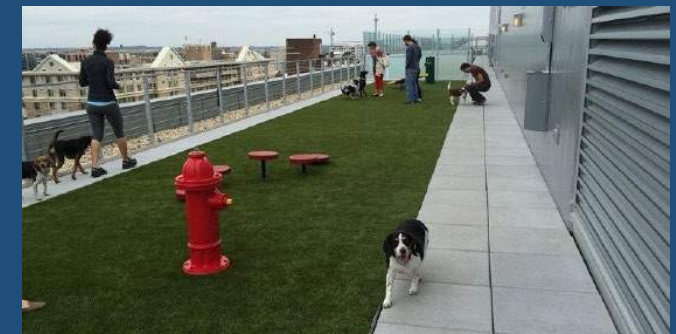
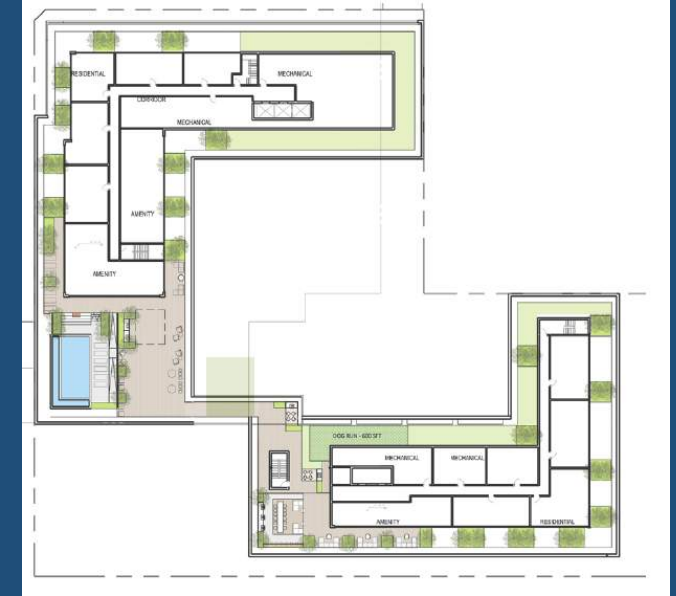


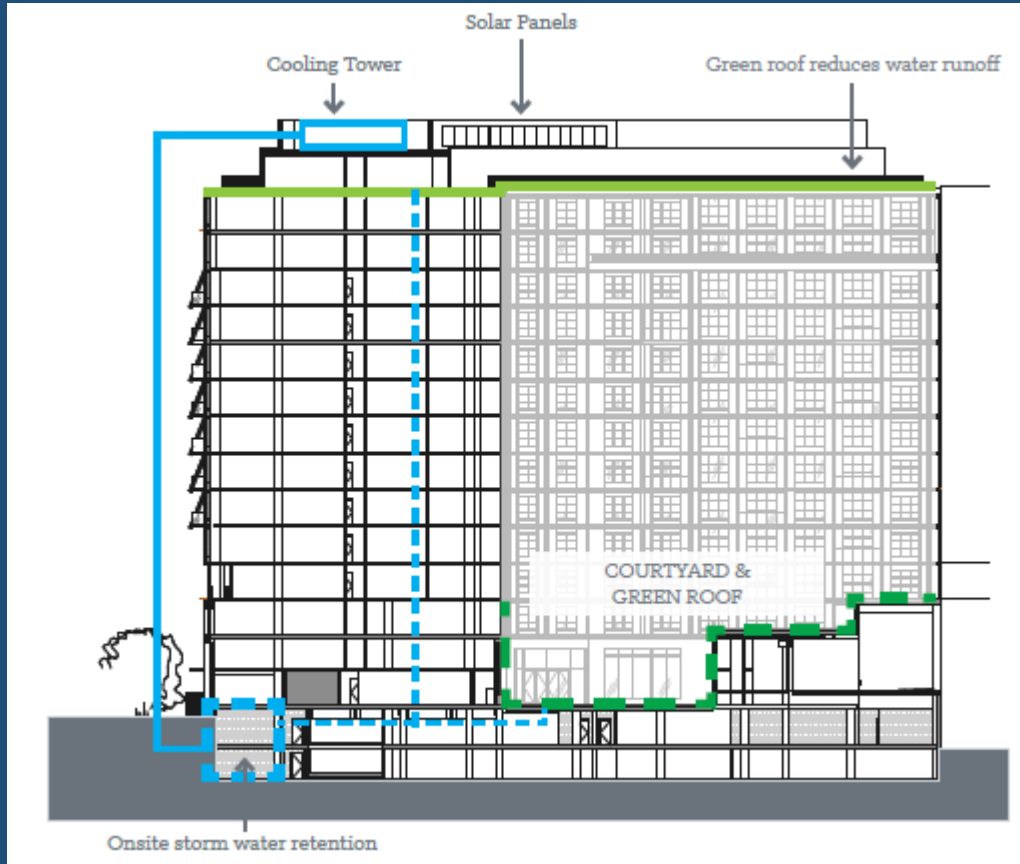
SW NEIGHBORHOOD PLAN – DESIGN PRINCIPLES

Principle 4: Enhance green space through landscaped perimeters and internal green or amenity spaces.



SW NEIGHBORHOOD PLAN – DESIGN PRINCIPLES

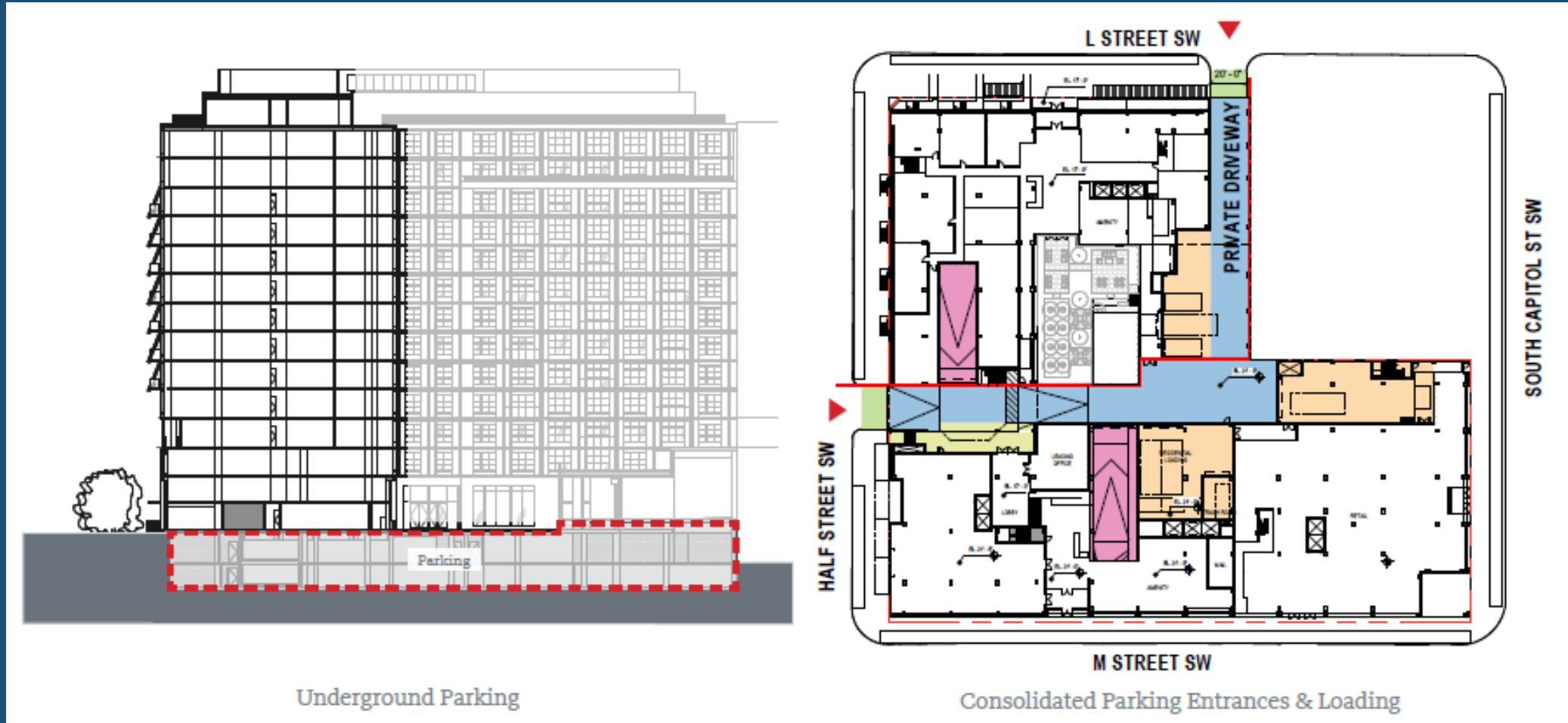
Principle 5: Incorporate sustainable building and site design.



LEED v4 for BD+C: New Construction			Project Checklist			Project Name: 5M SW West Residential		
Goal: LEED Silver			Date: June 09, 2020					
Y	?	N	Credit	Points	Y	?	N	Points
1			Credit: Integrative Process	1				
13	3	0	Location and Transportation	16	6	5	2	Materials and Resources
			Credit: LEED for Neighborhood Development Location	10	Y			Prereq: Storage and Collection of Recyclables
1			Credit: Sensitive Land Protection	1	Y			Prereq: Construction and Demolition Waste Management Planning
2			Credit: High Priority Site	2	1	2	2	Credit: Building Life-Cycle Impact Reduction
5			Credit: Surrounding Density and Diverse Uses	5	1	1		Credit: Building Product Disclosure and Optimization - Environmental Product Declarations
3	2		Credit: Access to Quality Transit	5	1	1		Credit: Building Product Disclosure and Optimization - Sourcing of Raw Materials
1			Credit: Bicycle Facilities	1	1	1		Credit: Building Product Disclosure and Optimization - Material Ingredients
1			Credit: Reduced Parking Footprint	1	2			Credit: Construction and Demolition Waste Management
1			Credit: Green Vehicles	1				
5	4	1	Sustainable Sites	10	6	10	0	Indoor Environmental Quality
Y			Prereq: Construction Activity Pollution Prevention	Required	Y			Prereq: Minimum Indoor Air Quality Performance
1			Credit: Site Assessment	1	Y			Prereq: Environmental Tobacco Smoke Control
1	1		Credit: Site Development - Protect or Restore Habitat	2	1	1		Credit: Enhanced Indoor Air Quality Strategies (CQ Molding)
1			Credit: Open Space	1	3			Credit: Low-Emitting Materials
2	1		Credit: Rainwater Management	3	1			Credit: Construction Indoor Air Quality Management Plan
2			Credit: Heat Island Reduction	2	2			Credit: Indoor Air Quality Assessment
1			Credit: Light Pollution Reduction	1	1			Credit: Thermal Comfort
					2			Credit: Interior Lighting
					3			Credit: Daylight
					1			Credit: Quality Views
					1			Credit: Acoustic Performance
4	1	6	Water Efficiency	11	6	0	0	Innovation
Y			Prereq: Outdoor Water Use Reduction	Required	5			Credit: Innovation (O+M Starter Kit, Green Education, Integrated Material Analysis, Walkable Site, +)
Y			Prereq: Indoor Water Use Reduction	Required	1			Credit: LEED Accredited Professional
Y			Prereq: Building-Level Water Metering	Required				
2			Credit: Outdoor Water Use Reduction	2				
6			Credit: Indoor Water Use Reduction (35%)	6				
1	1		Credit: Cooling Tower Water Use	2				
1			Credit: Water Metering	1				
8	12	13	Energy and Atmosphere	33	1	3	0	Regional Priority
Y			Prereq: Fundamental Commissioning and Verification	Required	1			Credit: Regional Priority: Access to Quality Transit (4 Pts. Required)
Y			Prereq: Minimum Energy Performance	Required	1			Credit: Regional Priority: Reduced Parking Footprint (1 Pt. Required)
Y			Prereq: Building-Level Energy Metering	Required	1			Credit: Regional Priority: Green Vehicles (1 Pt. Required)
Y			Prereq: Fundamental Refrigerant Management	Required	1			Credit: Regional Priority: Rainwater Management (3 Pts. Required)
4	2		Credit: Enhanced Commissioning/Enhanced and Monitoring Based Cx	6				
4	4	10	Credit: Optimize Energy Performance (12%) SBP Estimate 12%-25% savings	18				
1			Credit: Advanced Energy Metering	1				
2			Credit: Demand Response	2				
3			Credit: Renewable Energy Production	3				
1			Credit: Enhanced Refrigerant Management	1				
2			Credit: Green Power and Carbon Offsets	2				
50	38	22	TOTALS		50	38	22	Possible Points: 110
Certified: 40 to 49 points, Silver: 50 to 59 points, Gold: 60 to 79 points, Platinum: 80 to 110								
<i>All Regional Priority Credits</i>								
Regional Priority: Site Development - Protect or Restore Habitat (2 Pts. Required)								
Regional Priority: Optimize Energy Performance (24% Savings/10 Pts. Required)								

SW NEIGHBORHOOD PLAN – DESIGN PRINCIPLES

Principle 6: Ensure parking is not a detractor



SW NEIGHBORHOOD PLAN – DESIGN PRINCIPLES

Principle 7: Maximize transparency and viability of ground floor uses along key commercial corridors.



SOUTH CAPITOL & M STREET



M & HALF STREET

SW NEIGHBORHOOD PLAN – DESIGN PRINCIPLES

Principle 8: Encourage connectivity for pedestrians, bicycles, and vehicular access, including transit where feasible.



CONCLUSION

- The project design advances Comprehensive Plan goals and policies that are relevant to the project and the surrounding area; and
- The project is consistent with the design principles of the Southwest Neighborhood Plan; and
- The project meets the general special exception criteria of Subtitle X, Chapter 9, and all other all design review criteria that are applicable under the existing Zoning Regulations.



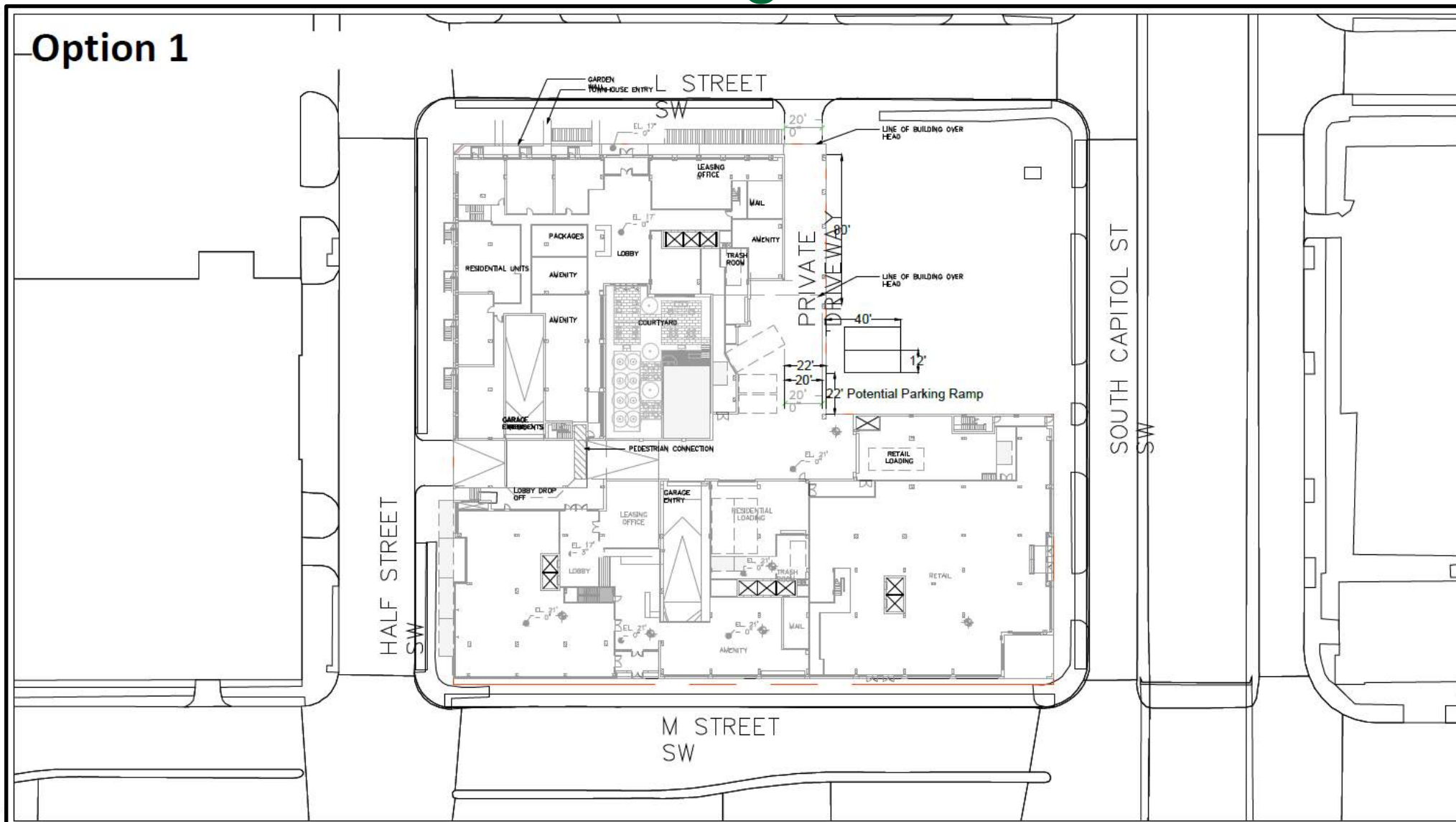


GOROVE SLADE

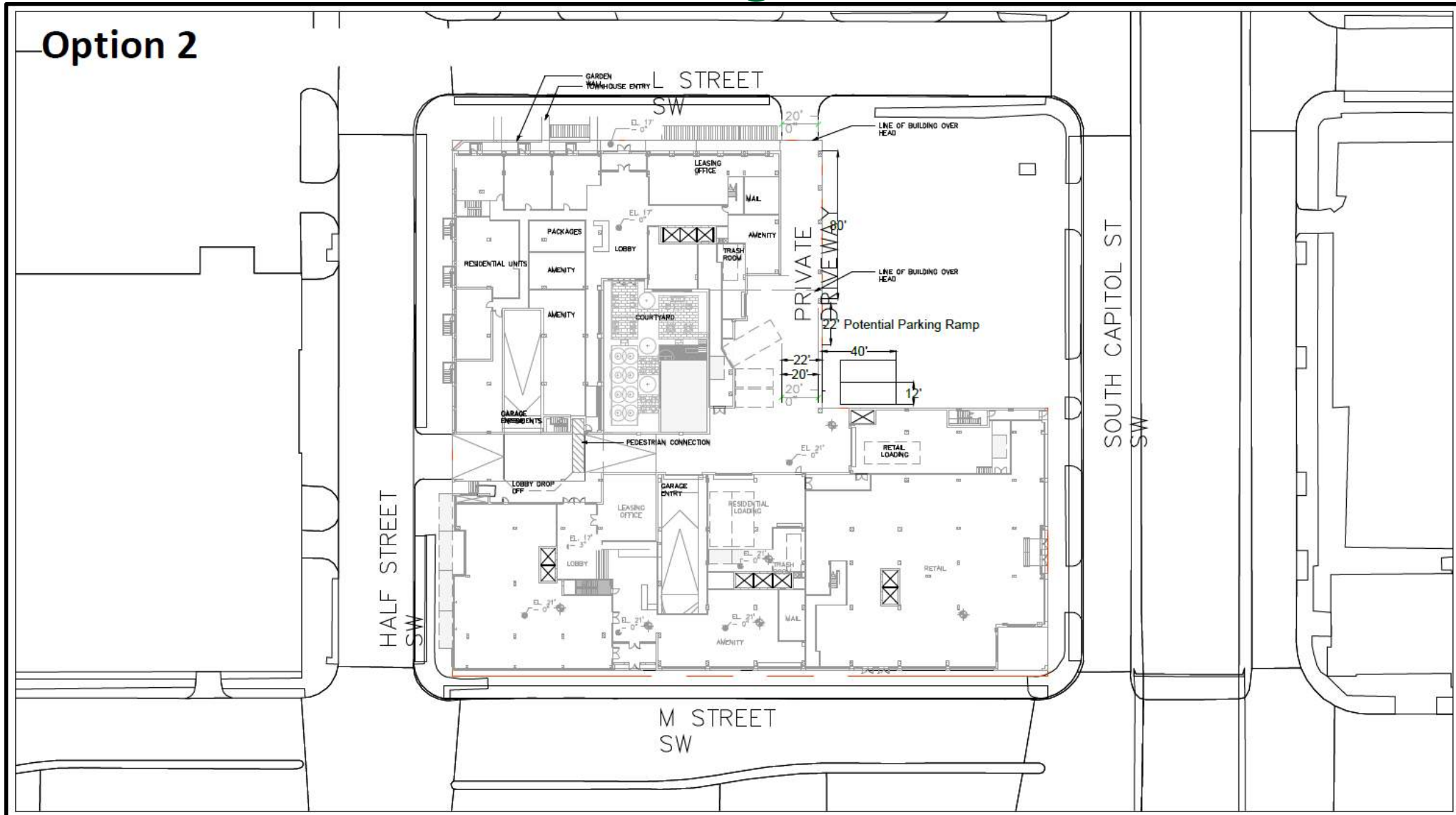
Transportation Planners and Engineers

5 M Street SW
Transportation Presentation
ZC 20-14
November 12, 2020

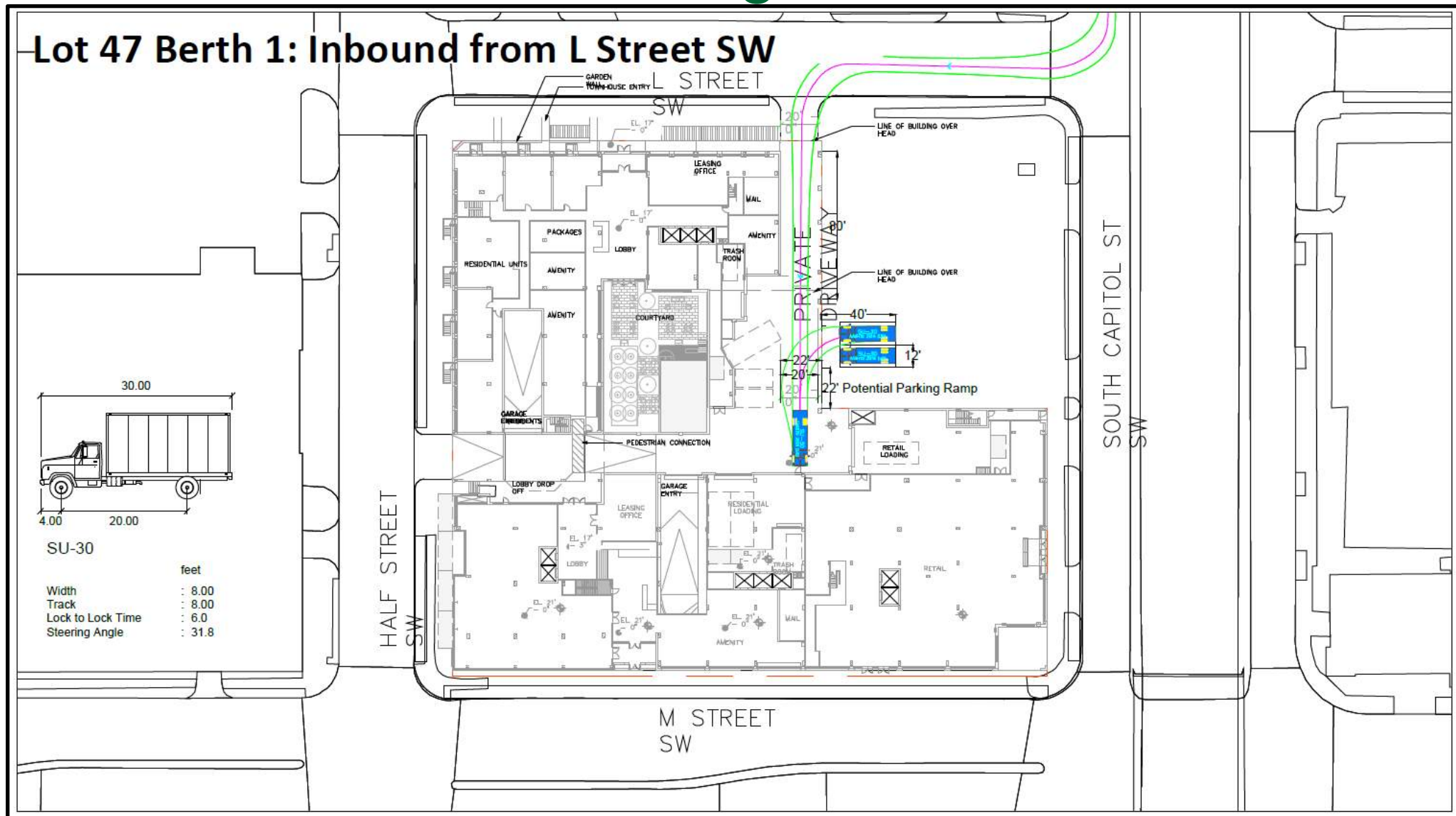
Lot 47 Turning Maneuvers



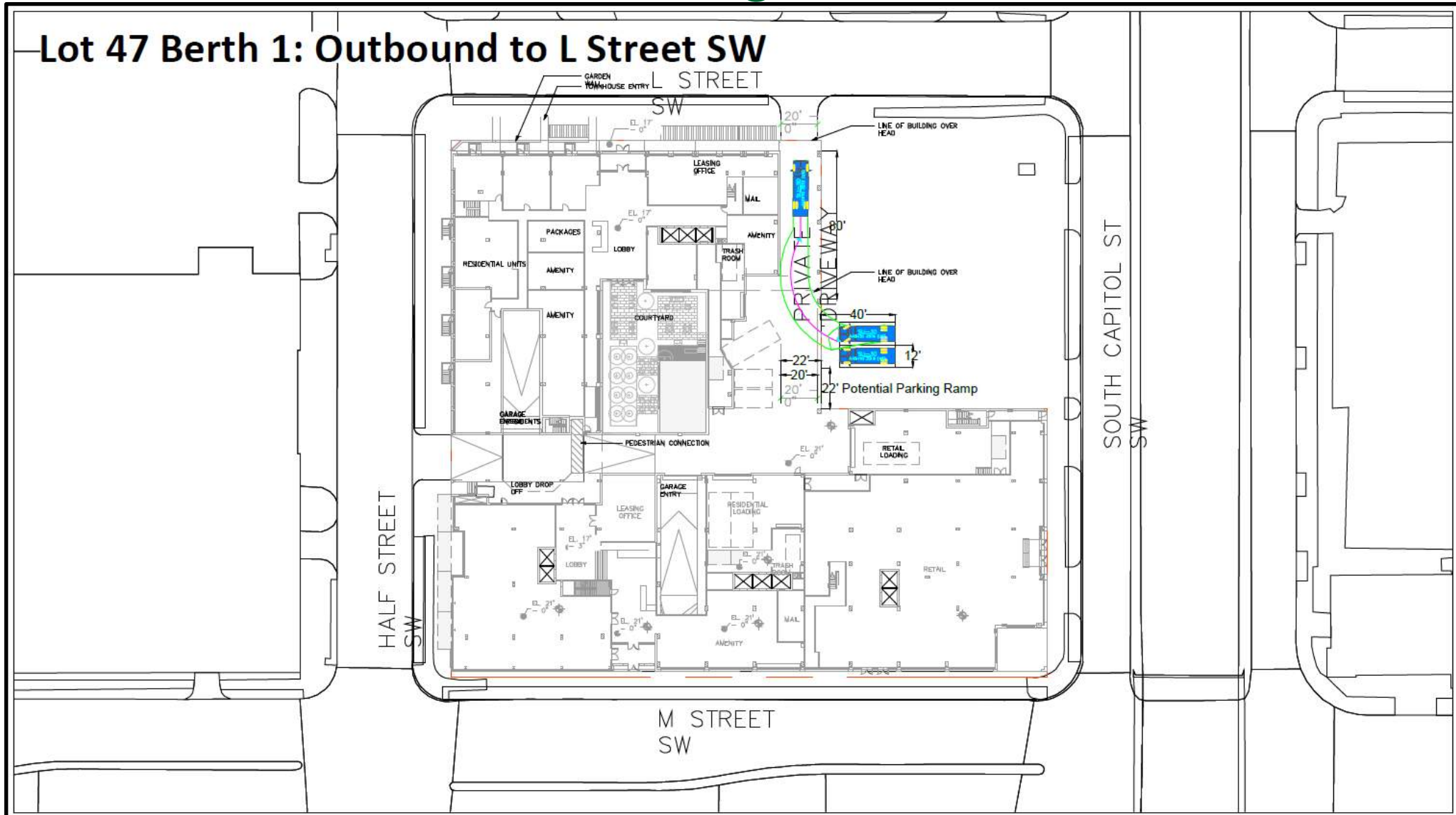
Lot 47 Turning Maneuvers



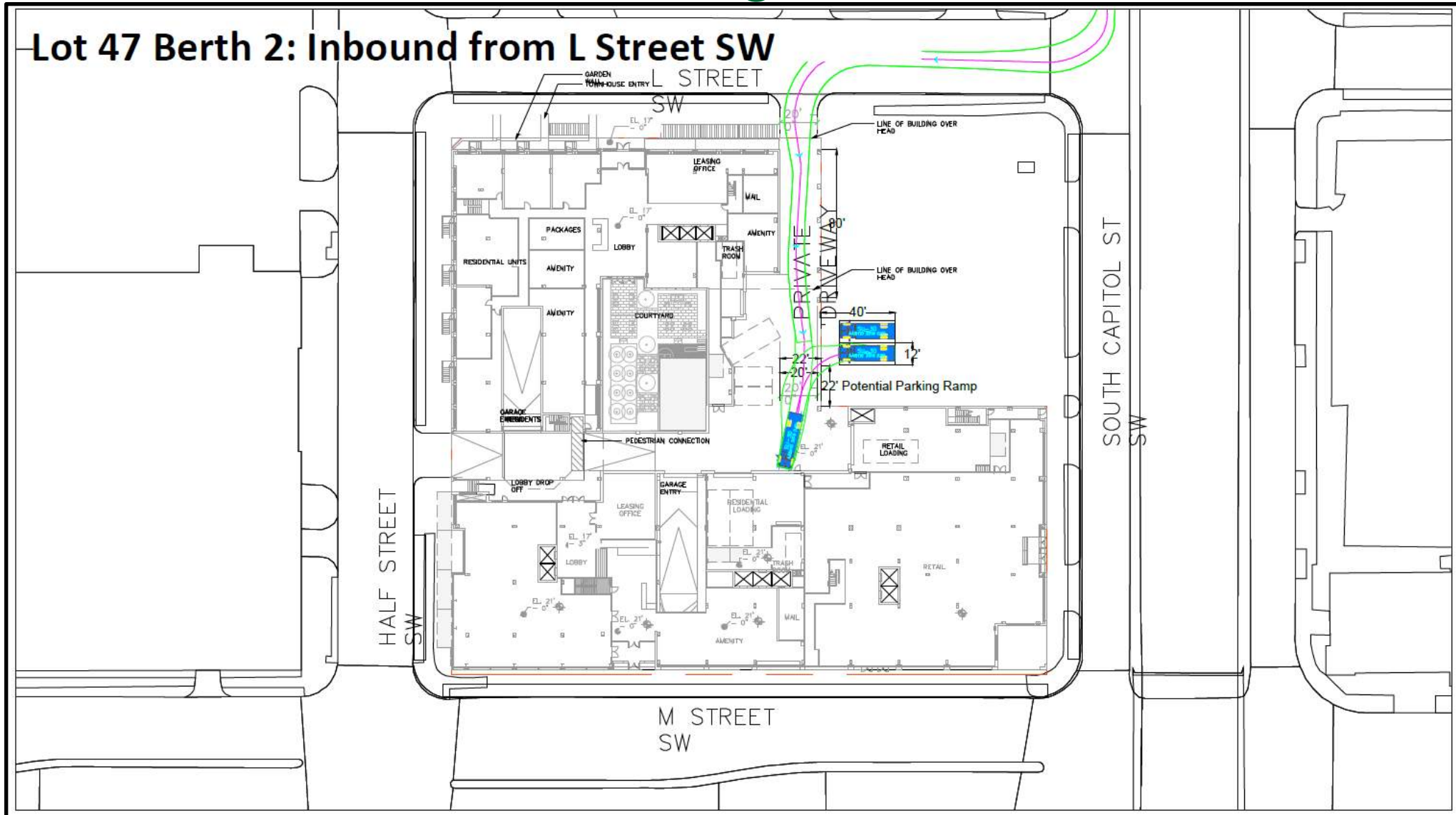
Lot 47 Turning Maneuvers



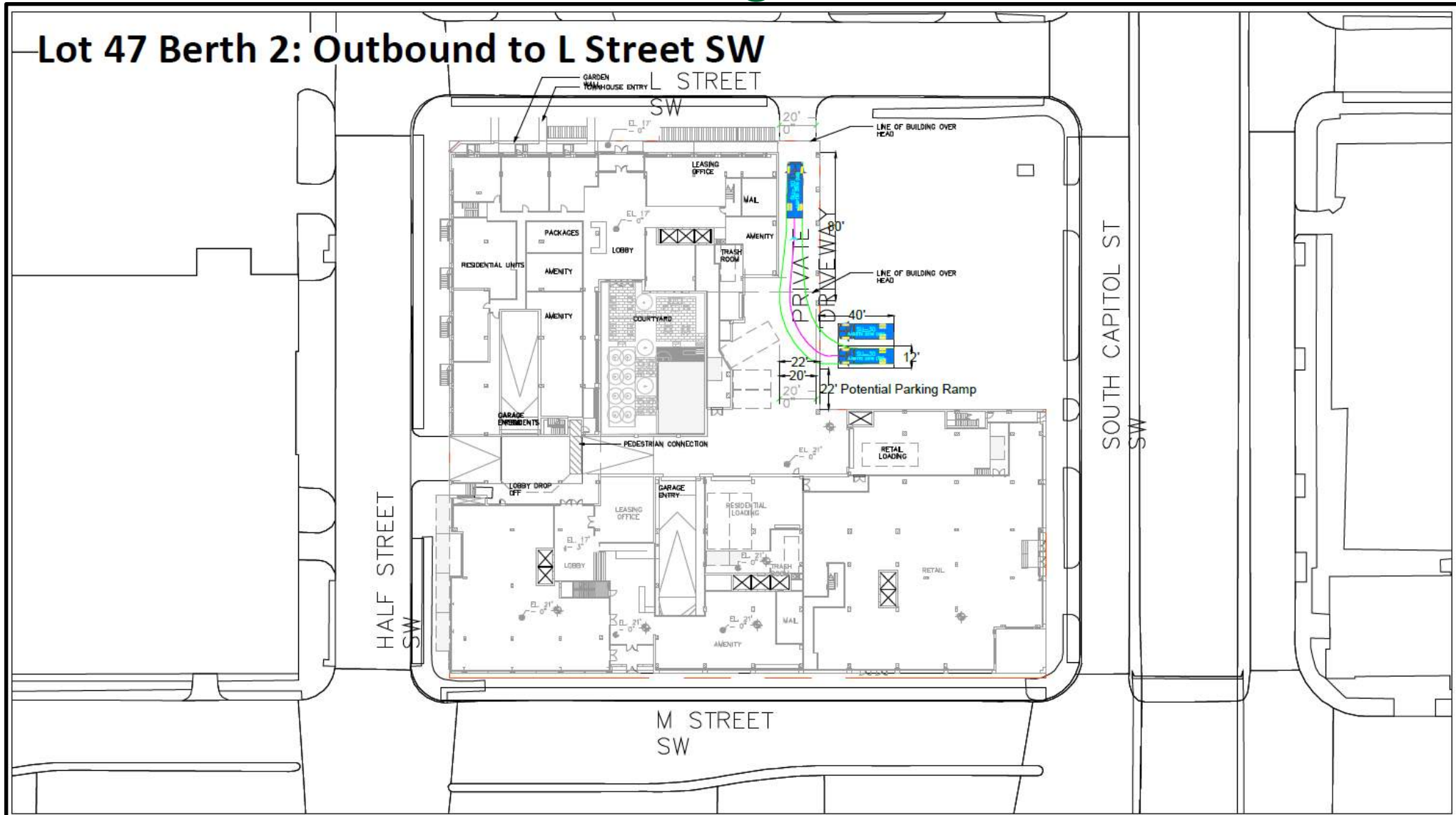
Lot 47 Turning Maneuvers



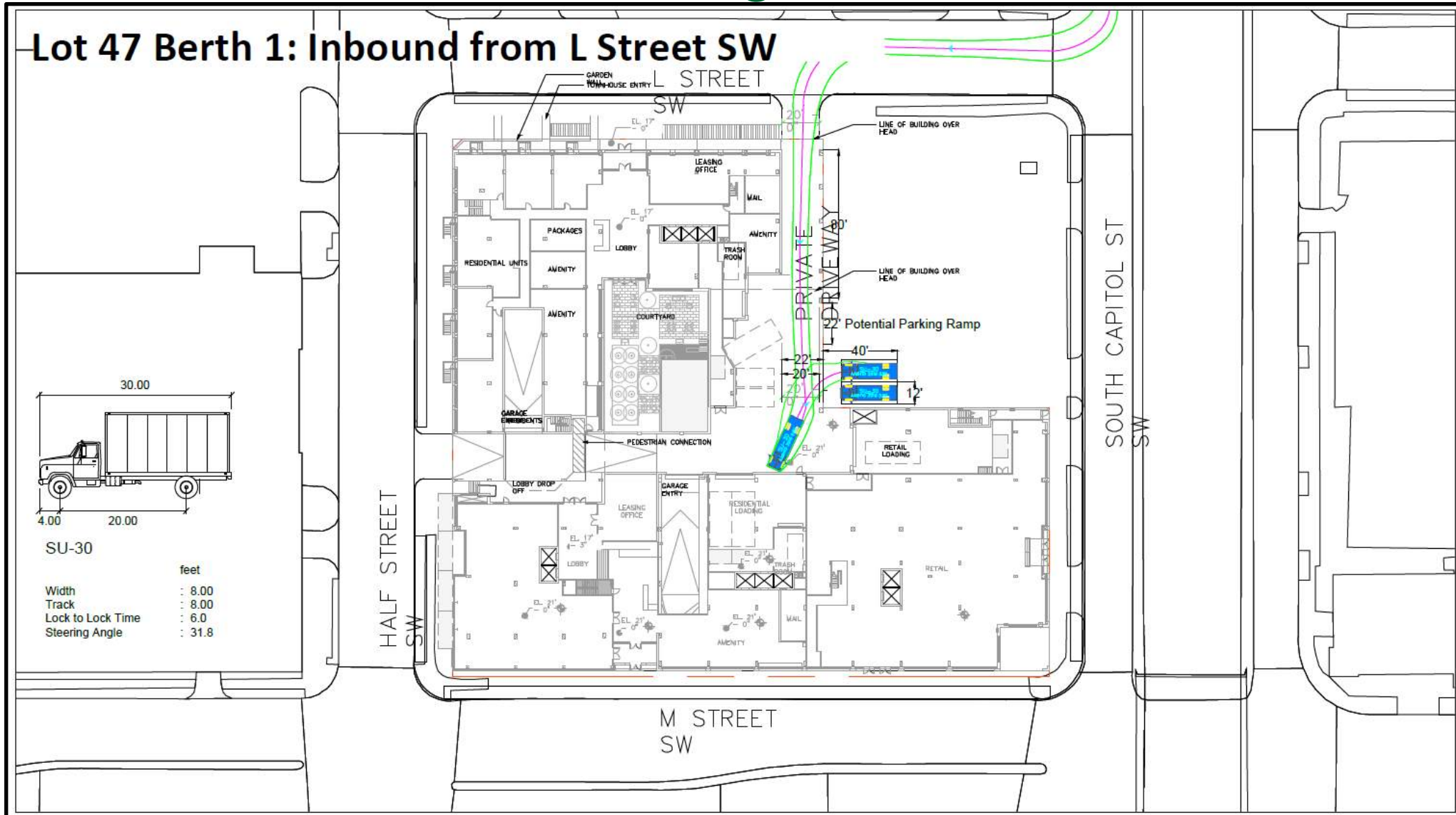
Lot 47 Turning Maneuvers



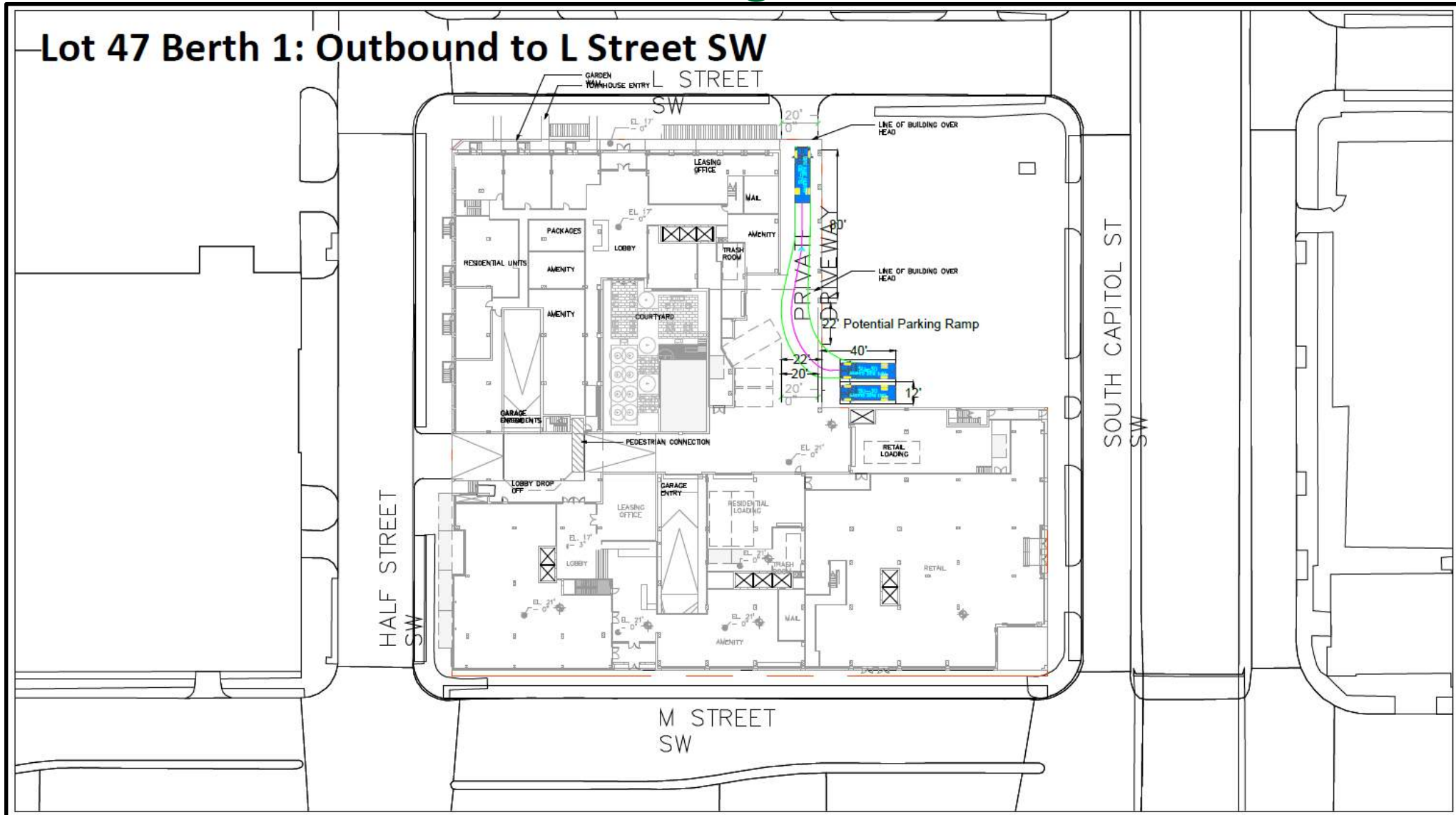
Lot 47 Turning Maneuvers



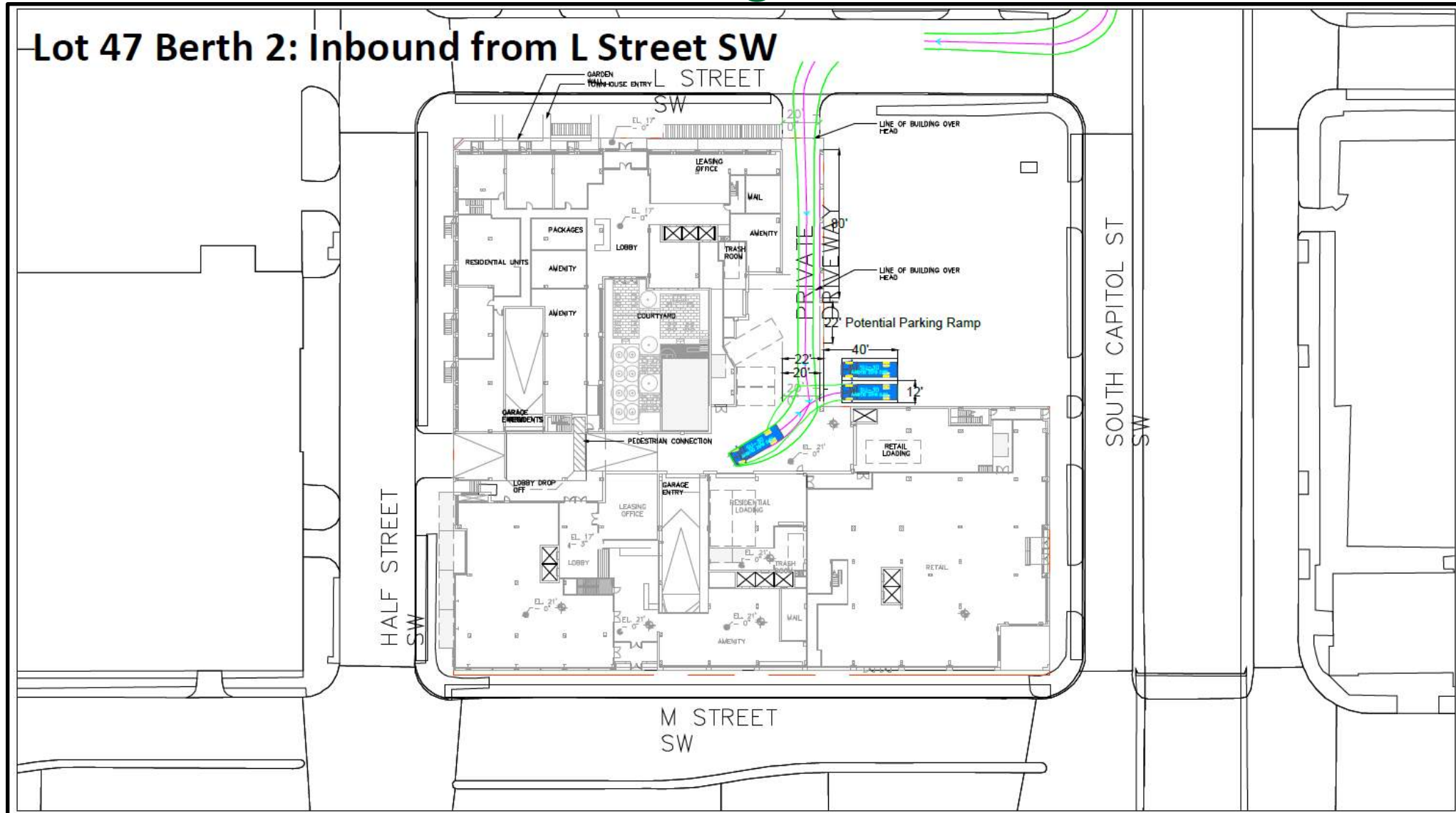
Lot 47 Turning Maneuvers



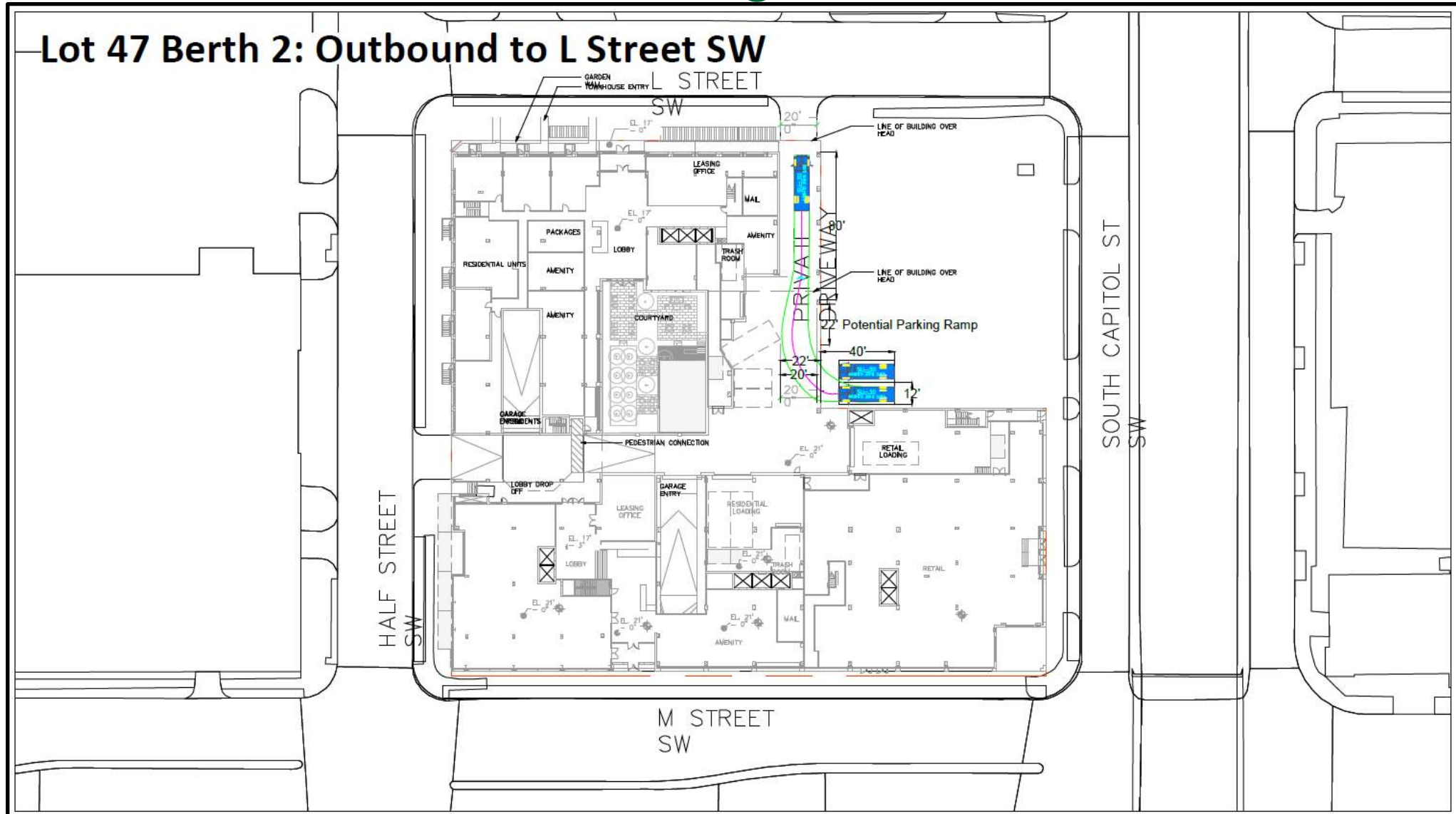
Lot 47 Turning Maneuvers



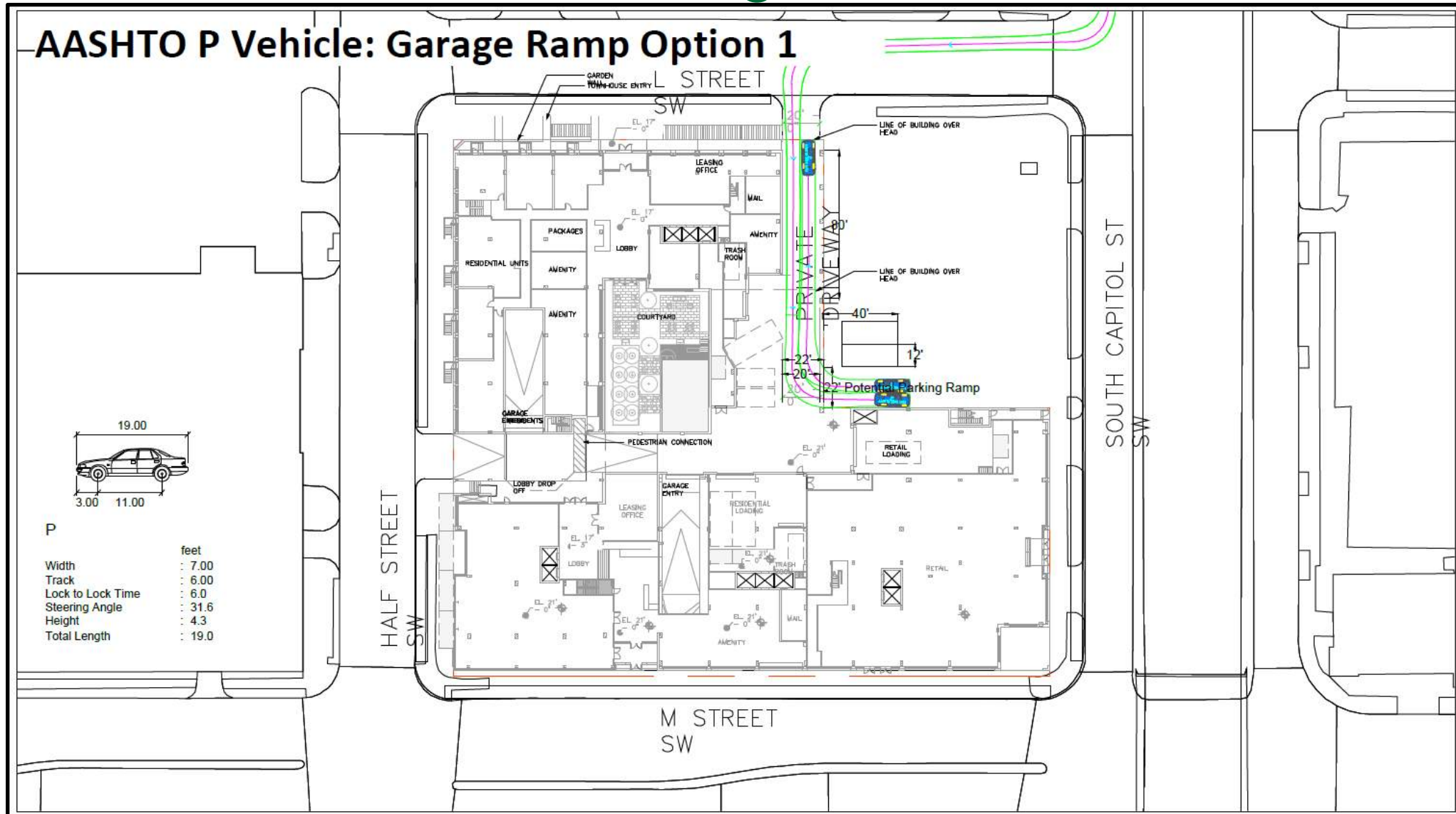
Lot 47 Turning Maneuvers



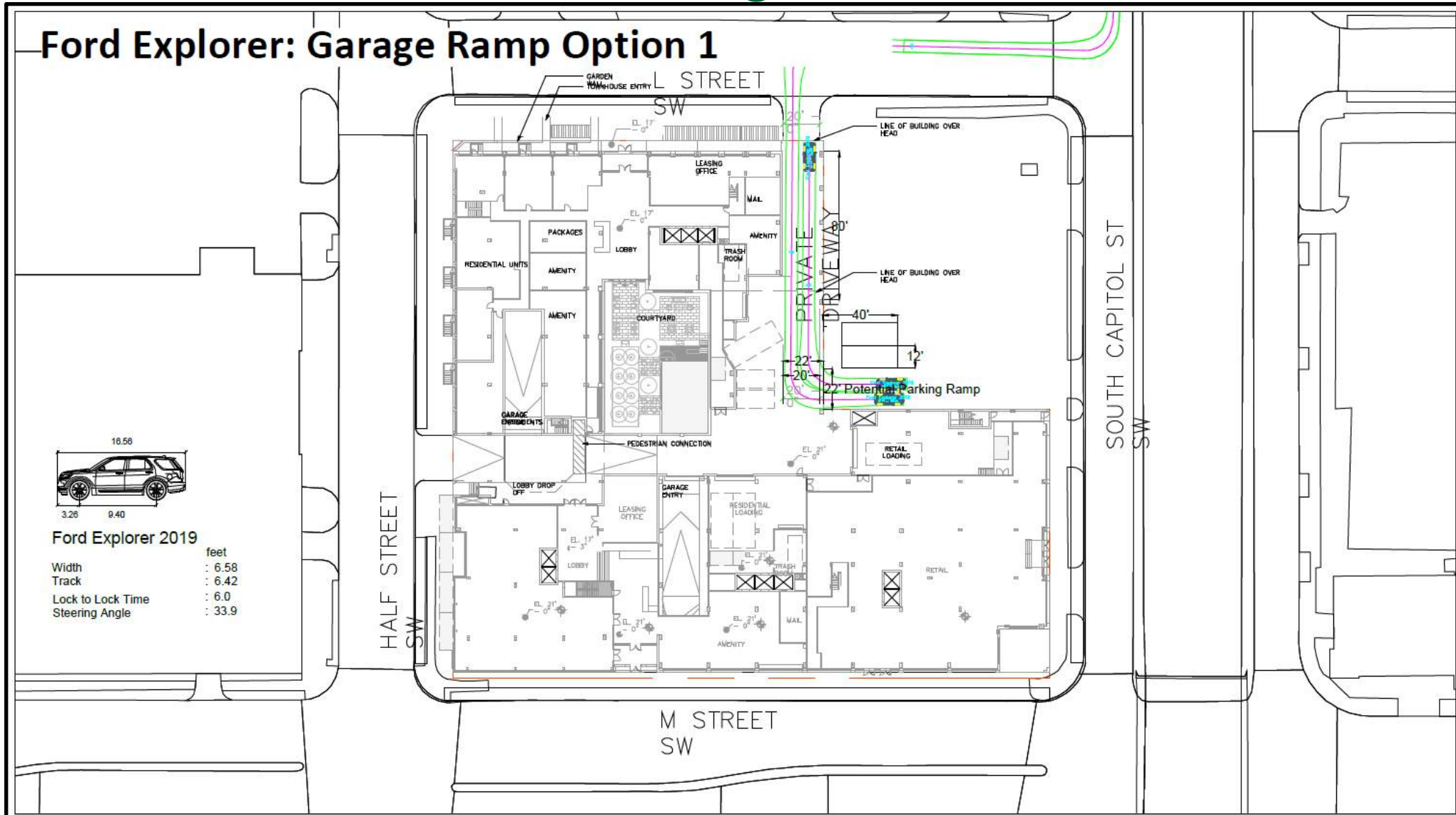
Lot 47 Turning Maneuvers



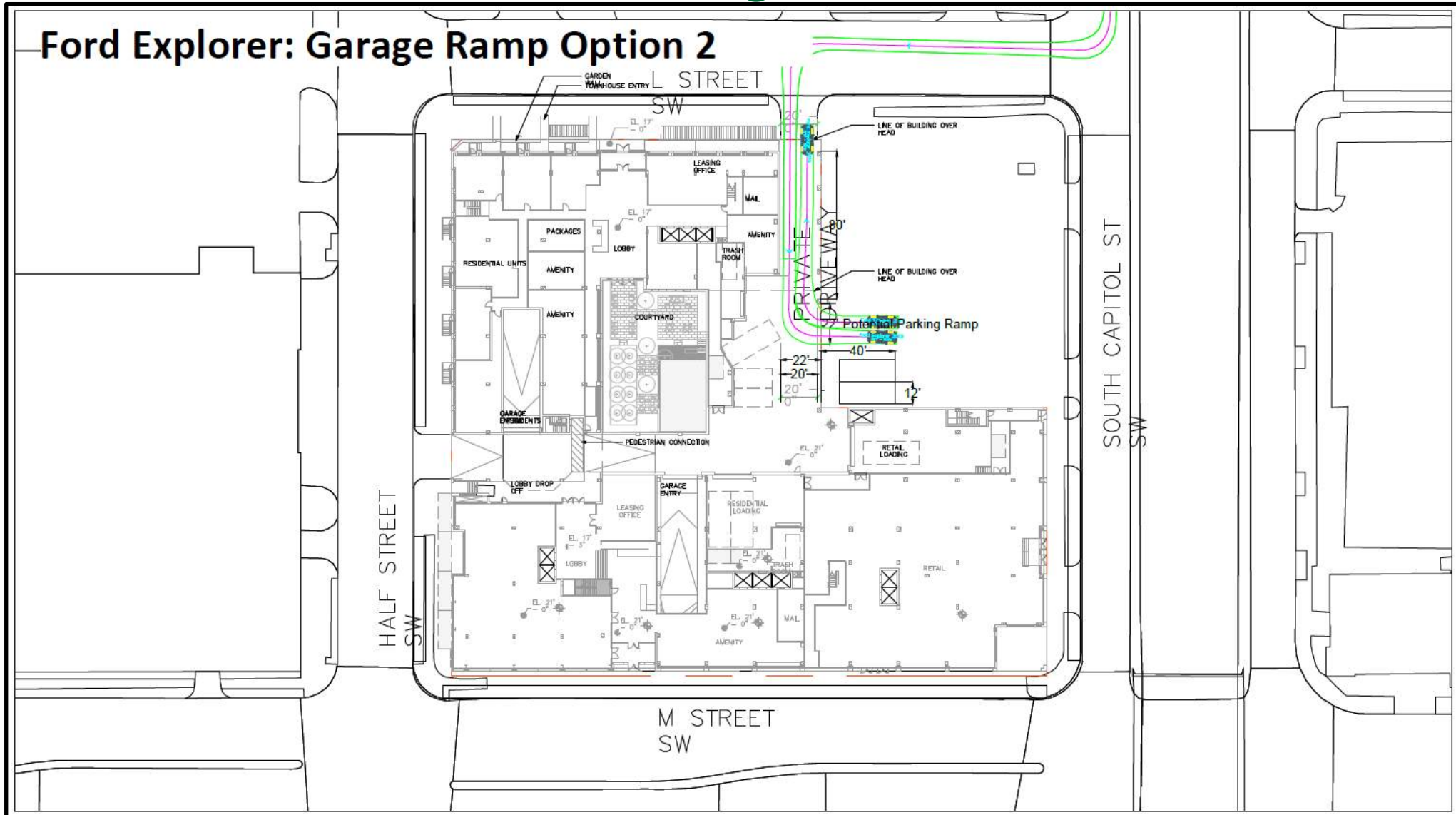
Lot 47 Turning Maneuvers



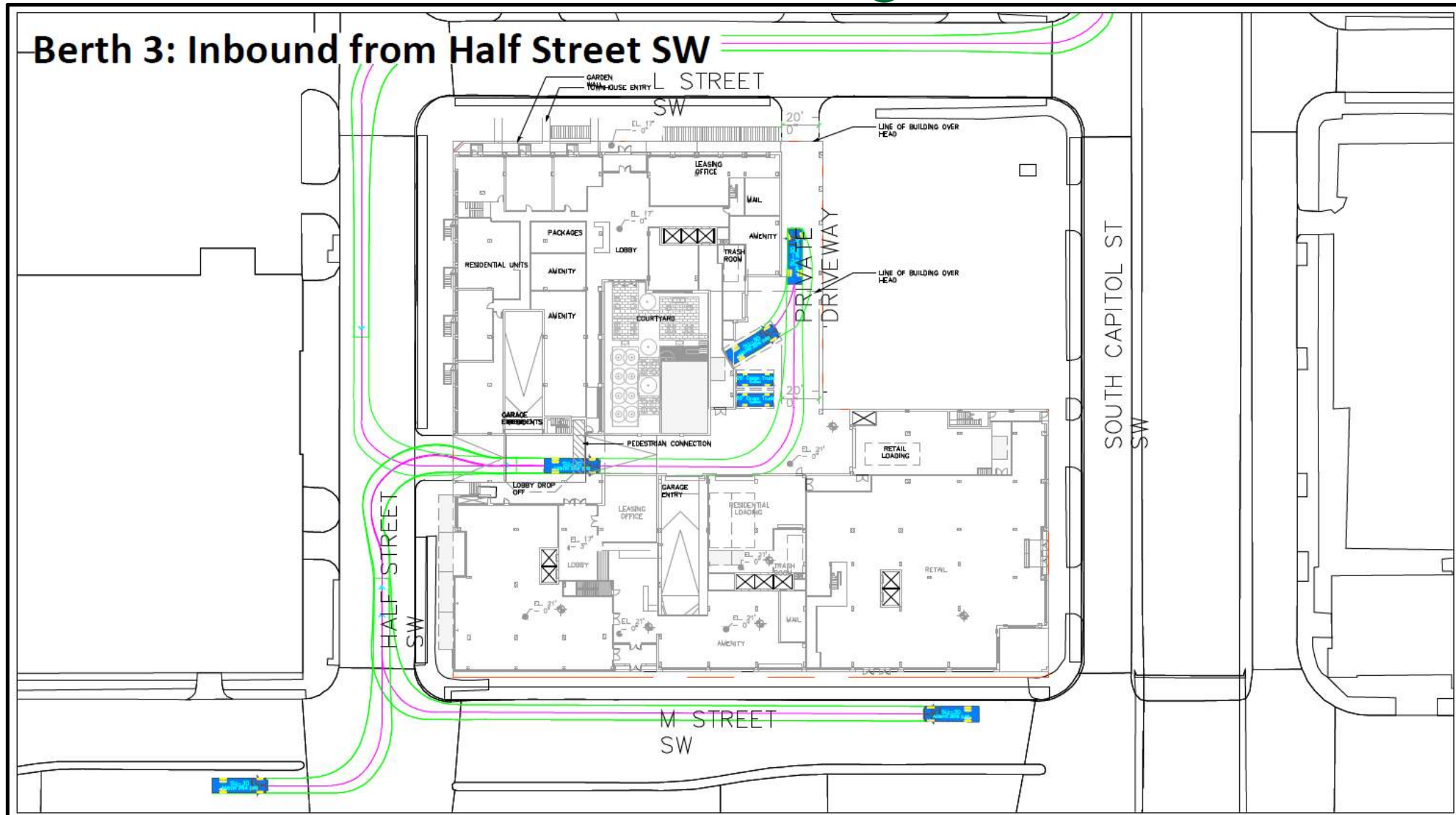
Lot 47 Turning Maneuvers



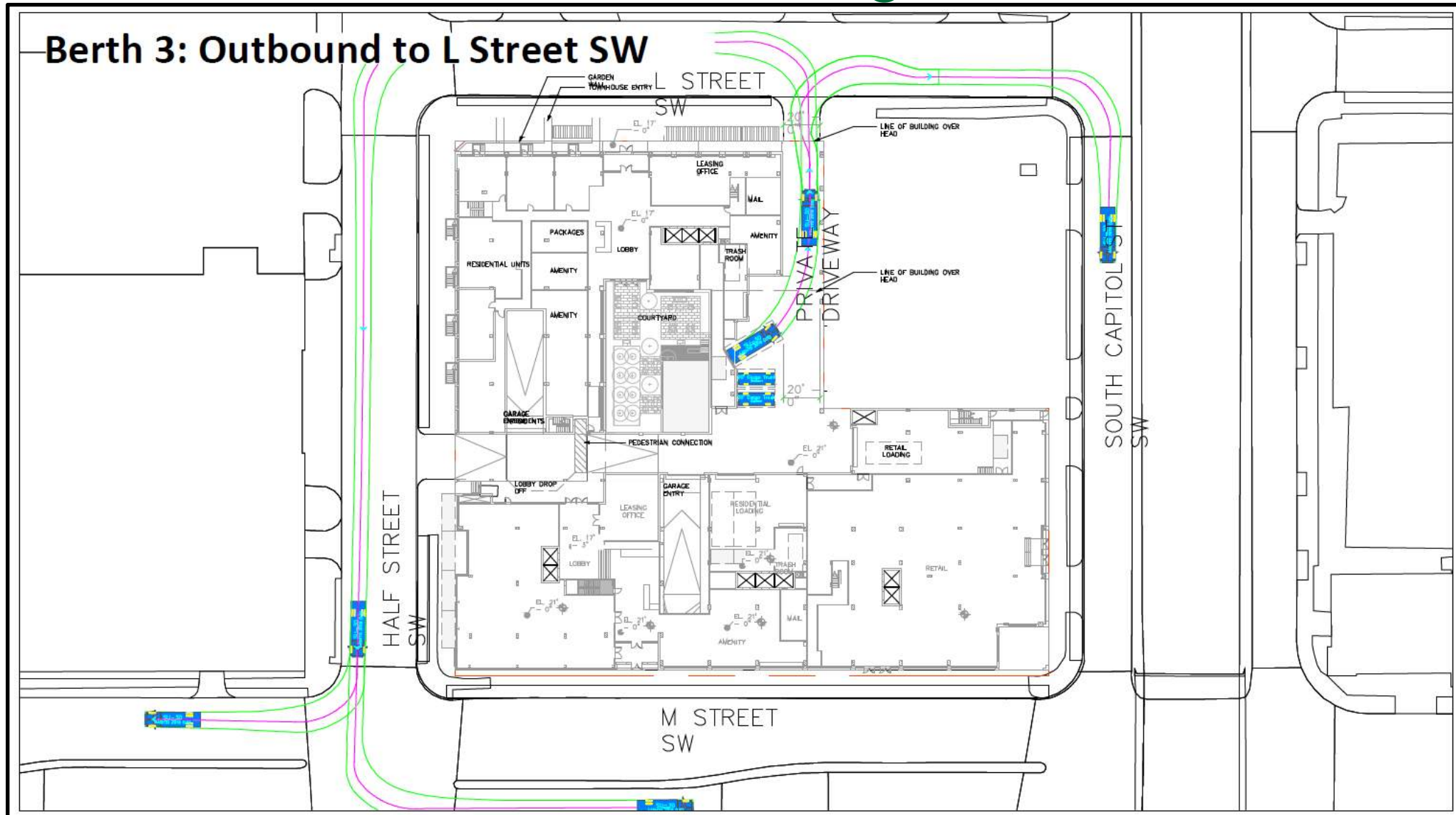
Lot 47 Turning Maneuvers



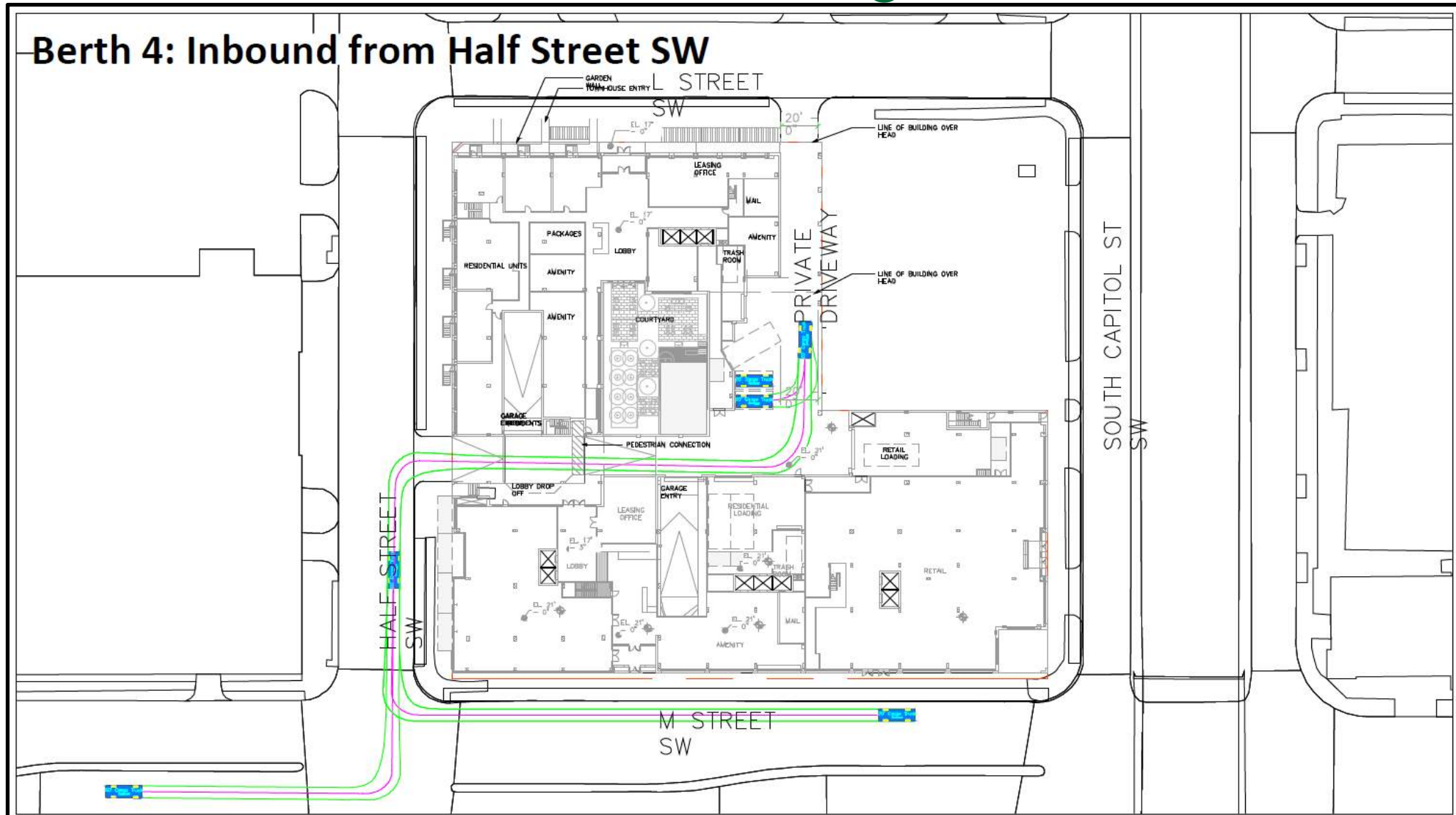
5 M Street SW Turning Maneuvers



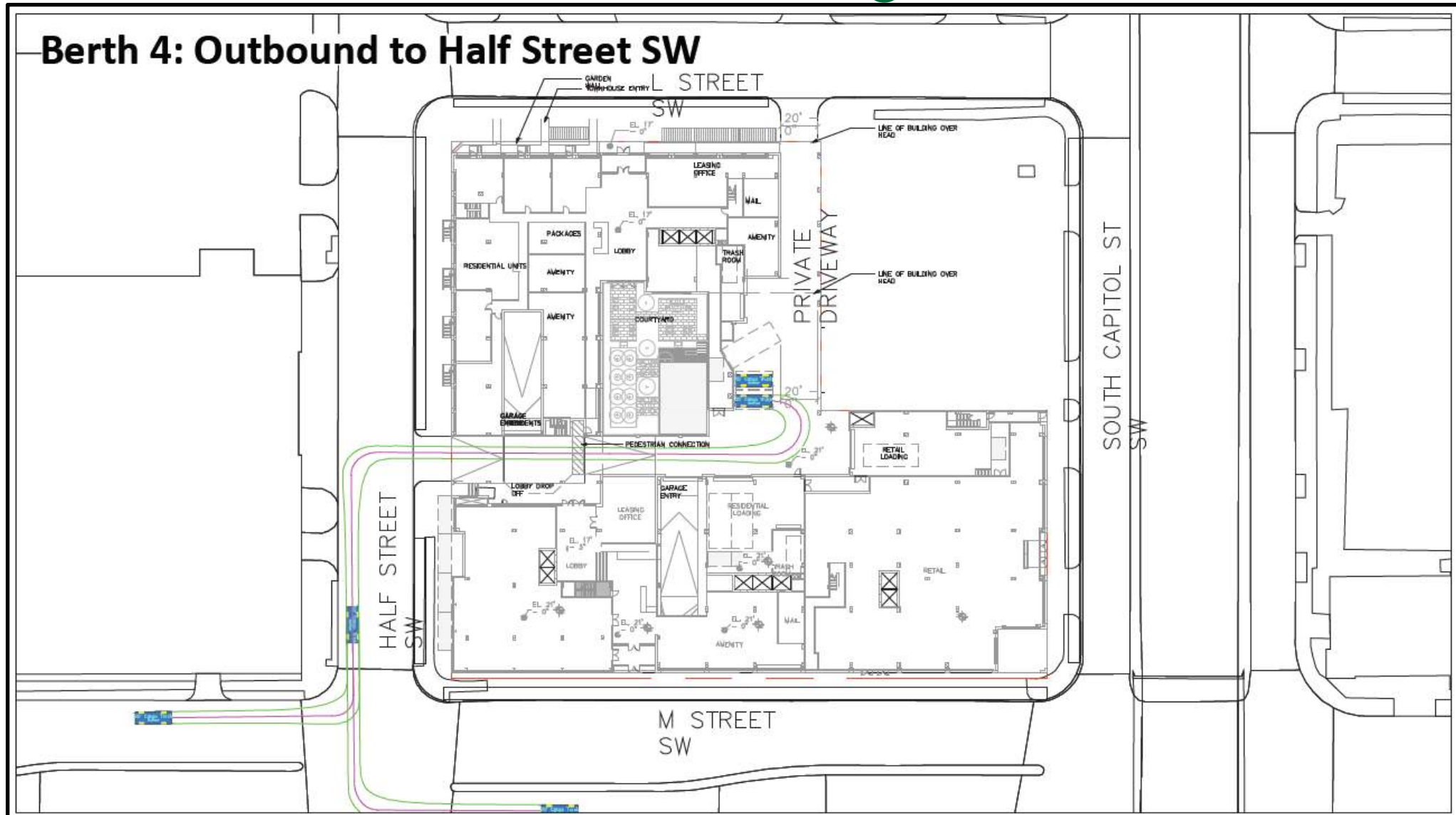
5 M Street SW Turning Maneuvers



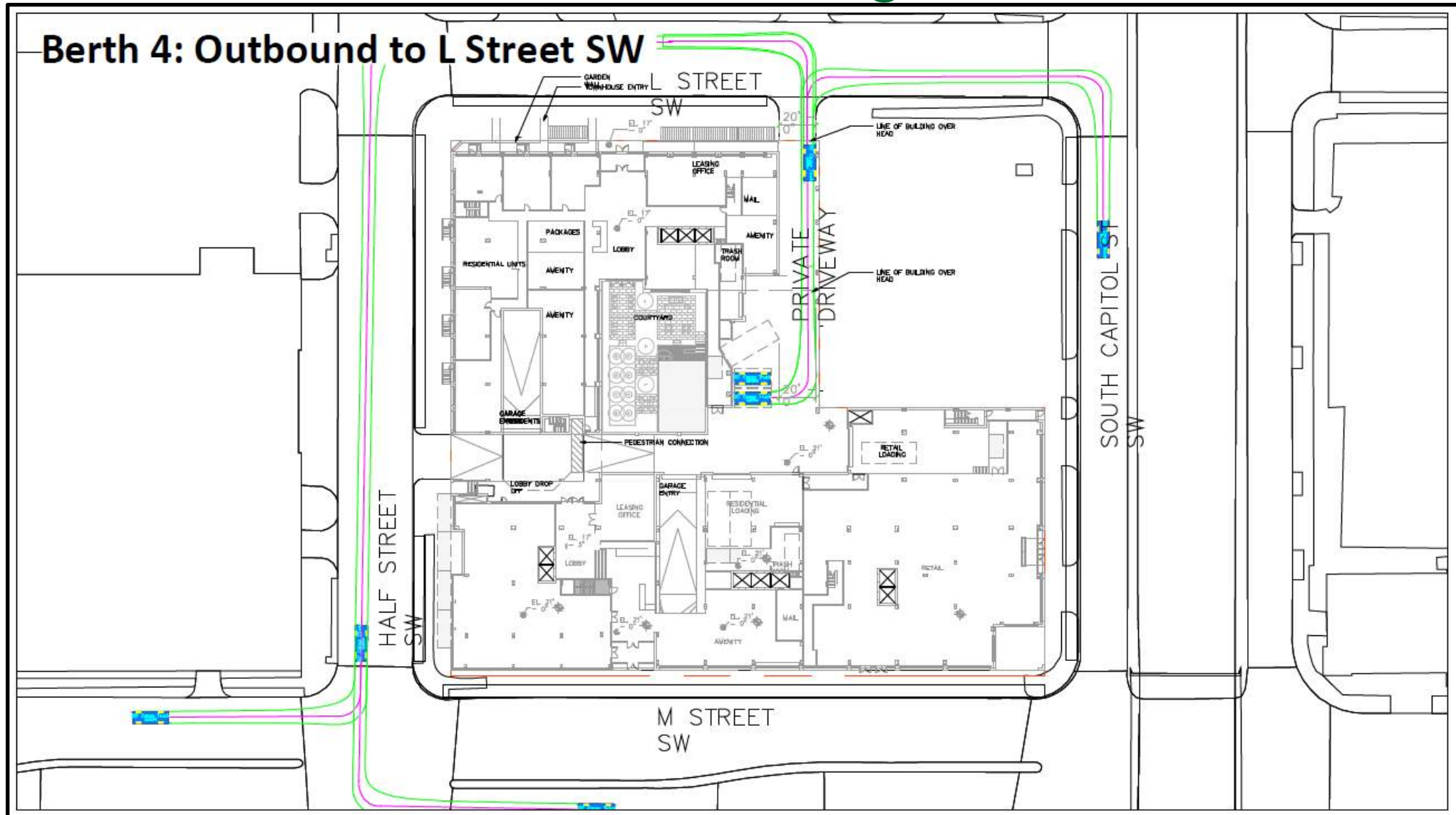
5 M Street SW Turning Maneuvers



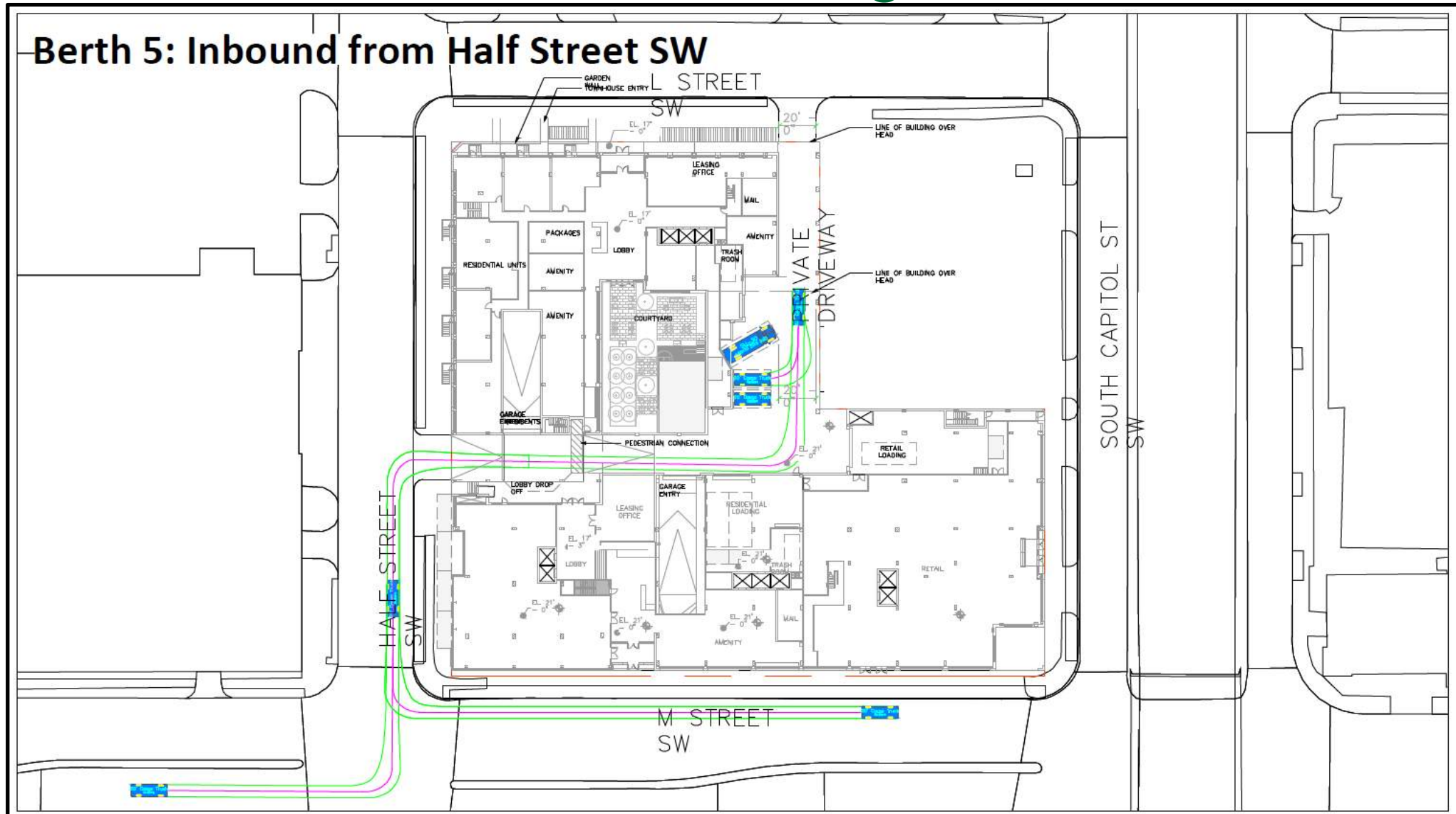
5 M Street SW Turning Maneuvers



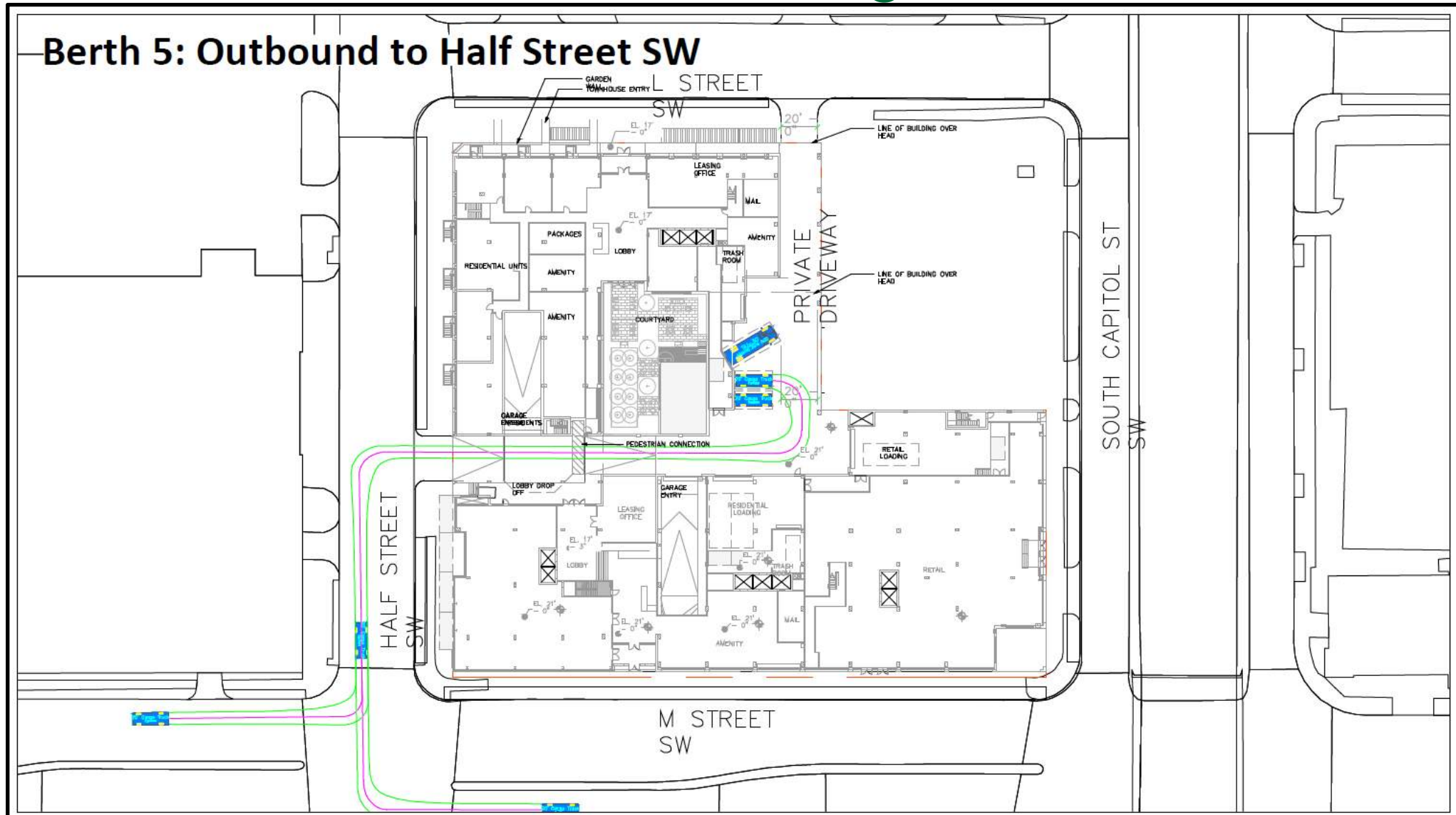
5 M Street SW Turning Maneuvers



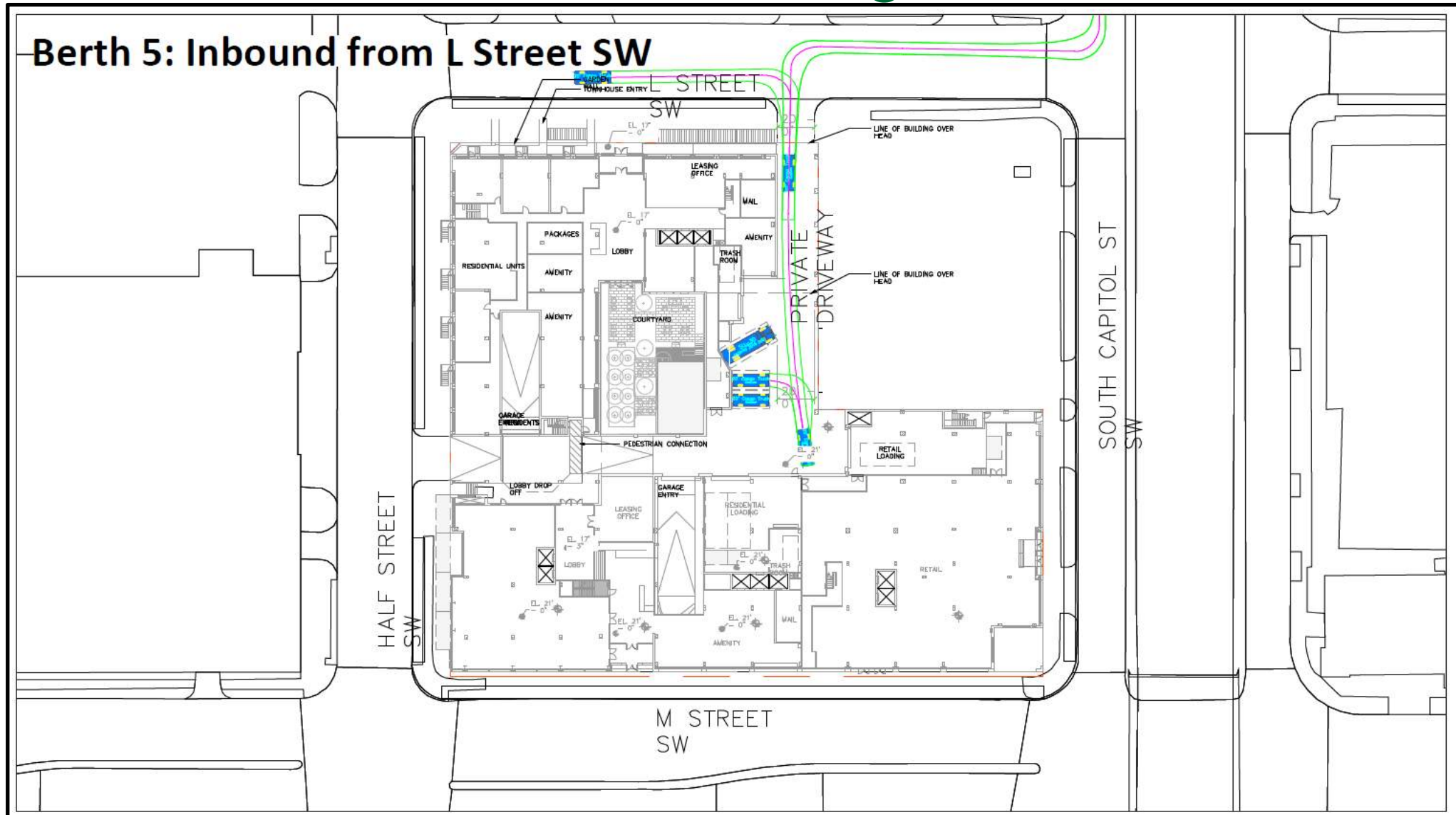
5 M Street SW Turning Maneuvers



5 M Street SW Turning Maneuvers



5 M Street SW Turning Maneuvers



5 M Street SW Turning Maneuvers

