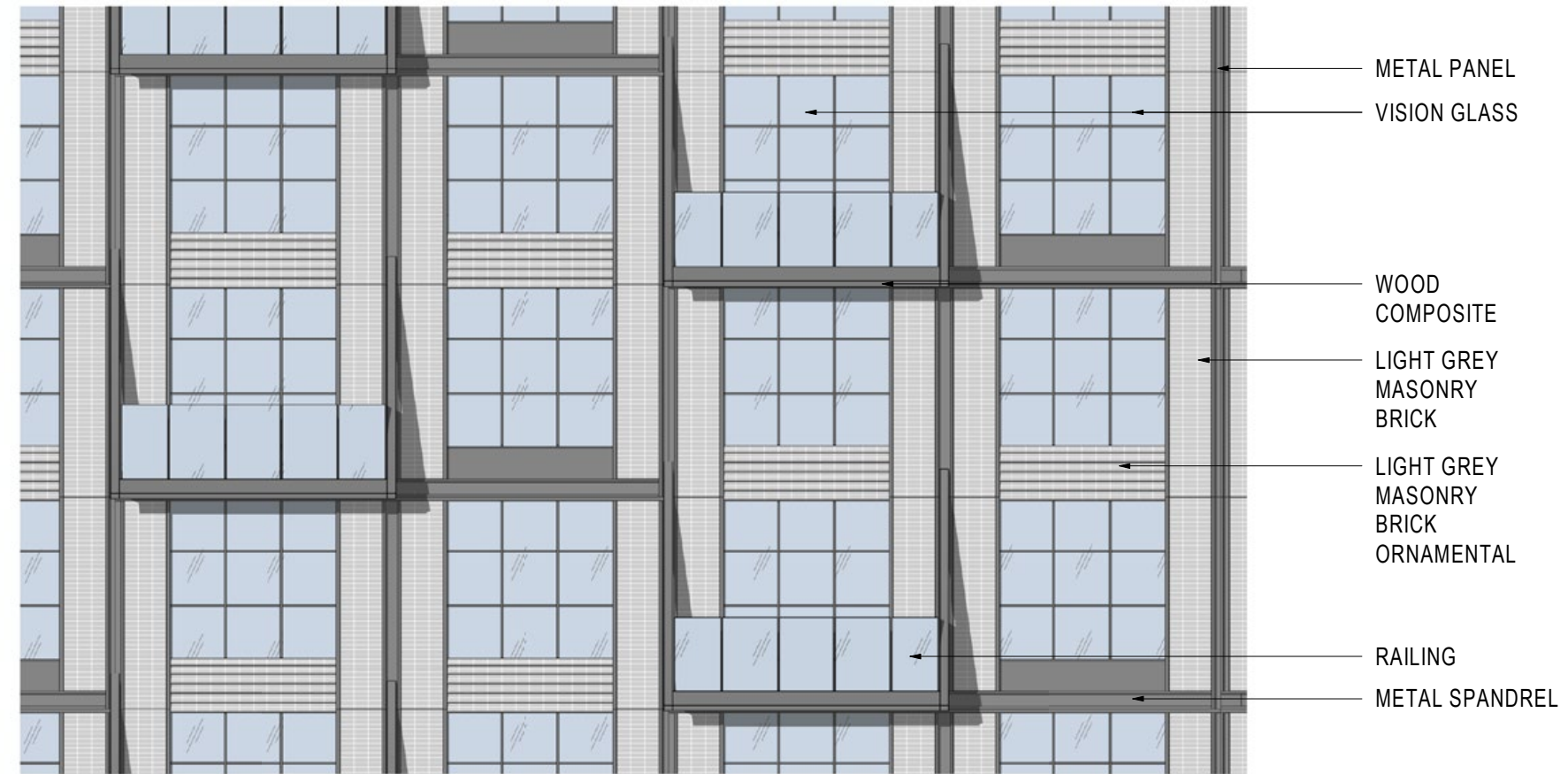
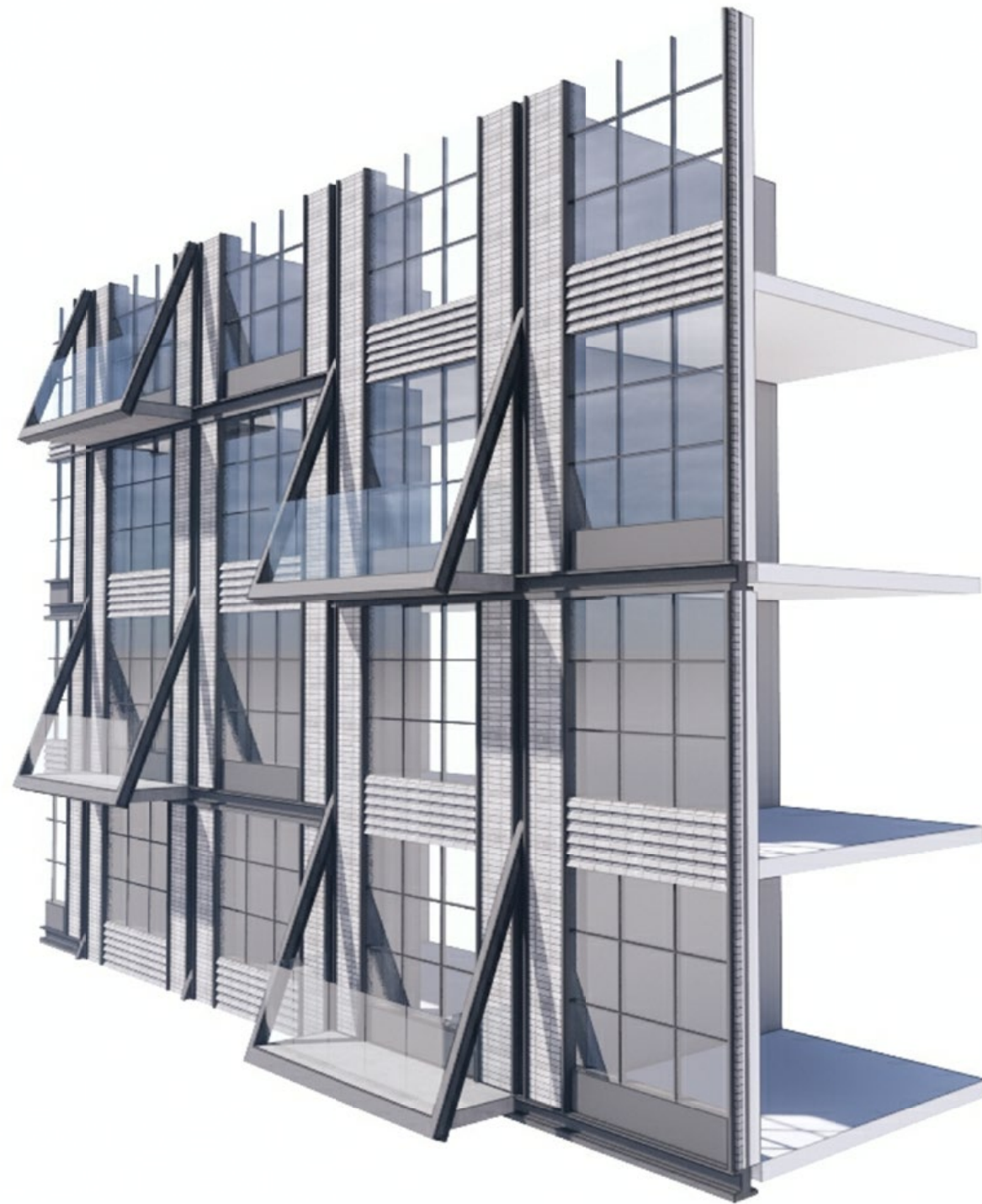


- ← LIGHT GREY BRI MASONRY
- ← METAL PANEL
- ← METAL SPANDRI
- ← VISION GLASS
- ← RAILING



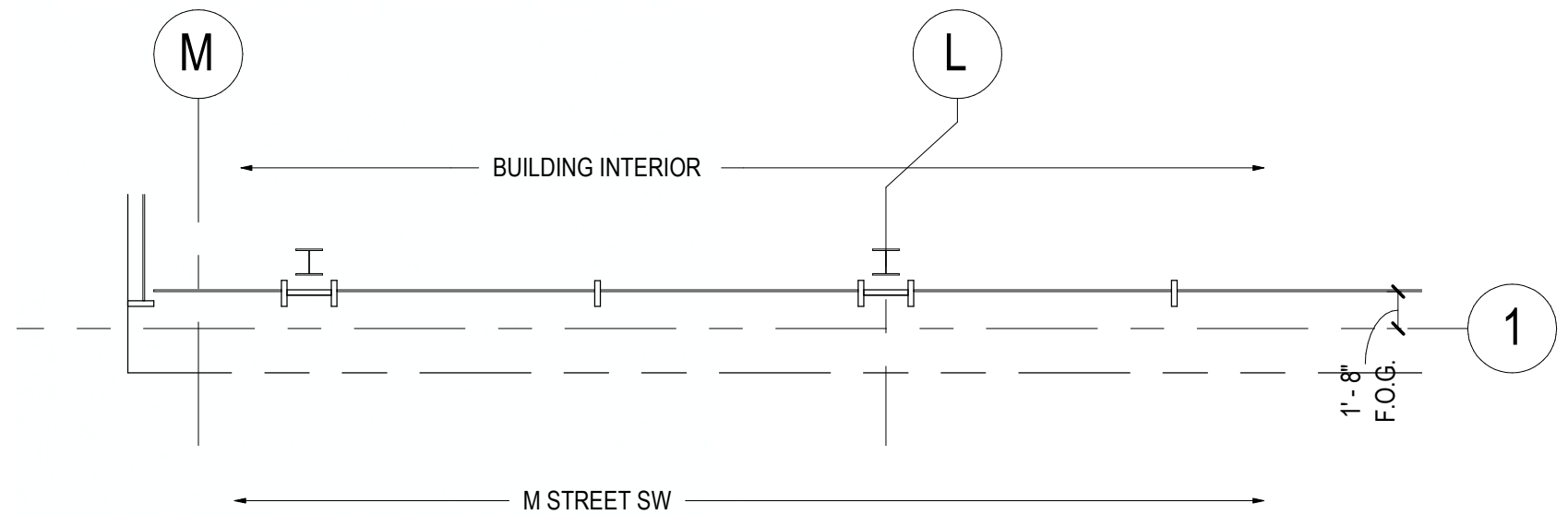
Proposed Design Facade Detail F (Typical Brick Bay)

Scale: 1/8" = 1'-0"



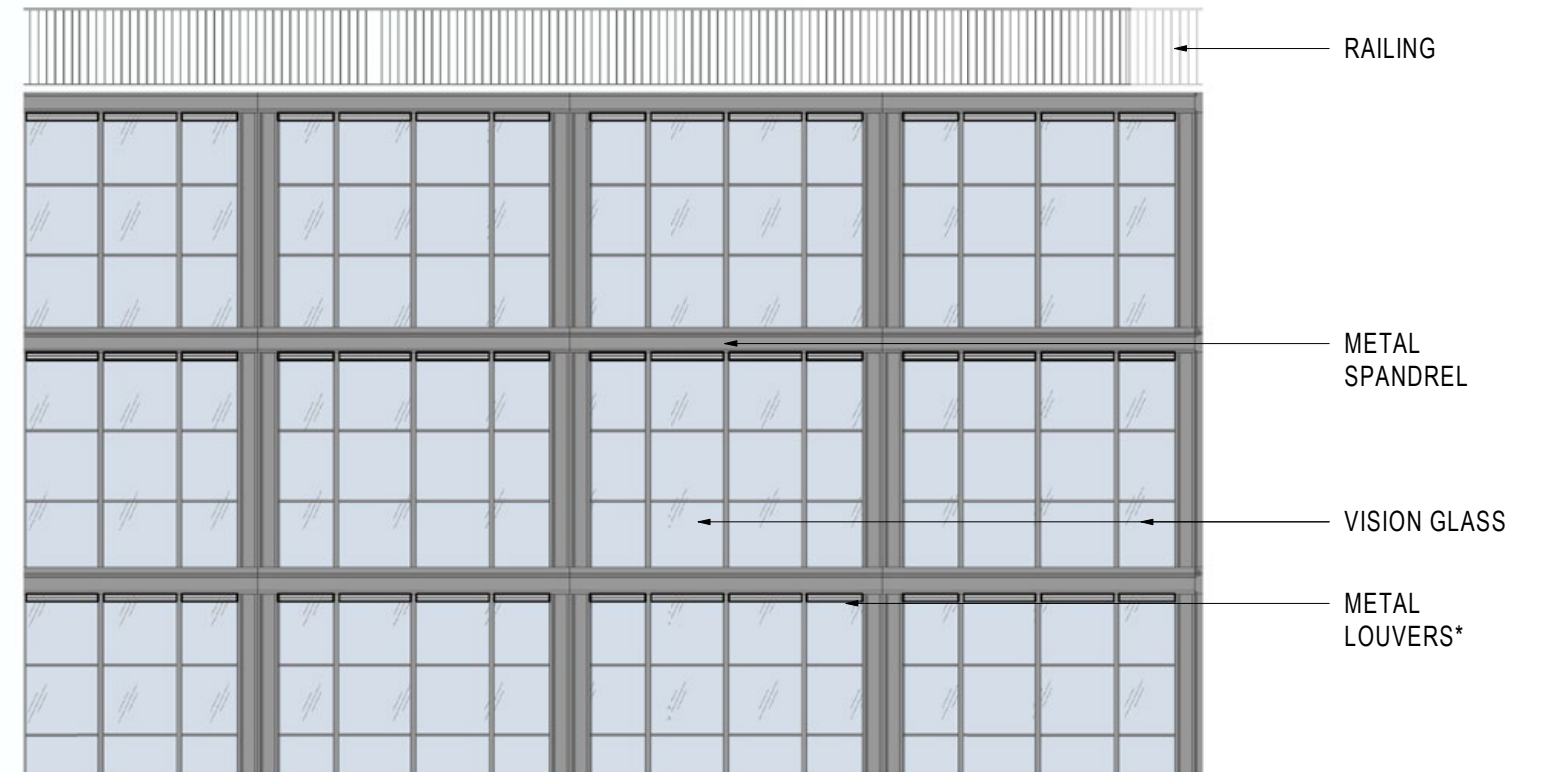
Proposed Design Facade Detail G (Base at Pavilion)

Scale: 1/8" = 1'-0"

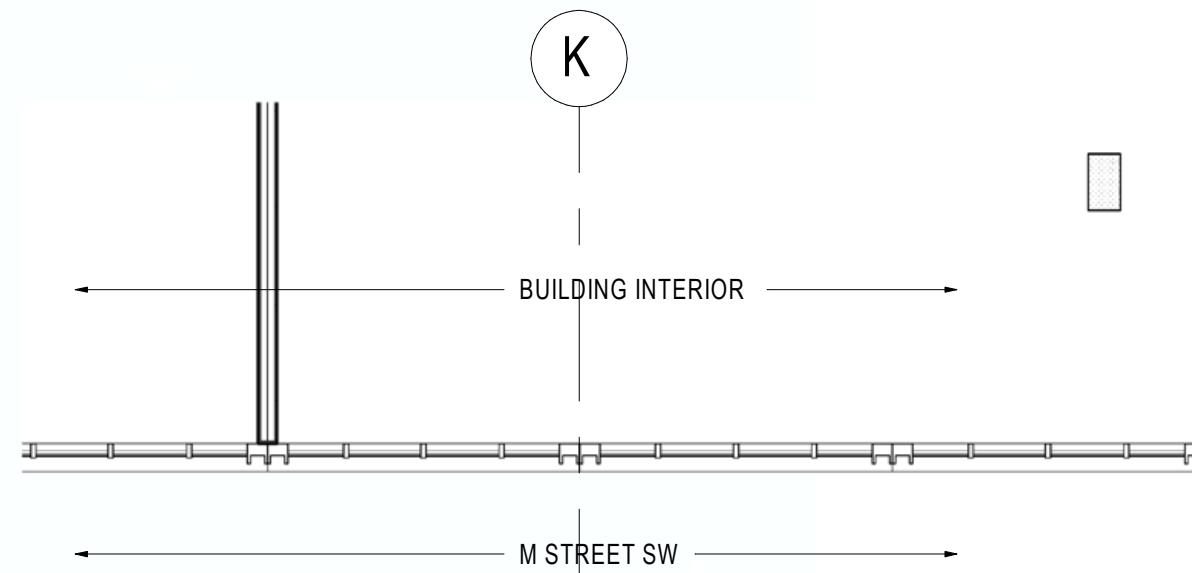


Proposed Design Facade Detail H (Typical Pavilion Bay)

Scale: 1/8" = 1'-0"

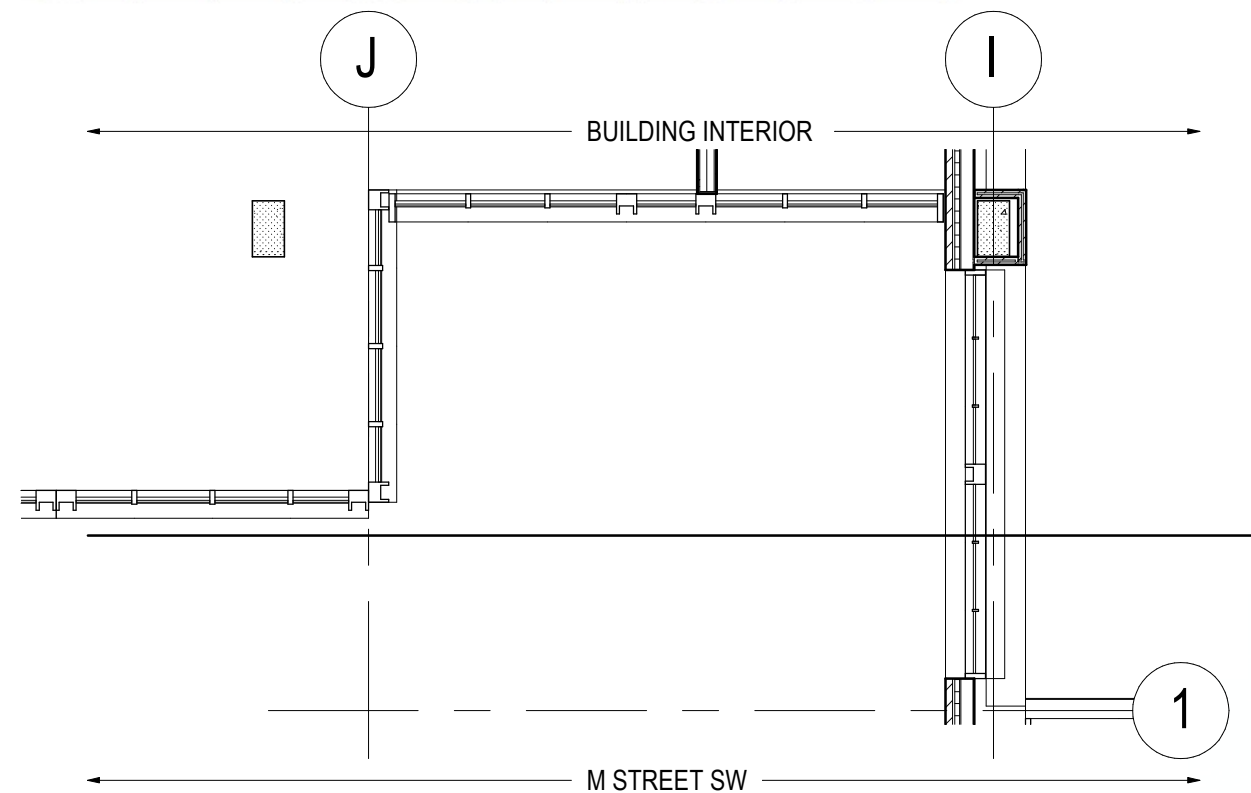
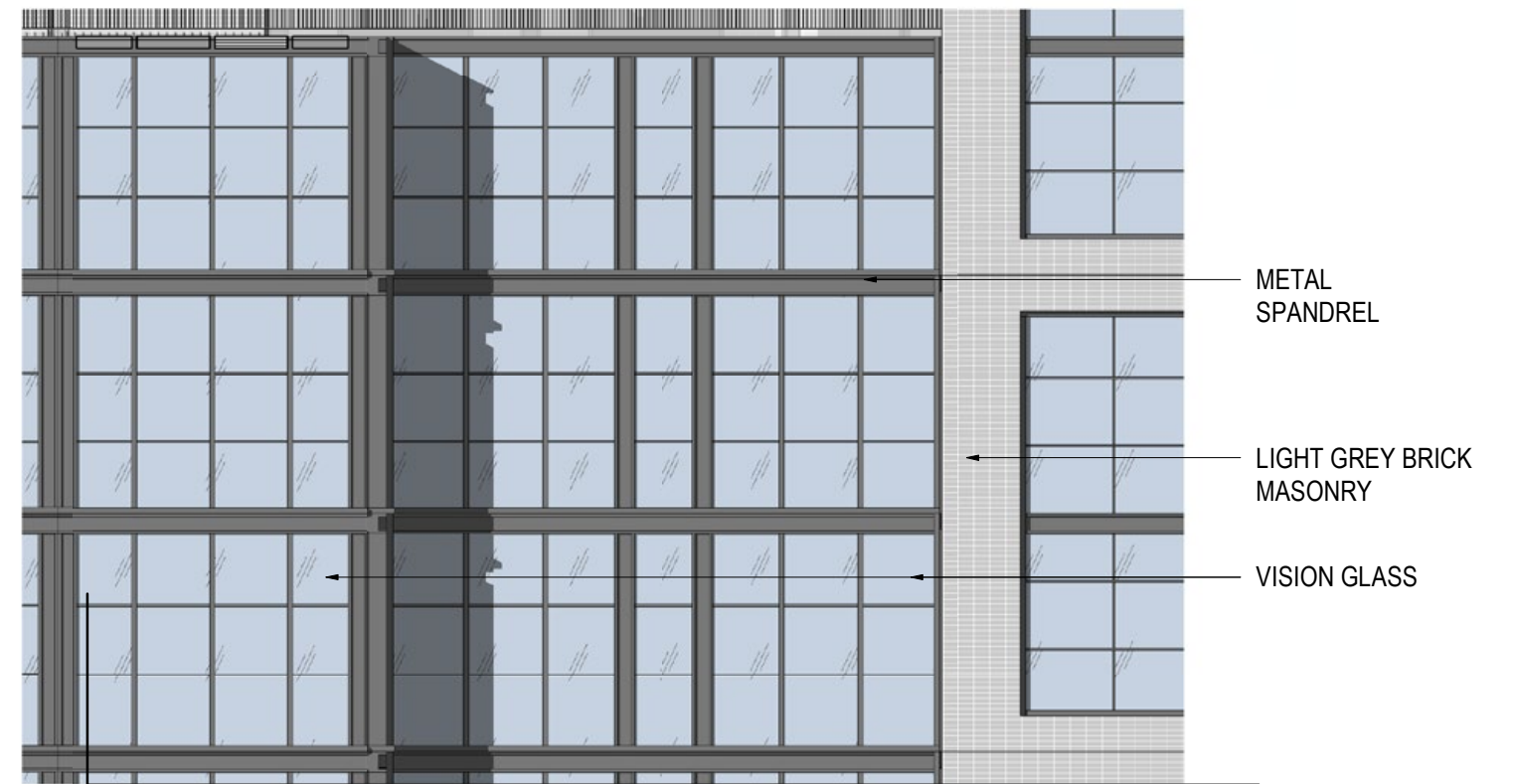
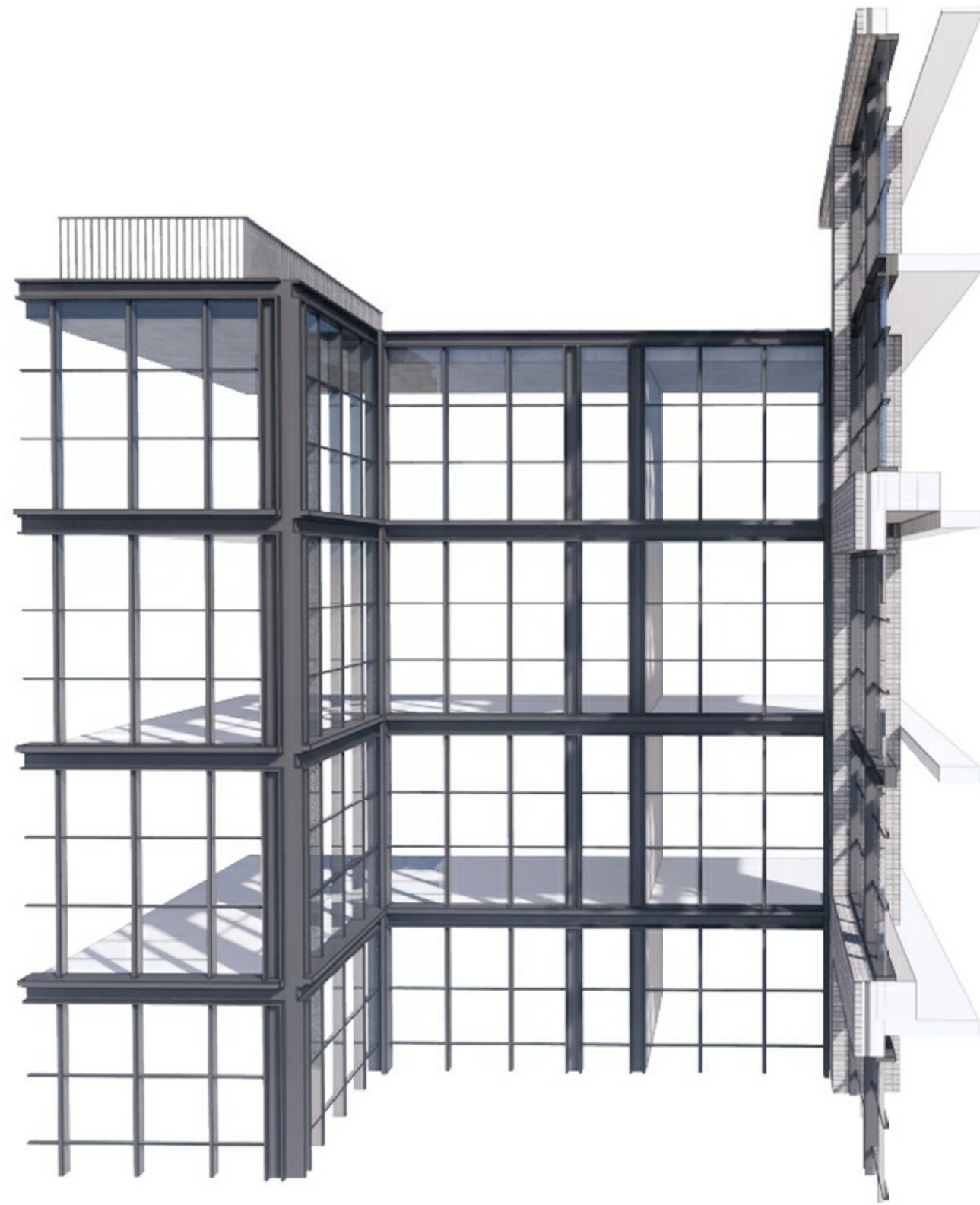


* 20-23% UNITS DRYER VENTS



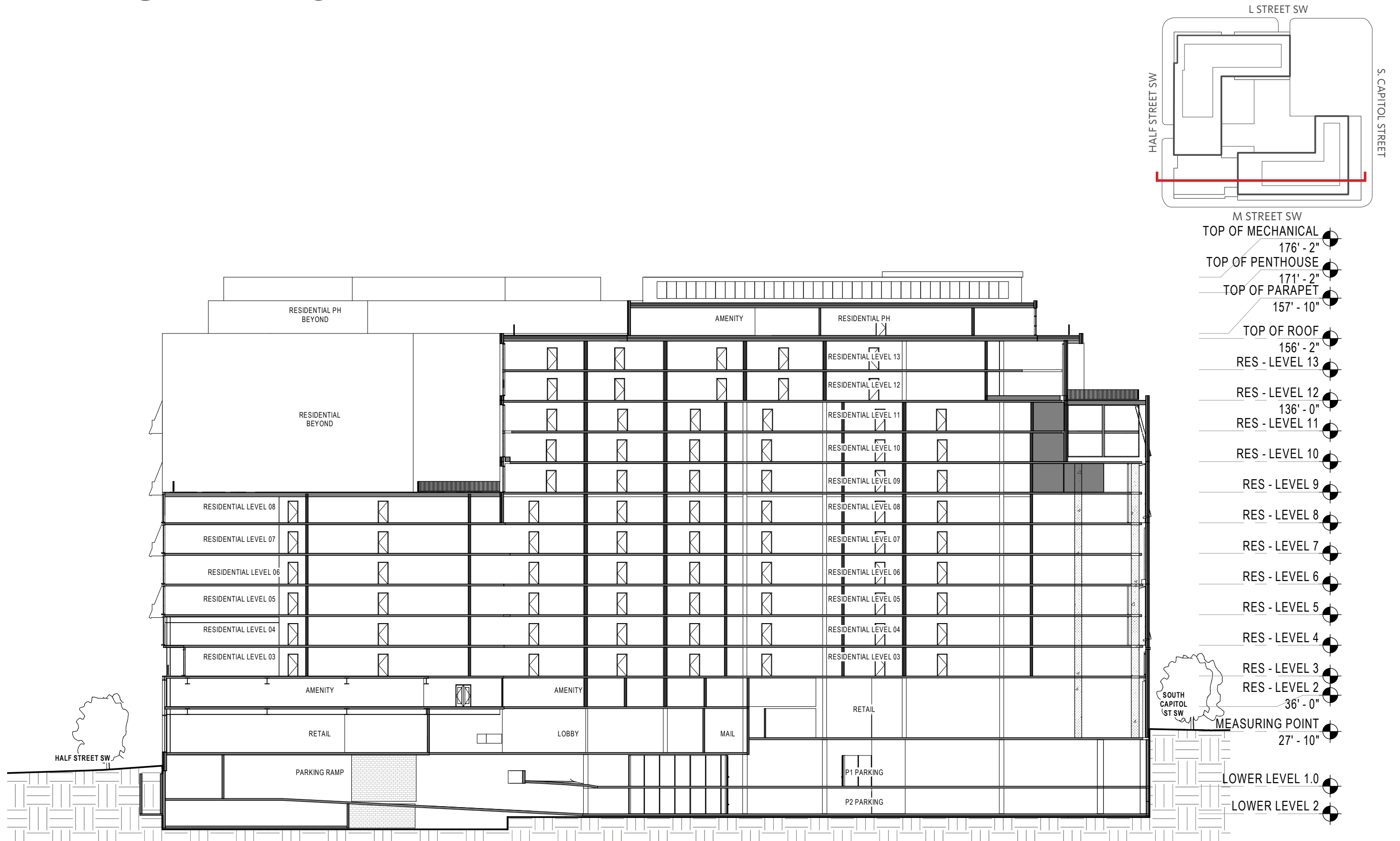
Proposed Design Facade Detail I (Shoulder at Pavilion)

Scale: 1/8" = 1'-0"



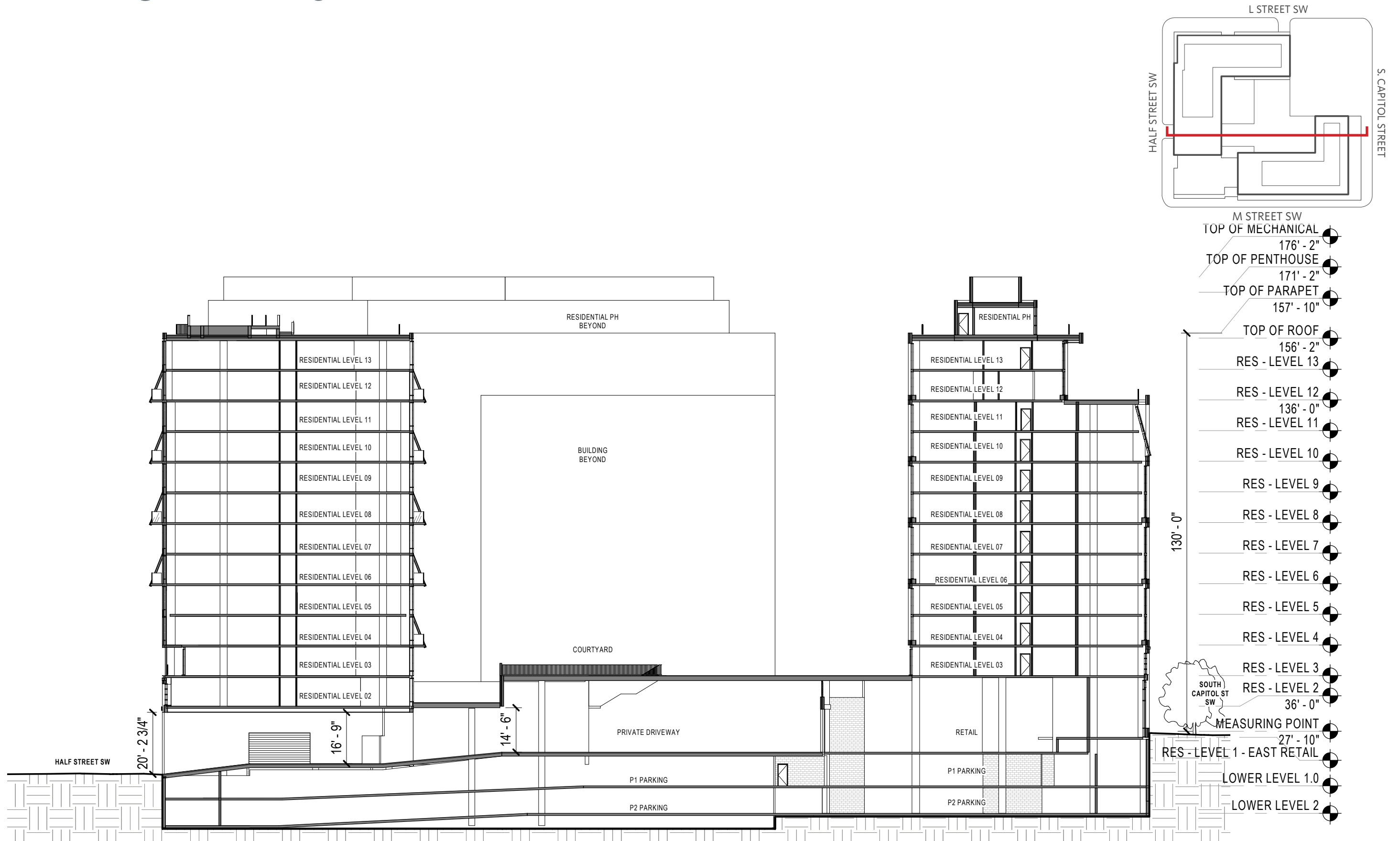
Proposed Design Building Section East-West

Scale: 1" = 30'



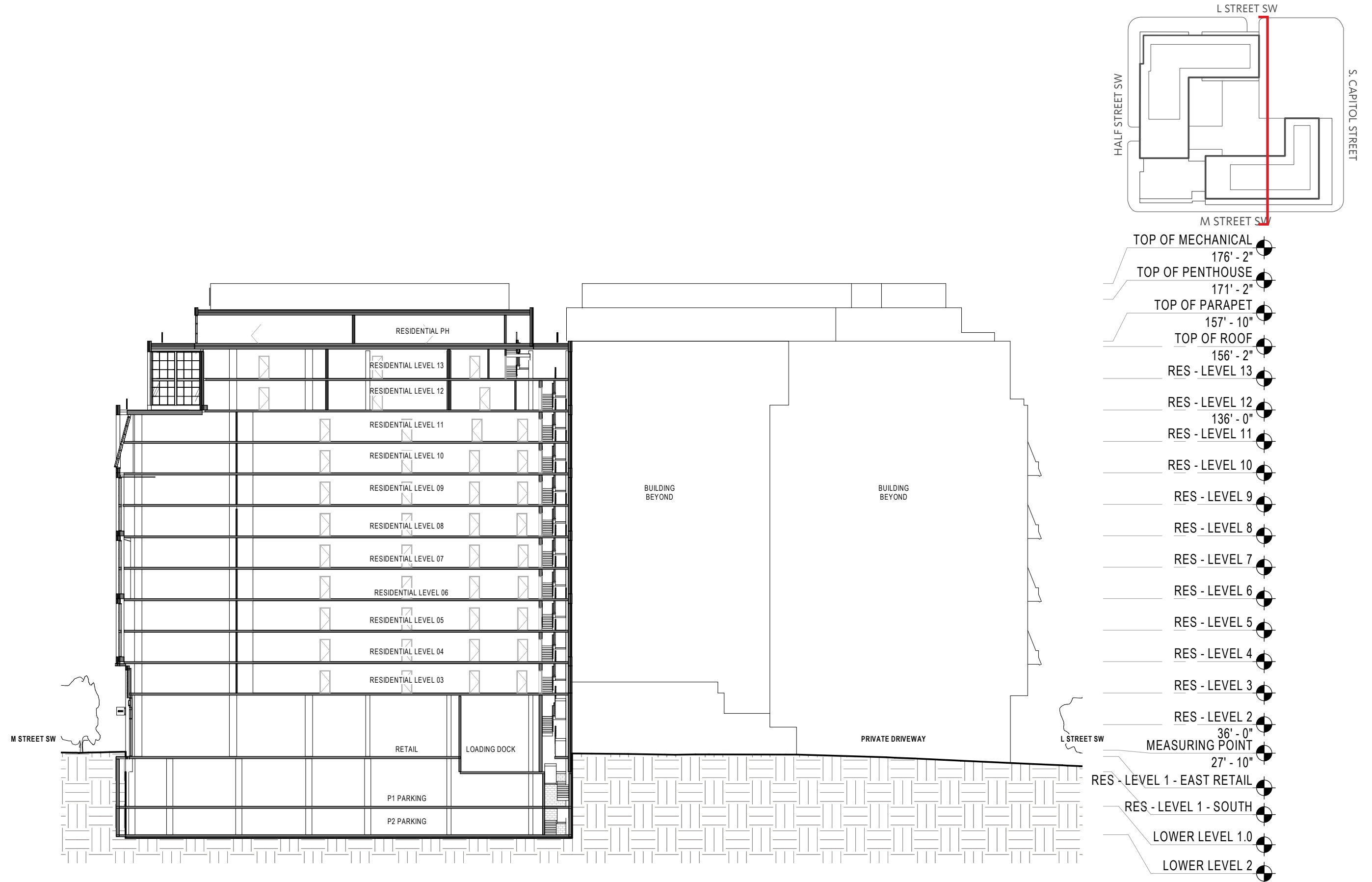
Proposed Design Building Section East-West

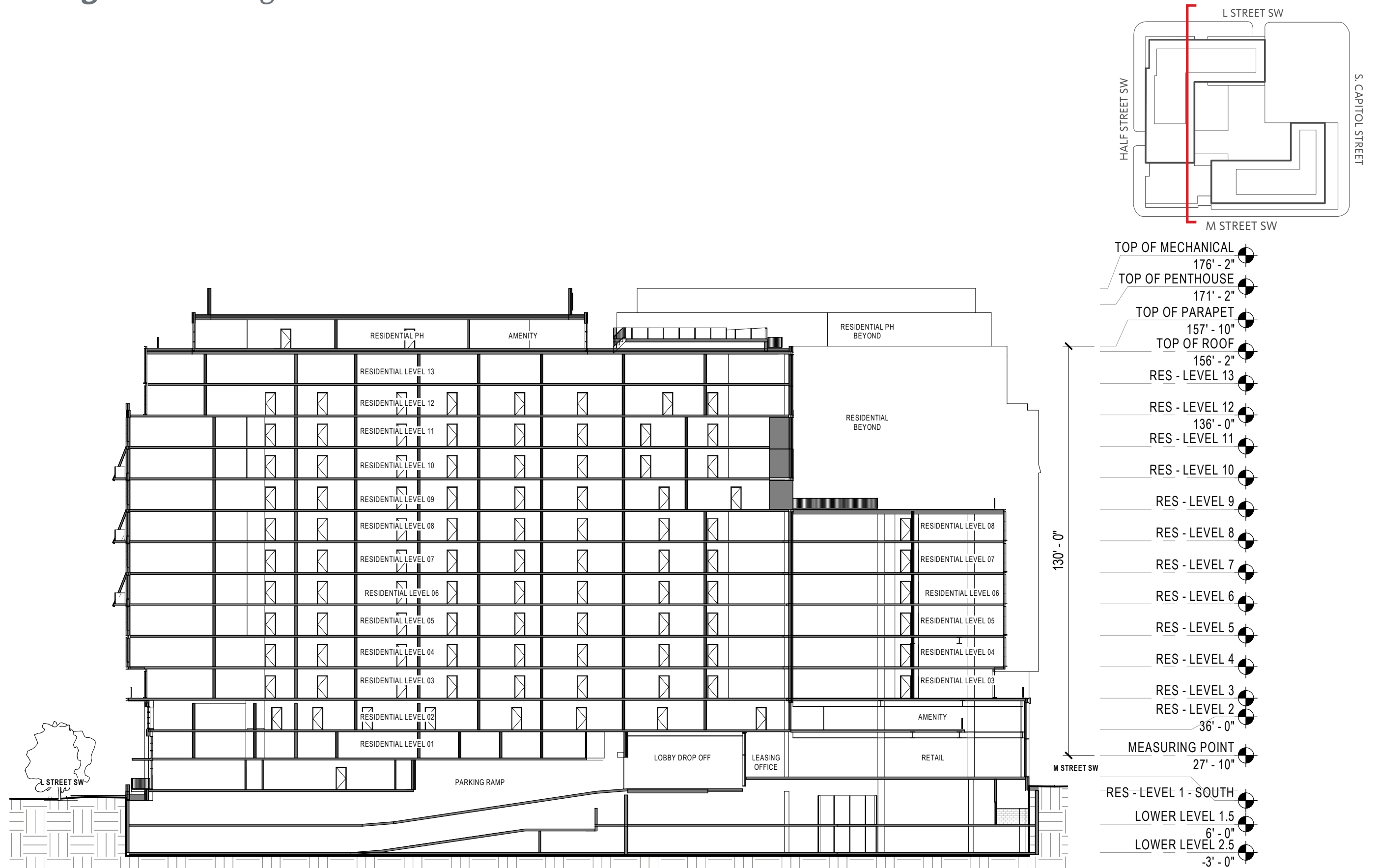
Scale: 1" = 30'



Proposed Design Building Section North-South

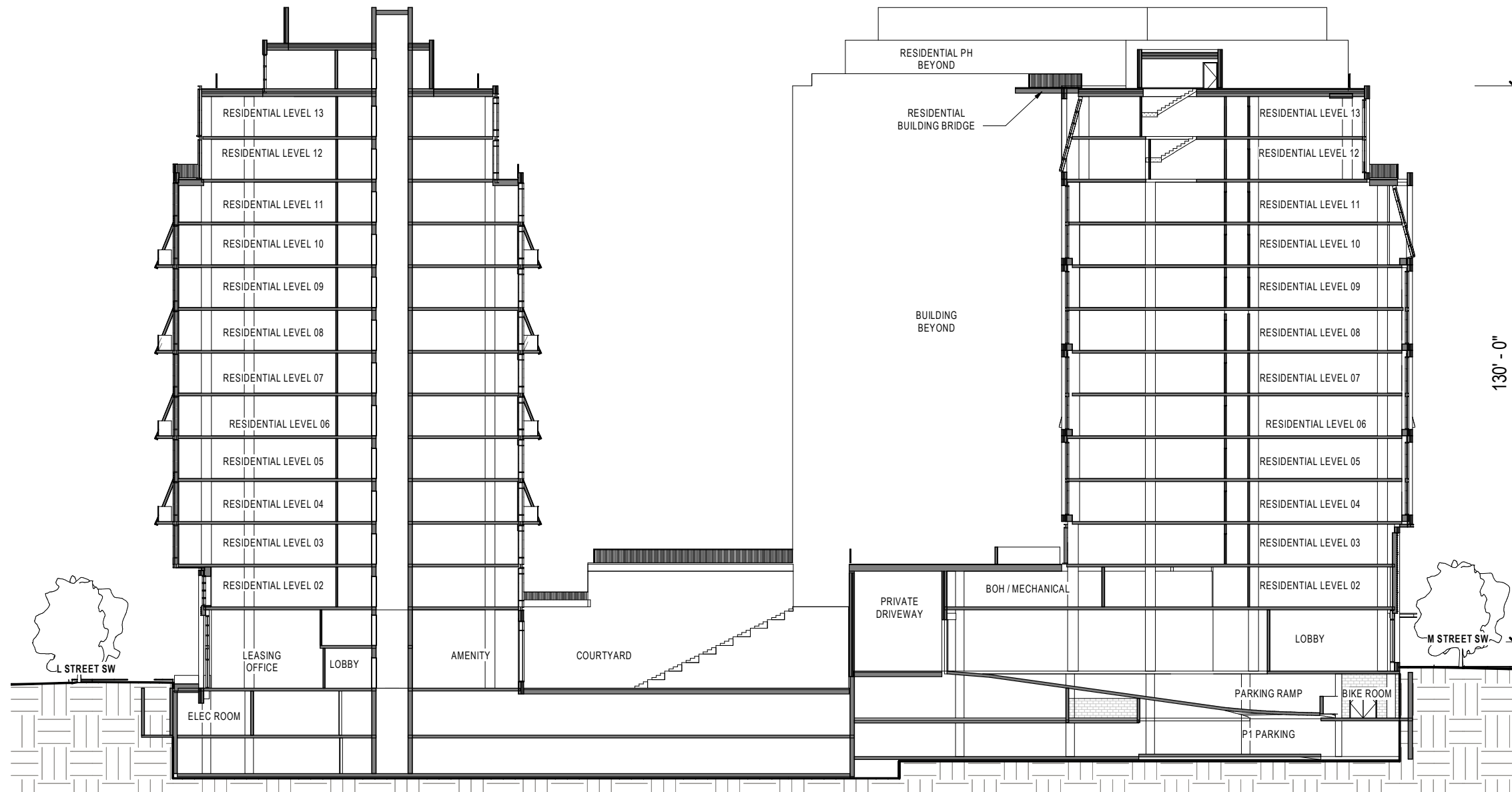
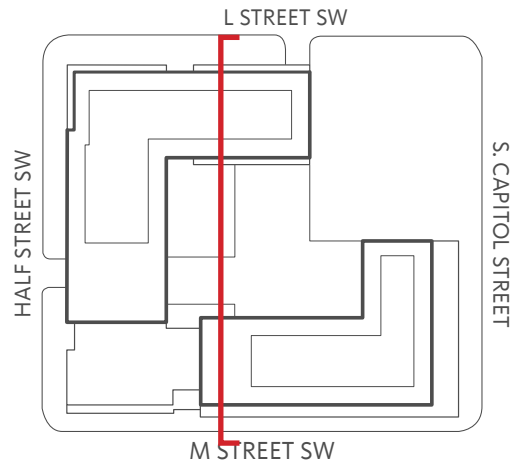
Scale: 1" = 30'





Proposed Design Building Section North-South

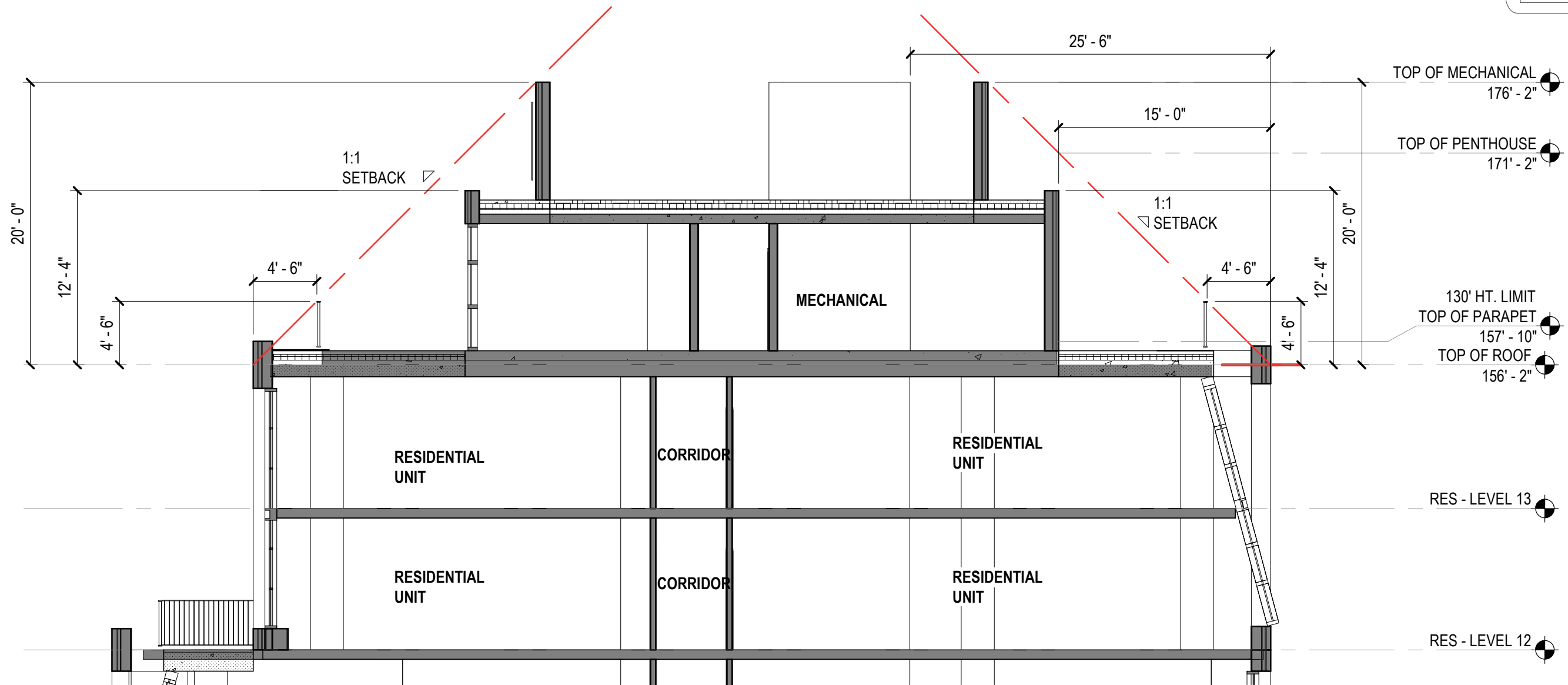
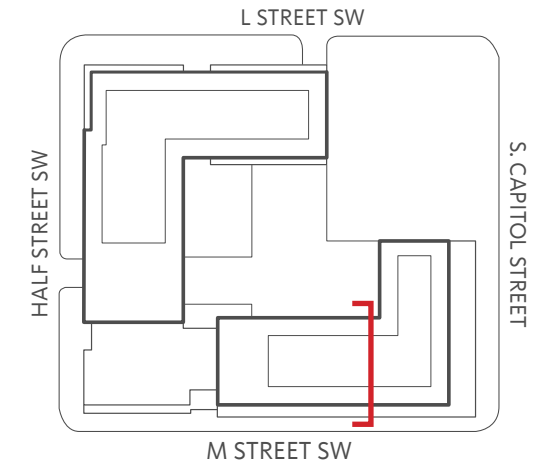
Scale: 1" = 30'



- TOP OF MECHANICAL 176' - 2"
- TOP OF PENTHOUSE 171' - 2"
- TOP OF PARAPET 157' - 10"
- TOP OF ROOF 156' - 2"
- RES - LEVEL 13
- RES - LEVEL 12
- RES - LEVEL 11 136' - 0"
- RES - LEVEL 10
- RES - LEVEL 9
- RES - LEVEL 8
- RES - LEVEL 7
- RES - LEVEL 6
- RES - LEVEL 5
- RES - LEVEL 4
- RES - LEVEL 3
- RES - LEVEL 2 36' - 0"
- MEASURING POINT 27' - 10"
- RES - LEVEL 1 - SOUTH
- LOWER LEVEL 1.0
- LOWER LEVEL 2

Proposed Design South Penthouse Section

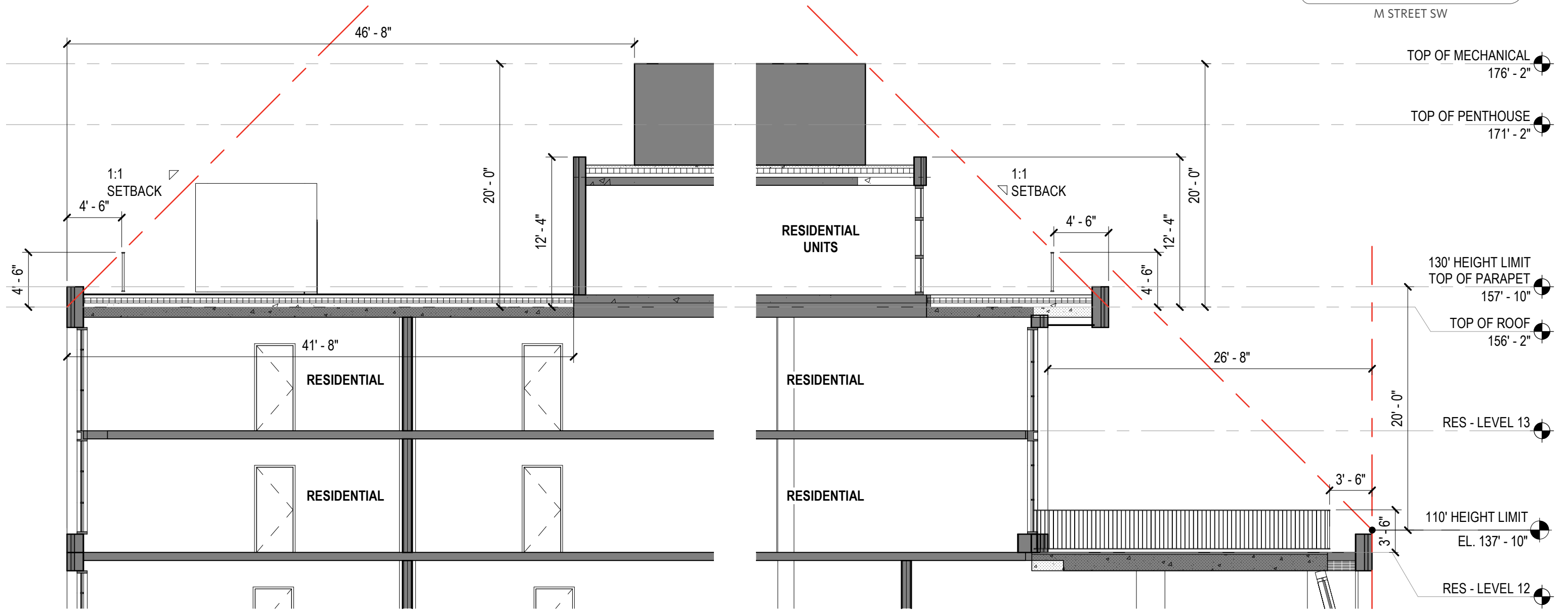
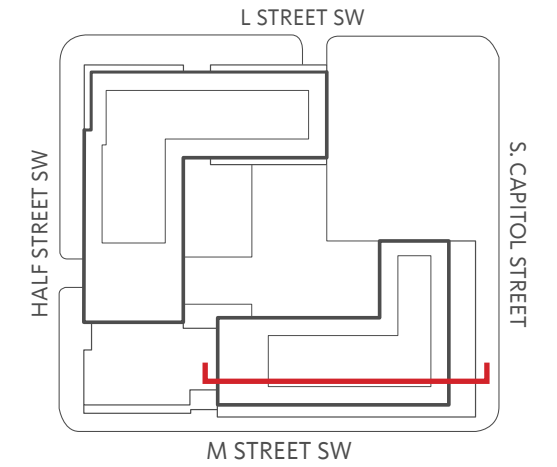
Scale: 1/8" = 1'-0"



Section AA

Proposed Design South Penthouse Section

Scale: 1/8" = 1'-0"

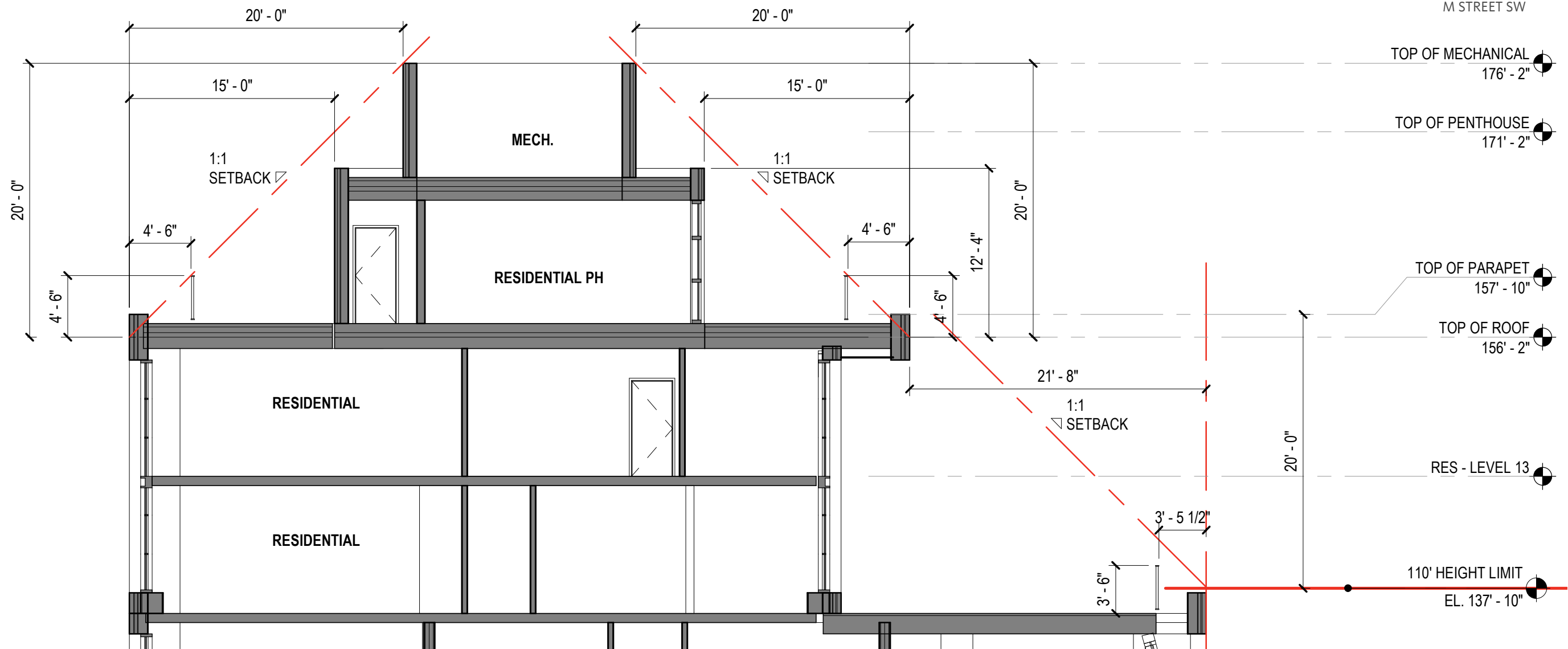
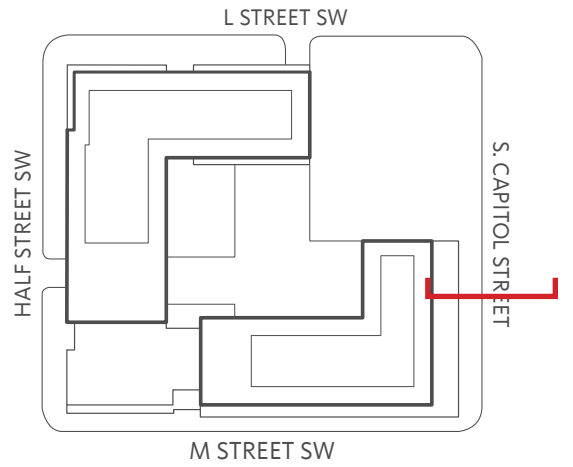


Section BB

South Capitol Street

Proposed Design South Penthouse Section

Scale: 1/8" = 1'-0"

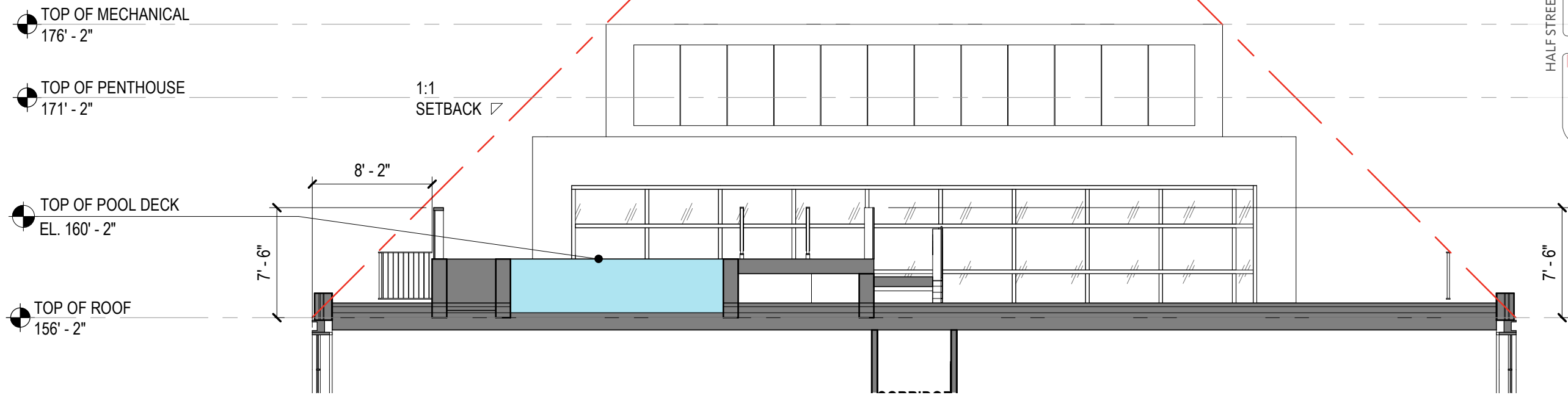


Section CC

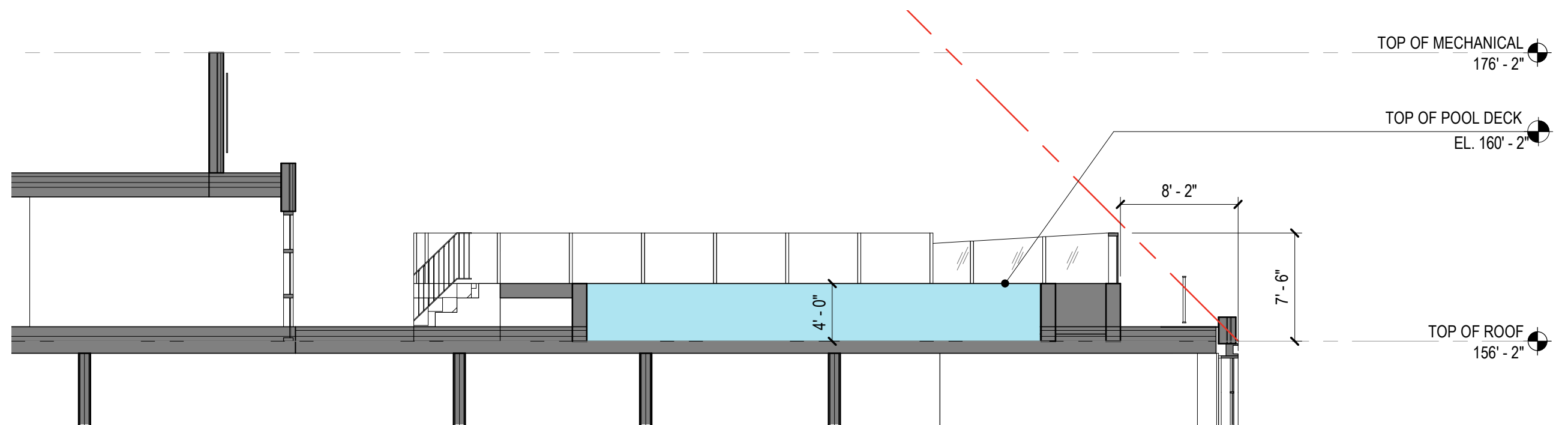
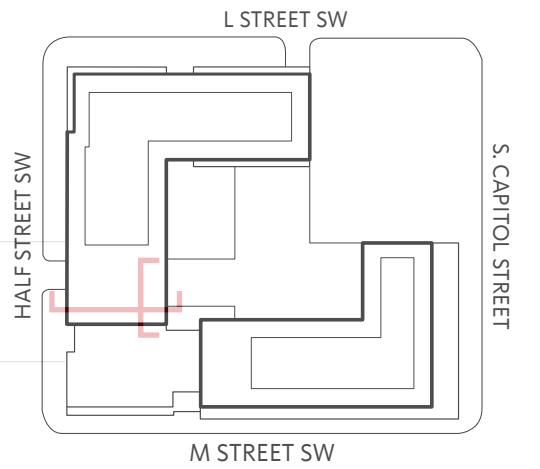
South Capitol Street

Proposed Design West Penthouse Section

Scale: 1/8" = 1'-0"



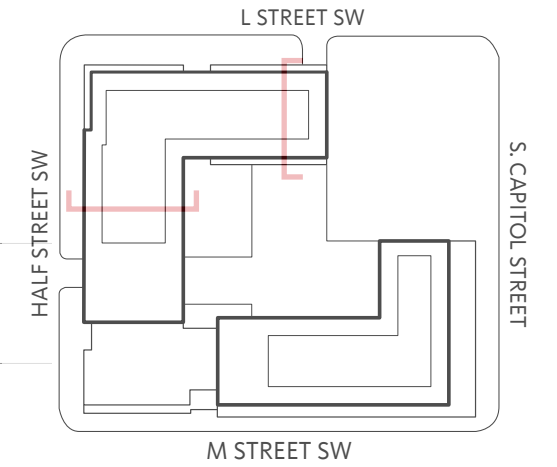
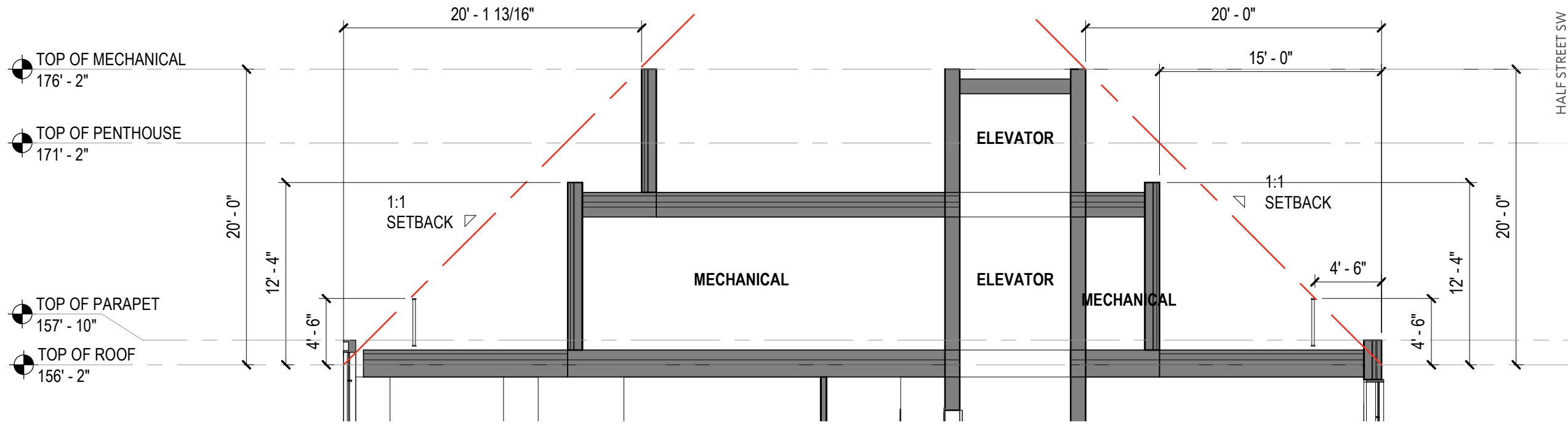
Section DD



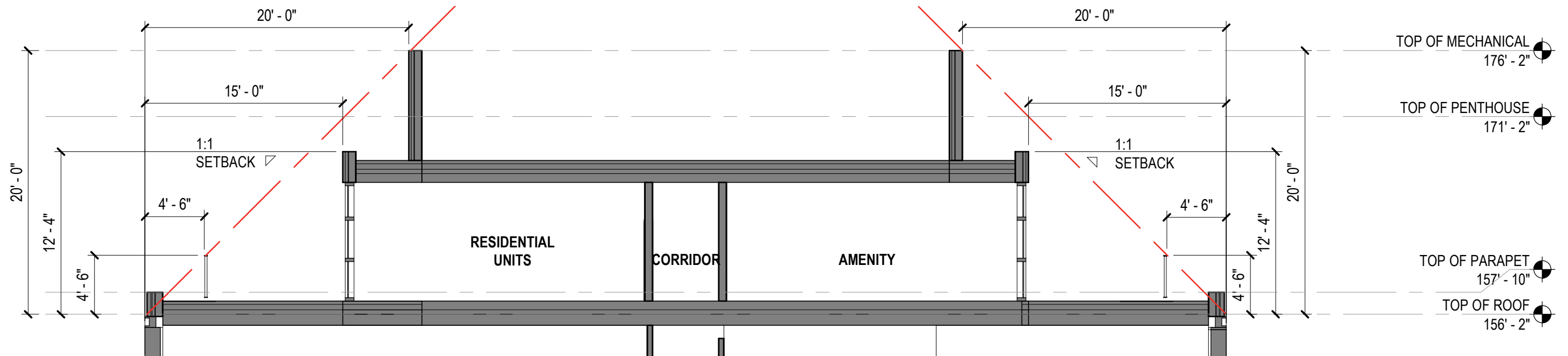
Section EE

Proposed Design West Penthouse Section

Scale: 1/8" = 1'-0"



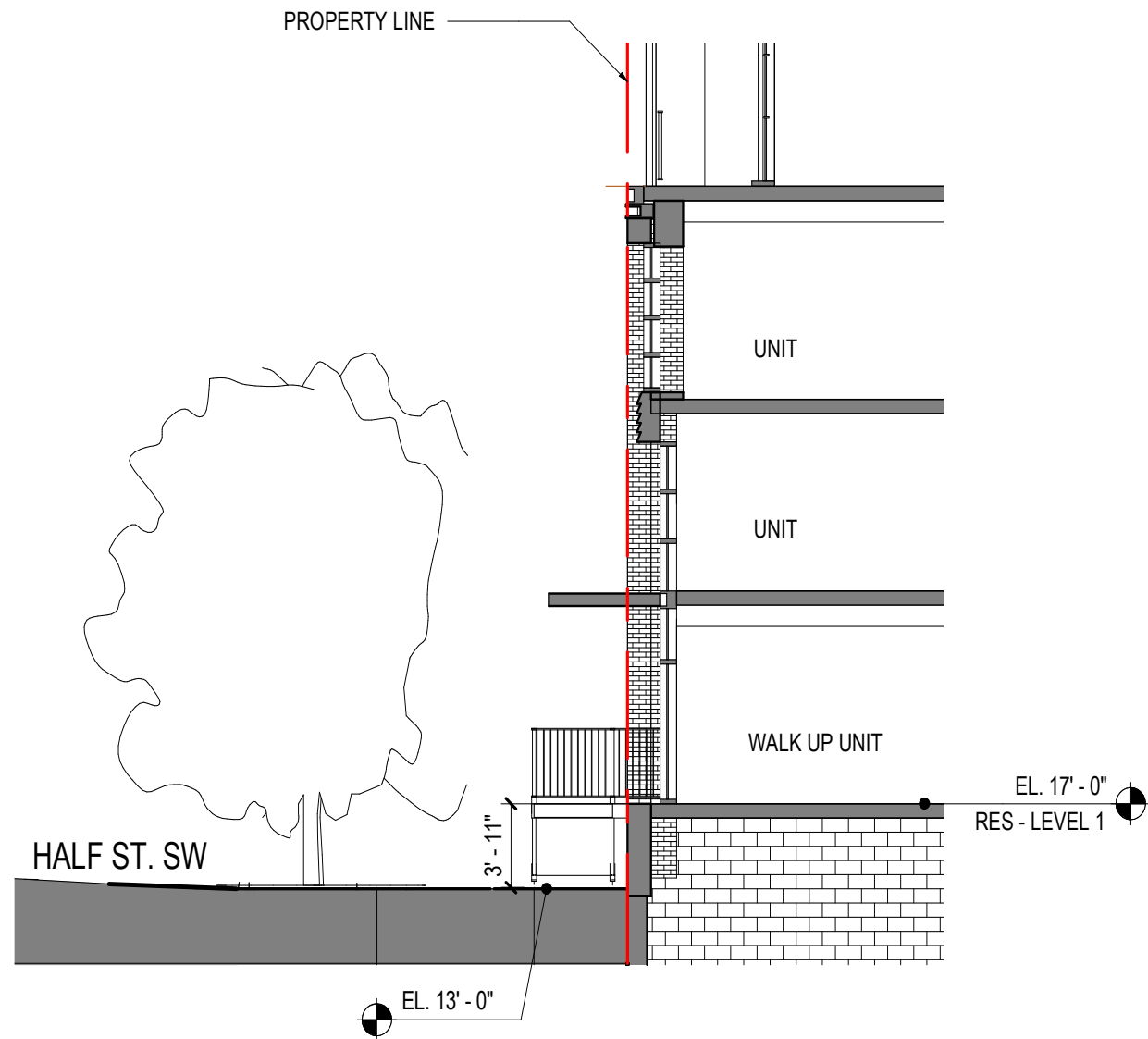
Section FF



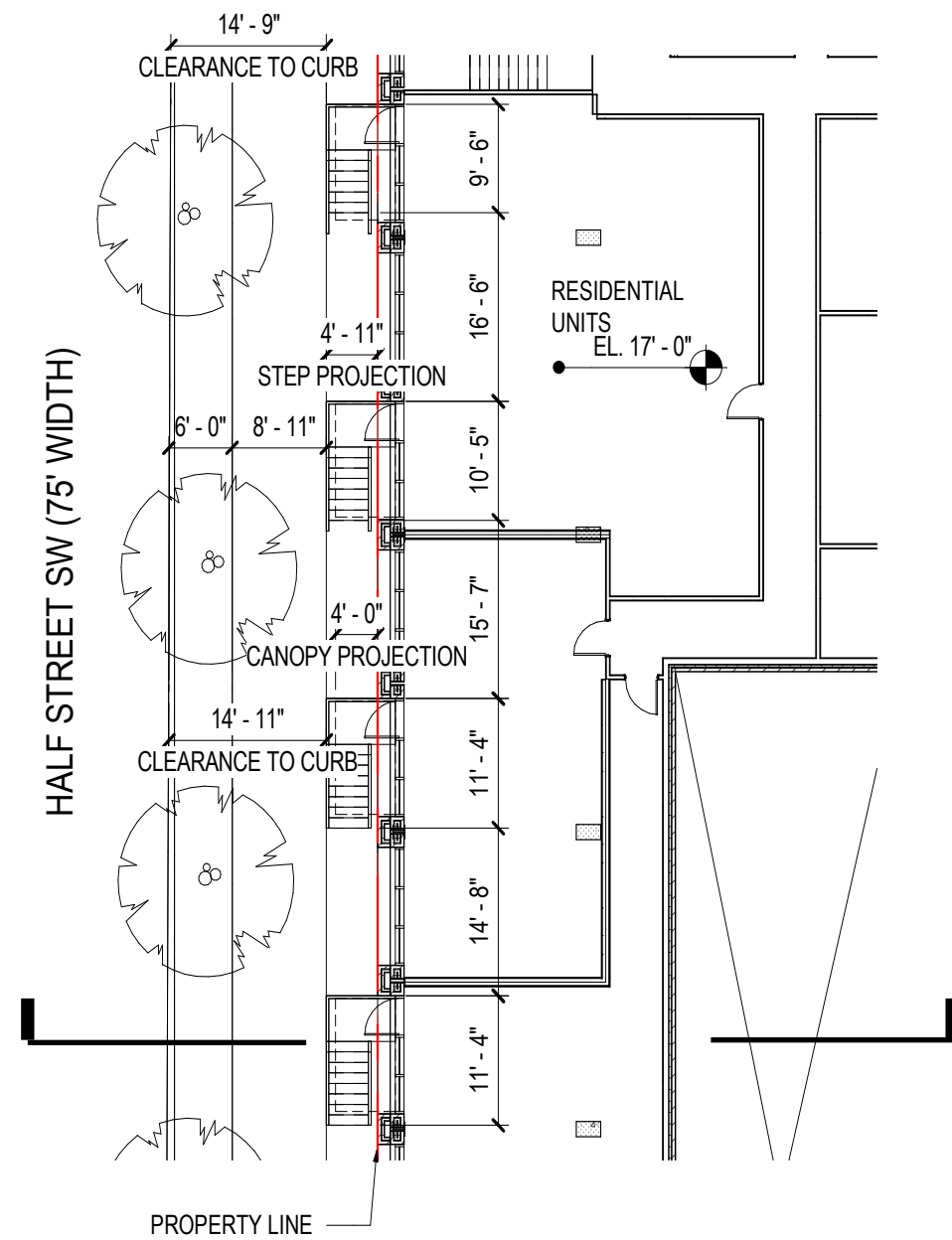
Section GG

Proposed Design Residential Patio / Entry

	ALLOWED	PROPOSED
ENTRY STEPS (Per DCMR 3202.11.3)	5'-0"	4'-11"
CANOPY (Per DCMR 3202.12.2)	5'-0"	4'-0"
CLEARANCE TO CURB (Per DCMR 3202.7.1.1)	10'-0"	14'-9"



Enlarged Section



Enlarged Plan (Half Street)

Proposed Design Streetscape Concept Plan

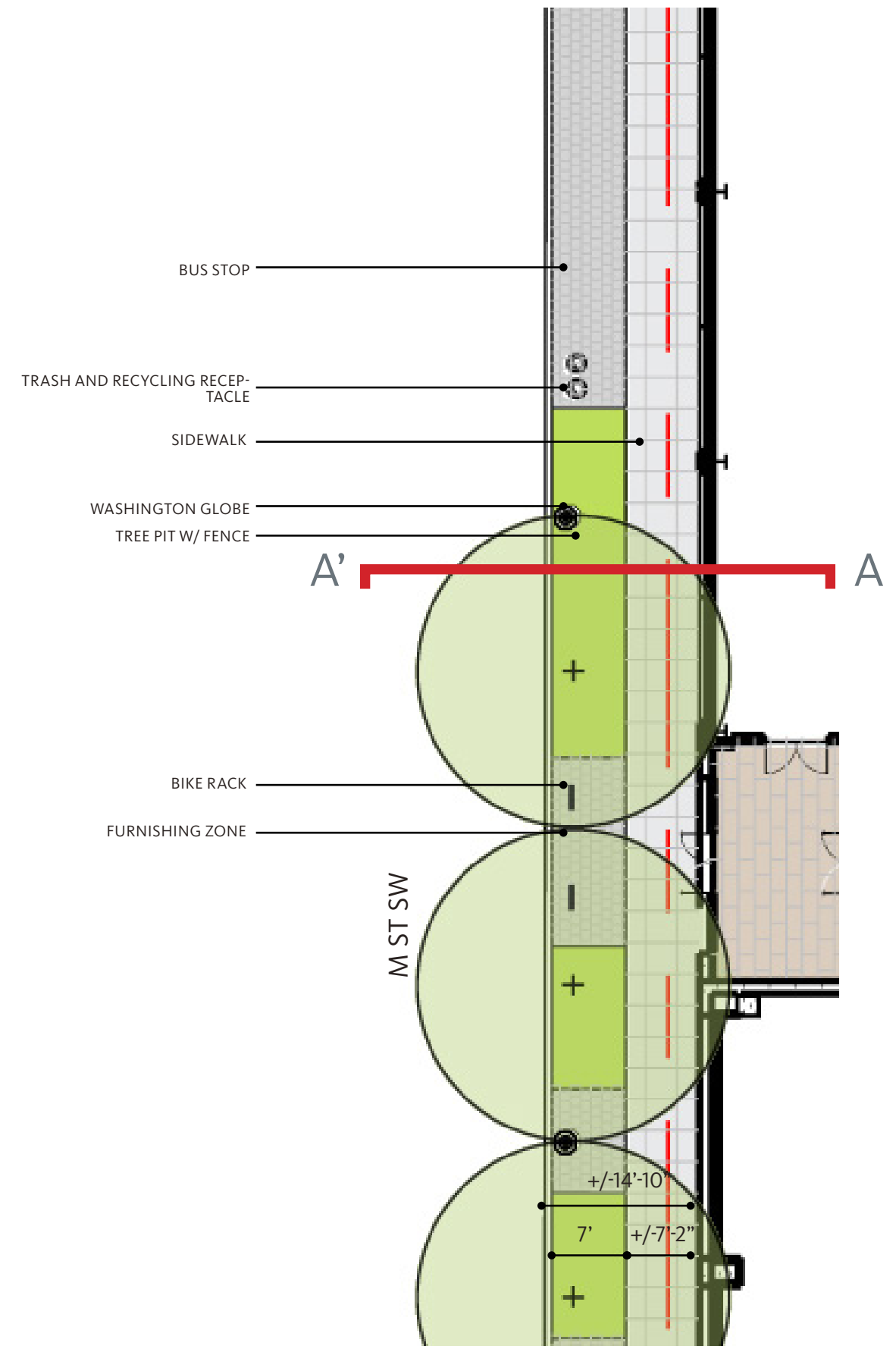
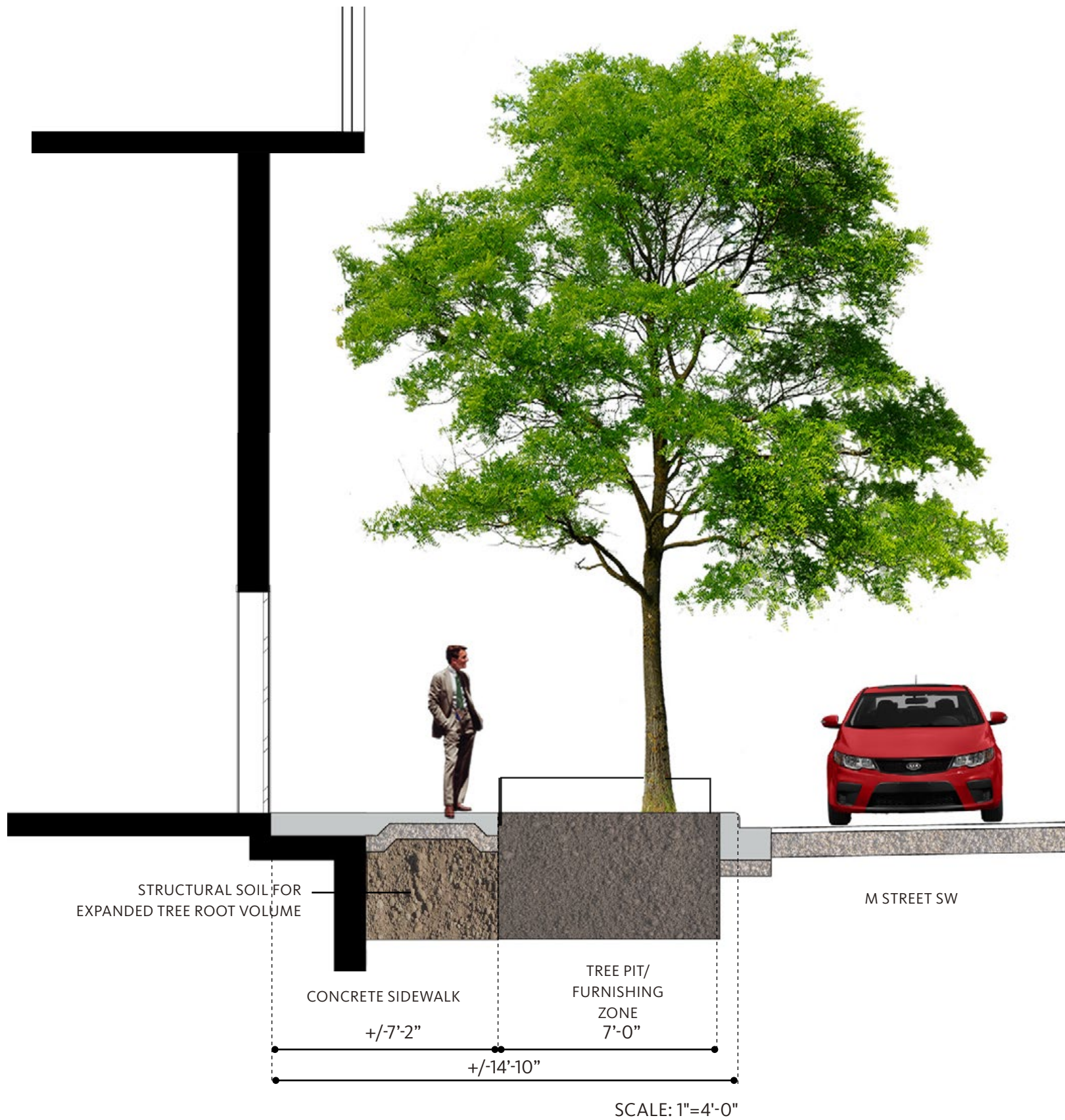
EXHIBIT PREPARED BY LEE & ASSOCIATES



- NOTES:
- TREES WITHIN PROJECT LIMITS ARE TO BE REMOVED.
 - COBRA HEAD LIGHTS ARE TO BE REMOVED AND REPLACED WITH FIXTURES AS SHOWN ON THE PLAN
 - BUS STOP LOCATED AT MID BLOCK ON M STREET SW CURRENTLY SHALL BE RELOCATED AT THE INTERSECTION ON M AND HALF STREET SW.

Proposed Design Streetscape Section AA - M Street

EXHIBIT PREPARED BY LEE & ASSOCIATES



PLAN VIEW- SIDEWALK DISTRIBUTION