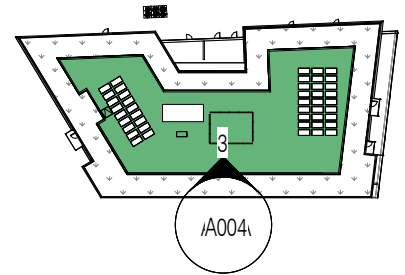
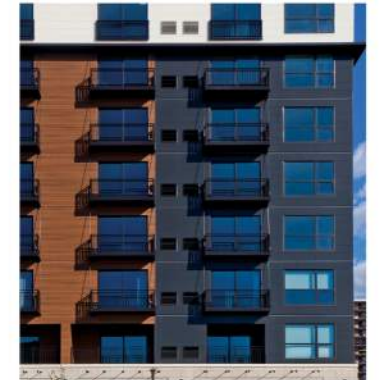


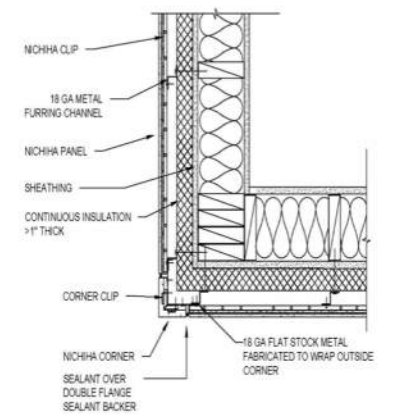
1. Flexibility is requested to vary the final selection of the exterior materials within the color ranges and material types as proposed without reducing the quality of the materials and to make minor refinements to exterior details and dimensions.
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4. Flexibility is requested to vary exterior ornamentation based on comments from National Park Service.



A. RED PANEL



B. GRAY PANEL



NICHHA - HORIZONTAL AWP - CONTINUOUS INSULATION WITH FURRING - OUTSIDE CORNER - NICHHA FACTORY CORNER  
SCALE: 1/2" = 1'-0"

NICHHA DETAIL

1 SOUTH ELEVATION  
1" = 20'-0"



SCALE 1"=20'-0"

# BENNING ROAD METRO AFFORDABLE

# SOUTH ELEVATION BW A-22A

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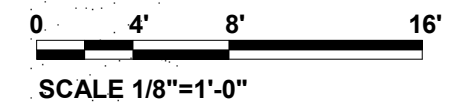


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② SECTION DETAIL N1  
1/8" = 1'-0"

① NORTH ENLARGED ELEVATION 1  
1/8" = 1'-0"



**BENNING ROAD METRO AFFORDABLE**

**ENLARGED ELEVATION | A-25**

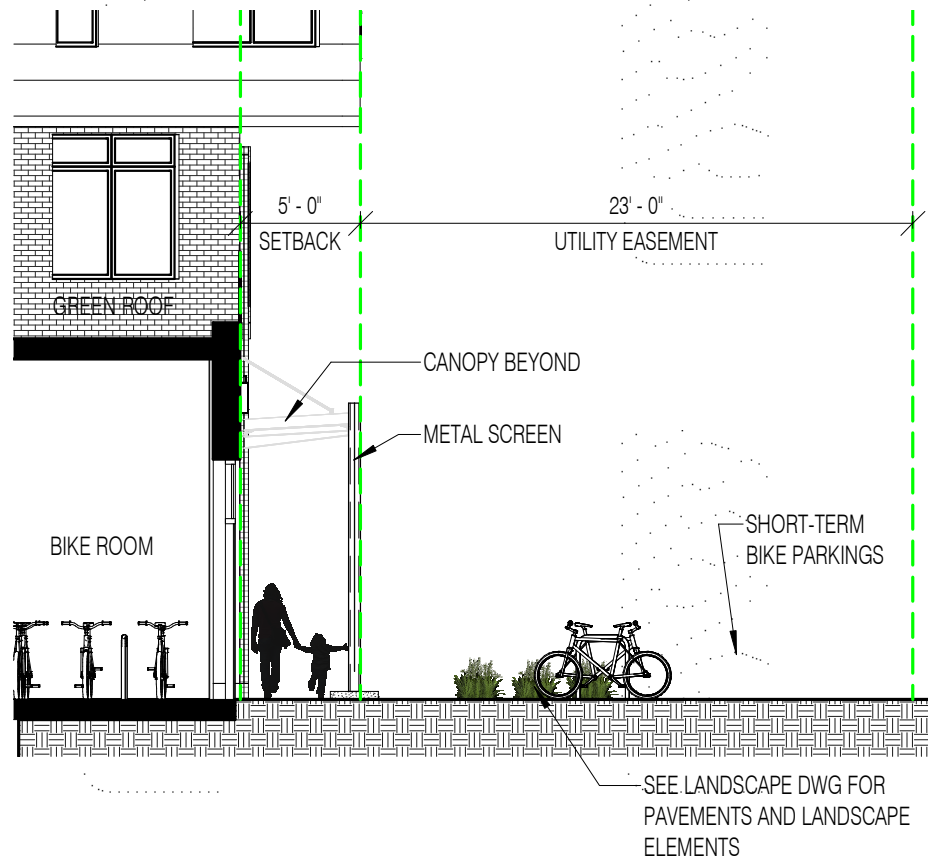
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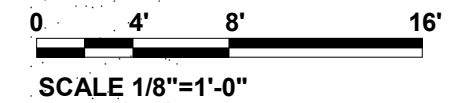
1. Flexibility is requested to vary the final selection of the exterior materials within the color ranges and material types as proposed without reducing the quality of the materials and to make minor refinements to exterior details and dimensions.
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4. Flexibility is requested to vary exterior ornamentation based on comments from National Park Service



2 SECTION DETAIL N2  
1/8" = 1'-0"



1 NORTH ENLARGED ELEVATION 2  
1/8" = 1'-0"

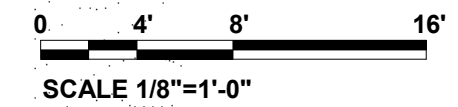


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2 SECTION DETAIL N3  
1/8" = 1'-0"

1 NORTH ENLARGED ELEVATION 3  
1/8" = 1'-0"



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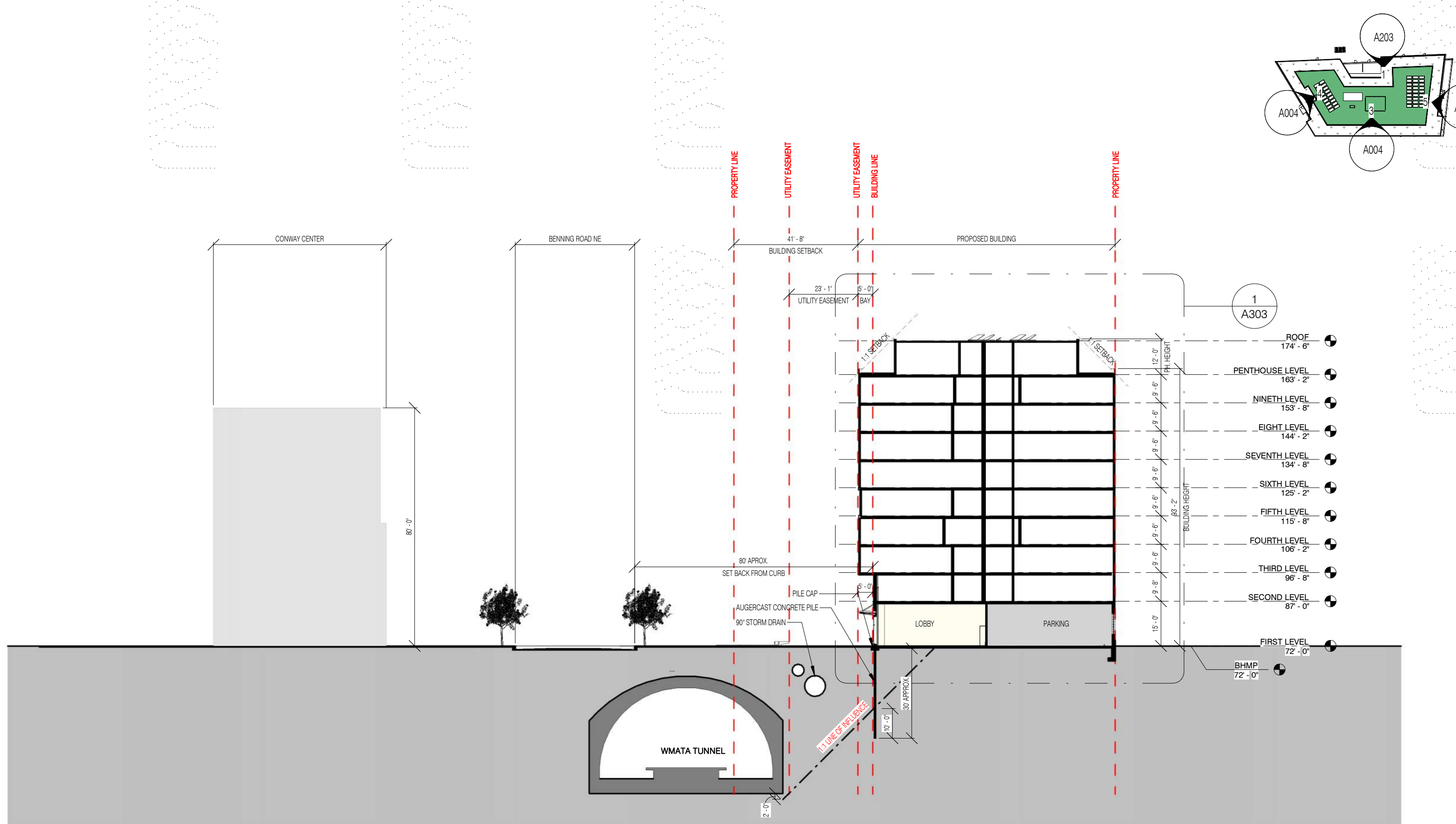
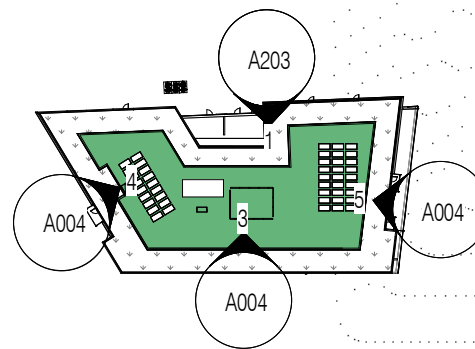
ENLARGED ELEVATION | A-27

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SCALE 1"=30'-0"

SECTION 1 | A-30

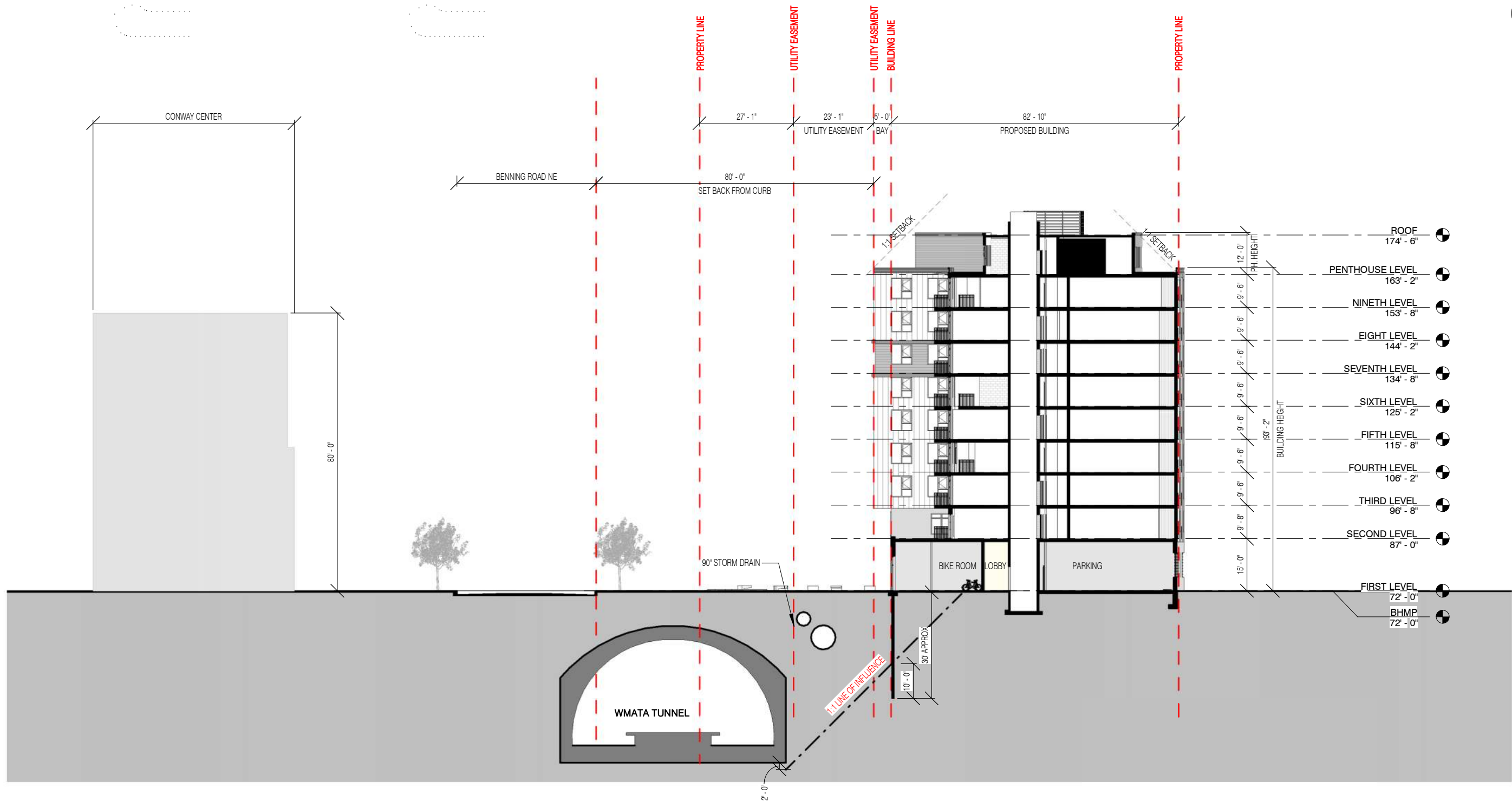
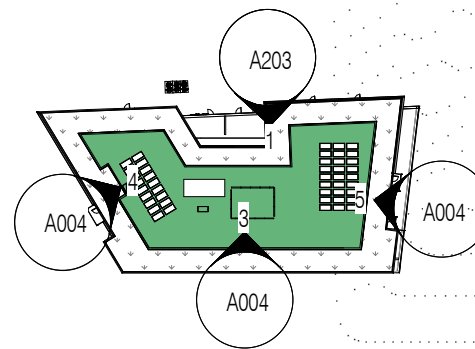
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SCALE 1"=30'-0"  
SECTION 2 | A-31

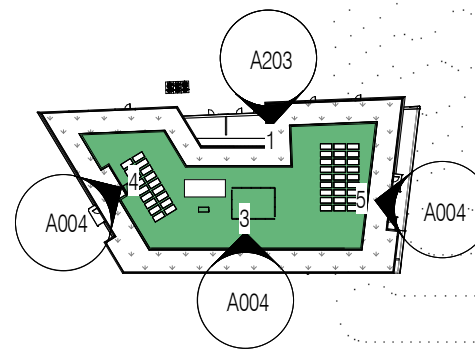
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PROPERTY LINE

PROPERTY LINE

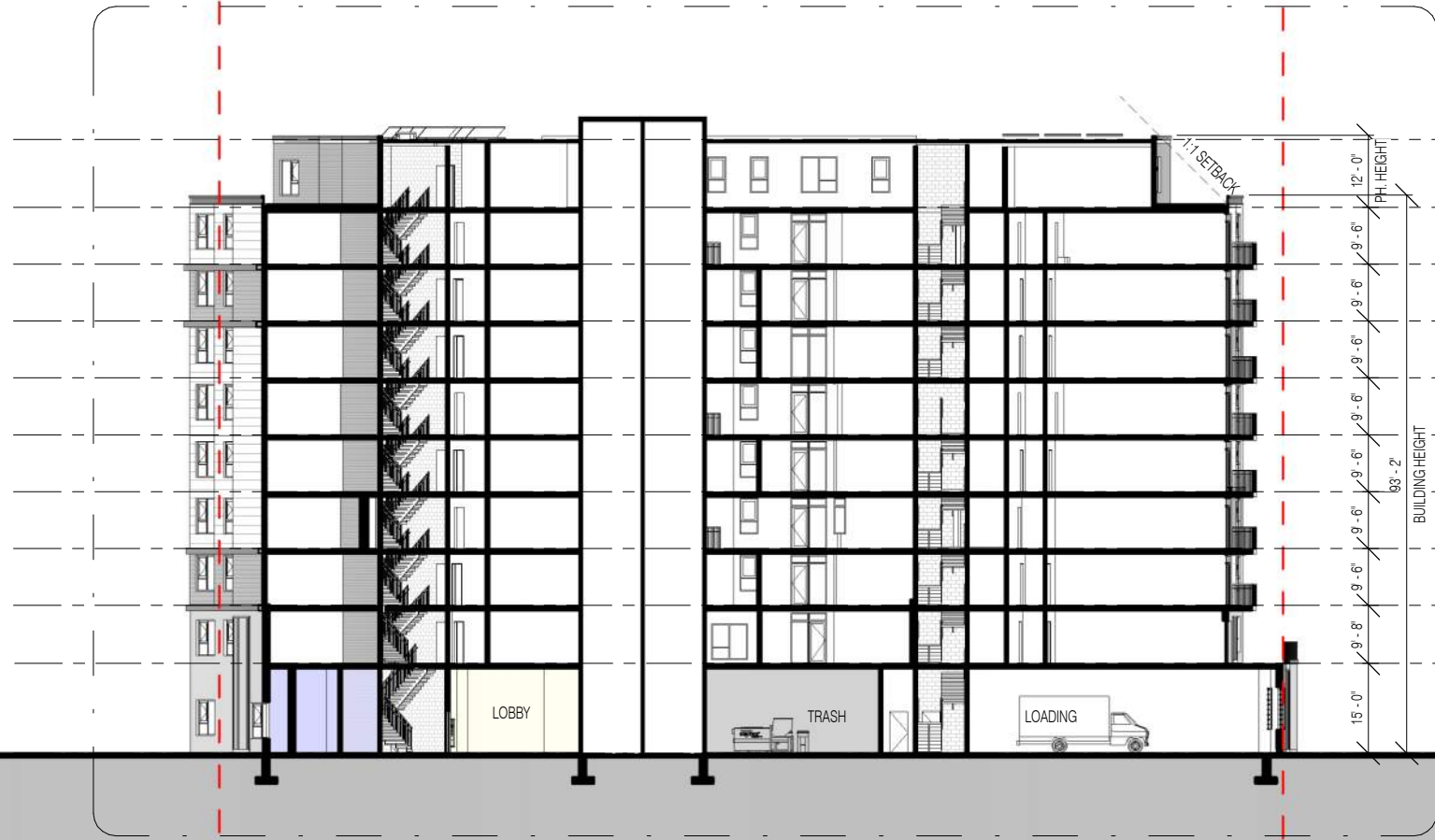
ADJACENT BUILDING

ALLEY

PROPOSED BUILDING

ALLEY

ADJACENT BUILDING



- ROOF 174' - 6"
- PENTHOUSE LEVEL 163' - 2"
- NINTH LEVEL 153' - 8"
- EIGHT LEVEL 144' - 2"
- SEVENTH LEVEL 134' - 8"
- SIXTH LEVEL 125' - 2"
- FIFTH LEVEL 115' - 8"
- FOURTH LEVEL 106' - 2"
- THIRD LEVEL 96' - 8"
- SECOND LEVEL 87' - 0"
- FIRST LEVEL 72' - 0"
- BHMP 72' - 0"

1  
A301



SCALE 1"=30'-0"

SECTION 3 | A-32

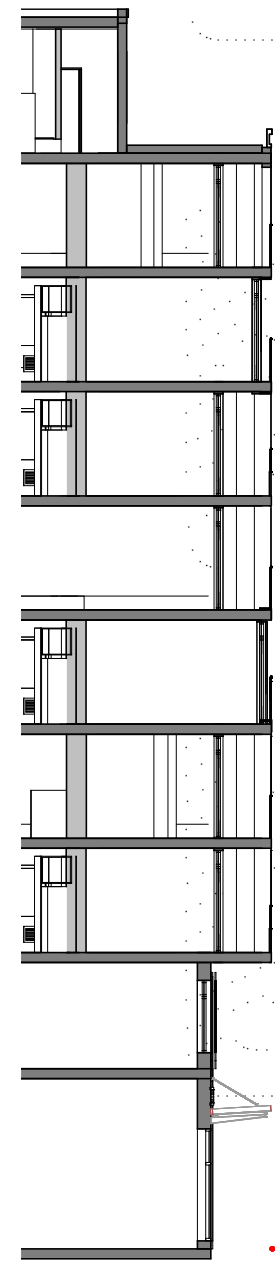
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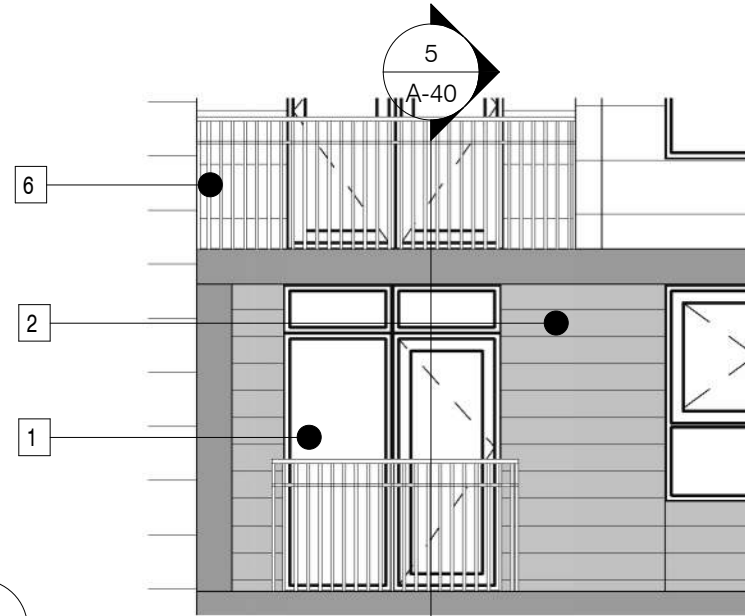




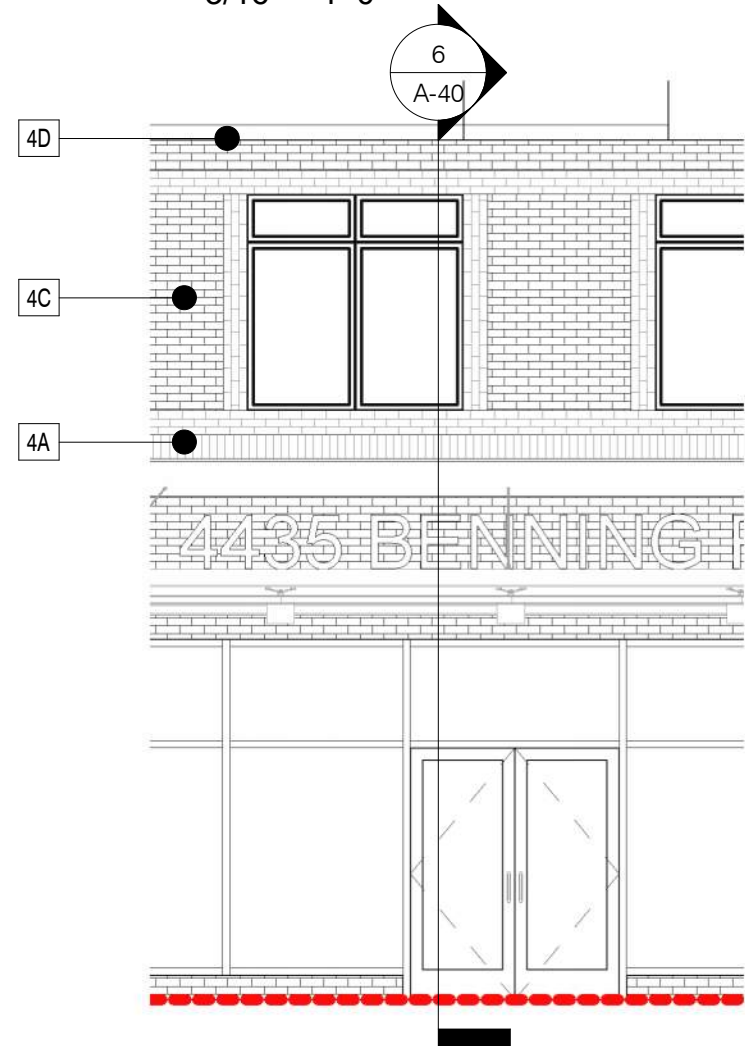
4 Partial Section 1  
1/16" = 1'-0"



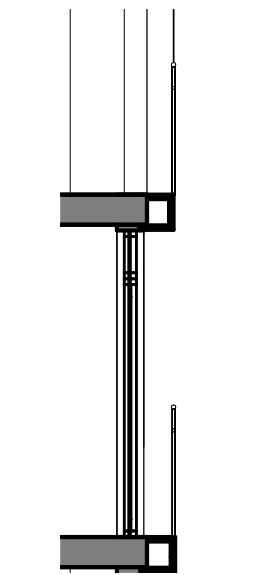
1 Partial Elevation 1  
1/16" = 1'-0"



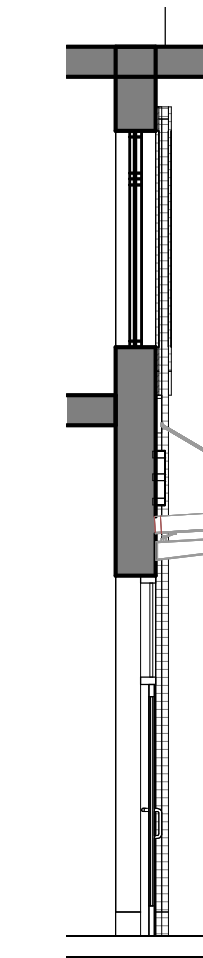
3 Partial Elevation 1 - Callout 2  
3/16" = 1'-0"



2 Partial Elevation 1 - Callout 1  
3/16" = 1'-0"



5 DETAIL 1  
3/16" = 1'-0"



6 DETAIL 2  
3/16" = 1'-0"



1. METAL VERTICAL RAILING



2. NICHIIHA\_GREY SMOOTH NICHIPANEL



3. NICHIIHA\_MULTIFAMILY DESIGN PANEL



4. BELDEN\_ASHBERRY VELOUR BRICK

- A. SOLDIER BRICK PATTERN
- B. STACK BRICK PATTERN
- C. RUNNING BOND STANDARD BRICK
- D. BRICK CORNICE



6. DECORATIVE METAL

1. Flexibility is requested to vary the final selection of the exterior materials within the color ranges and material types as proposed without reducing the quality of the materials and to make minor refinements to exterior details and dimensions.
2. Flexibility is requested to vary the approved signage provided it is consistent with the indicated dimensions and materials.
3. Flexibility is requested to vary the non-residential storefront and associated features and fixtures in public space subject to individual tenant modifications.
4. Flexibility is requested to vary exterior ornamentation based on comments from National Park Service.
5. Flexibility is requested to vary the window frames to light grey, grey or black.

# BENNING ROAD METRO AFFORDABLE

# MATERIAL DETAILING | A-40

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2 Partial Section 2  
1/16" = 1'-0"



1 Partial Elevation 2  
1/16" = 1'-0"



4 Partial Elevation 2 - Callout 2  
3/16" = 1'-0"



3 Partial Elevation 2 - Callout 1  
3/16" = 1'-0"



1. METAL VERTICAL RAILING



2. NICHIIHA\_GREY SMOOTH NICHIPANEL



3. NICHIIHA\_MULTIFAMILY DESIGN PANEL



4. BELDEN\_ASHBERRY VELOUR BRICK

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BENNING ROAD METRO AFFORDABLE

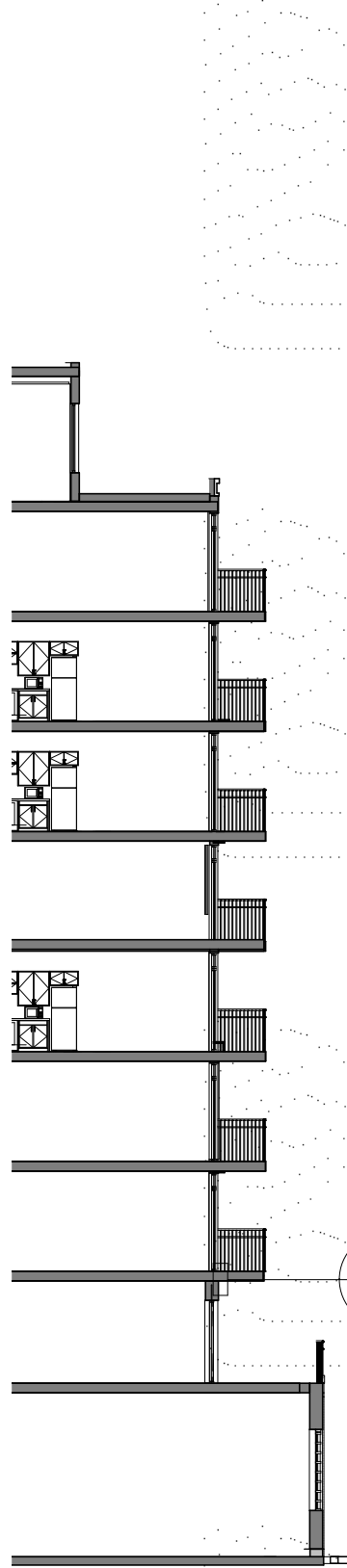
MATERIAL DETAILING A-41

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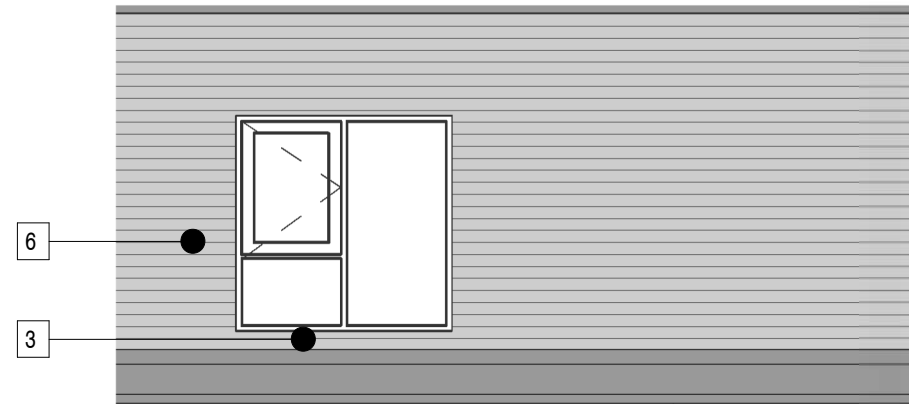




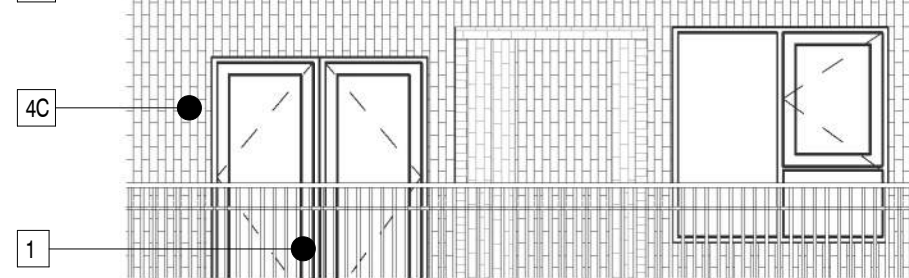
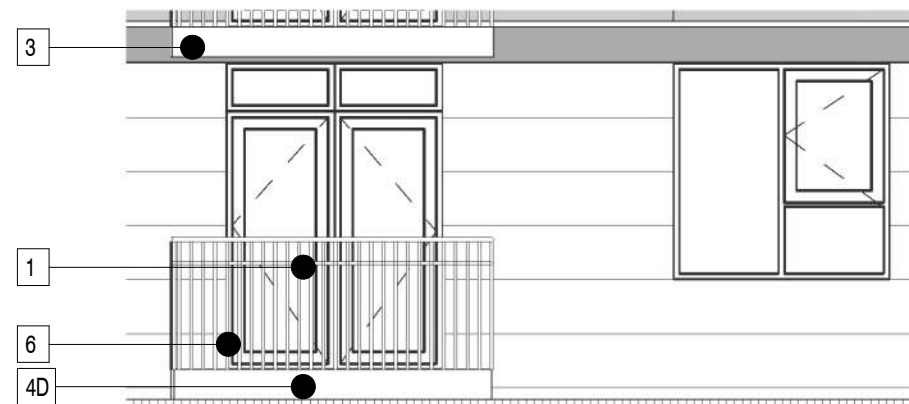
2 Partial Section 3  
1/16" = 1'-0"



1 Partial Elevation 3  
1/16" = 1'-0"



4 Partial Elevation 3 - Callout 2  
3/16" = 1'-0"



3 Partial Elevation 3 - Callout 1  
3/16" = 1'-0"

5 BRICK DETAIL  
3/16" = 1'-0"



1. METAL VERTICAL RAILING



2. NICHIBA\_GREY SMOOTH NICHIPANEL



3. NICHIBA\_MULTIFAMILY DESIGN PANEL



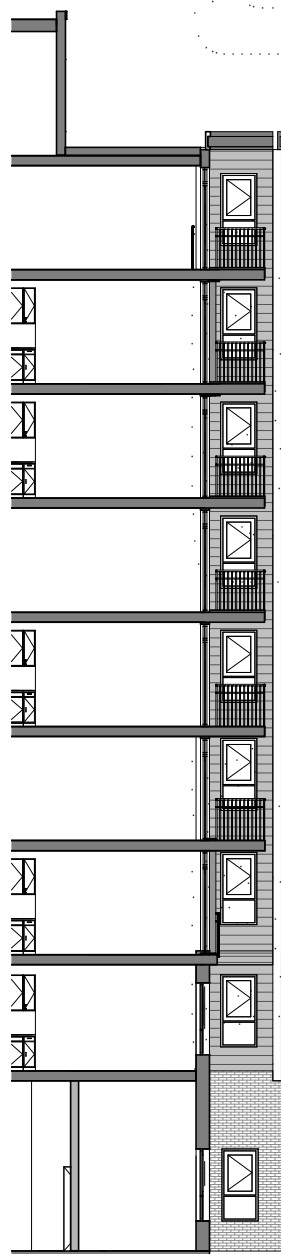
4. BELDEN\_ASHBERRY VELOUR BRICK

- A. SOLDIER BRICK PATTERN
- B. STACK BRICK PATTERN
- C. RUNNING BOND STANDARD BRICK
- D. BRICK CORNICE



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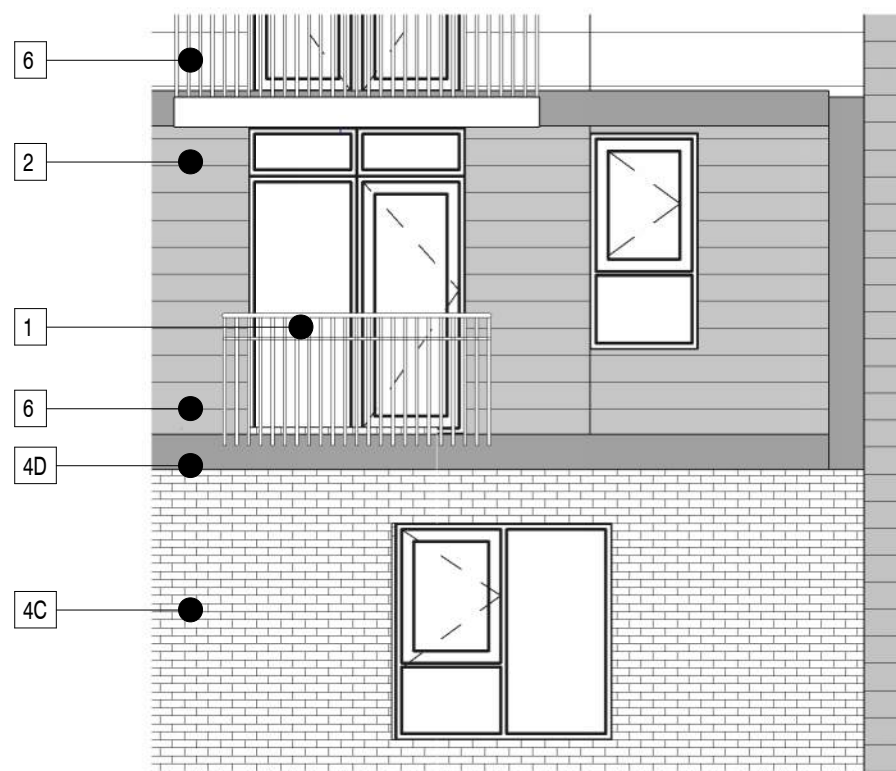
2 Partial Section 4  
1/16" = 1'-0"



1 Partial Elevation 4  
1/16" = 1'-0"



4 Partial Elevation 4 - Callout 2  
3/16" = 1'-0"



3 Partial Elevation 4 - Callout 1  
3/16" = 1'-0"



1. METAL VERTICAL RAILING



2. NICHIIA\_GREY SMOOTH NICHIPANEL



3. NICHIIA\_MULTIFAMILY DESIGN PANEL



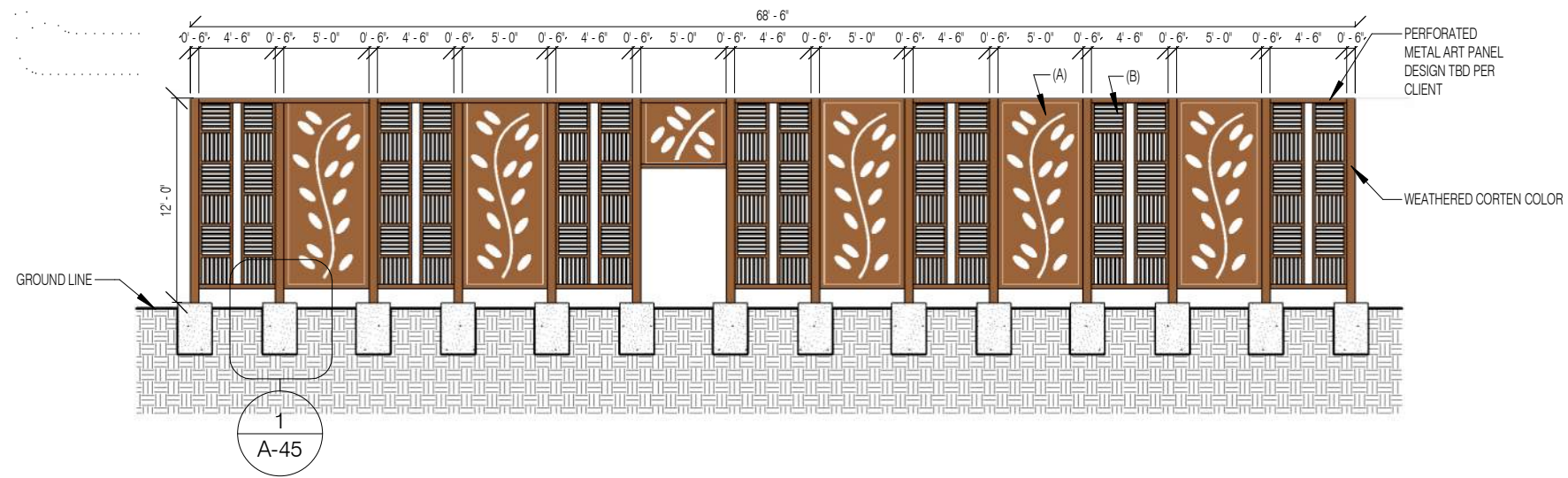
4. BELDEN\_ASHBERRY VELOUR BRICK

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2 PROPOSED STRUCTURE FRONT PIECE  
1" = 10'-0"



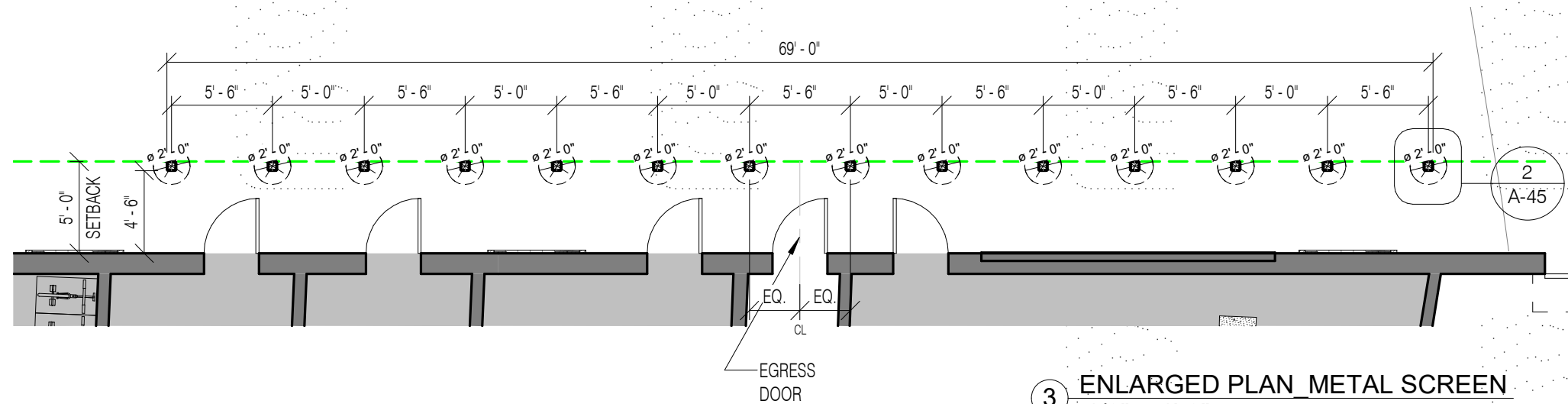
(A) METAL ART WALL DESIGN EXAMPLES



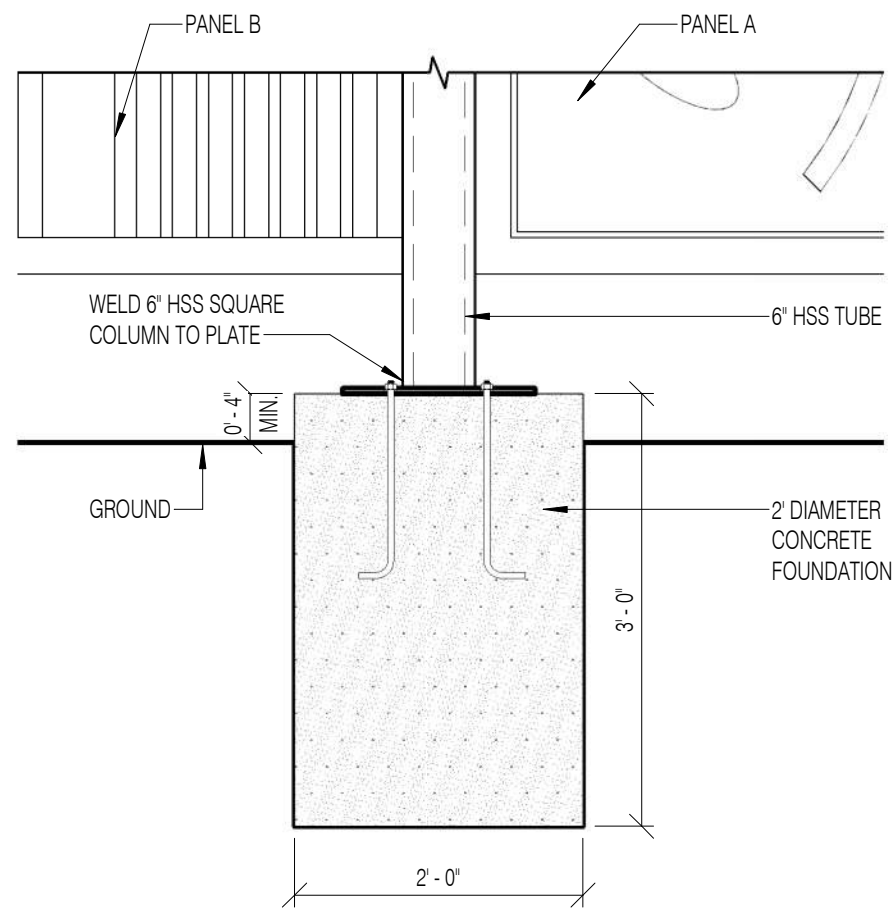
1 PROPOSED STRUCTURE FRONT  
1" = 10'-0"



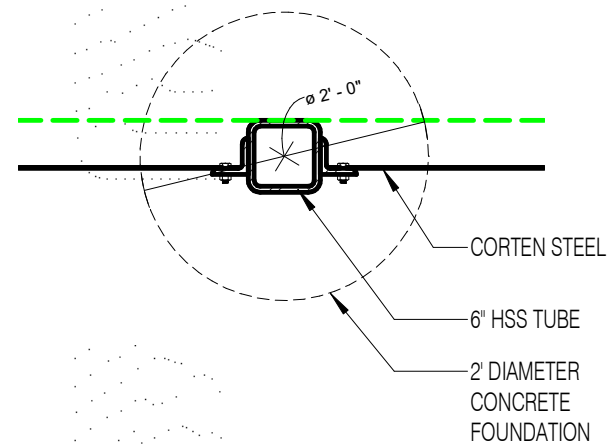
(B) PERFORATIVE METAL PANEL DESIGN EXAMPLES



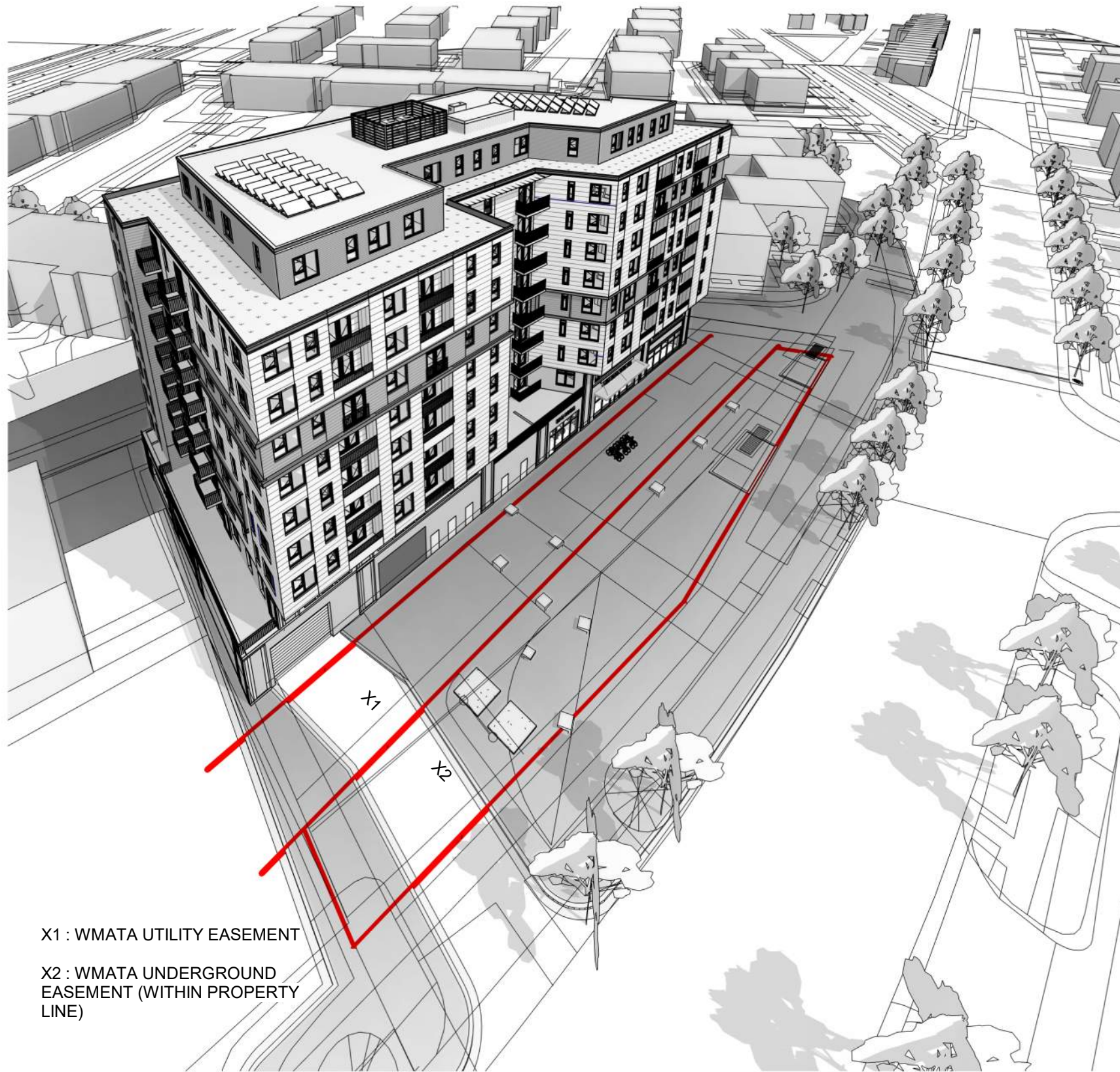
3 ENLARGED PLAN METAL SCREEN  
1/8" = 1'-0"



1 COLUMN TO GROUND DETAIL  
3/4" = 1'-0"



2 PLAN DETAIL  
3/4" = 1'-0"



X1 : WMATA UTILITY EASEMENT  
 X2 : WMATA UNDERGROUND  
 EASEMENT (WITHIN PROPERTY  
 LINE)

③ Pers Benning Rd Sky

**BENNING ROAD METRO AFFORDABLE**



① KEY PLAN FOR VIGNETTES 1  
 1" = 100'-0"



② Pers Benning Rd

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VIGNETTES | A-50





① KEY PLAN FOR VIGNETTES 2  
1" = 100'-0"



② Pers Benning Rd East



③ Pers Benning Rd West

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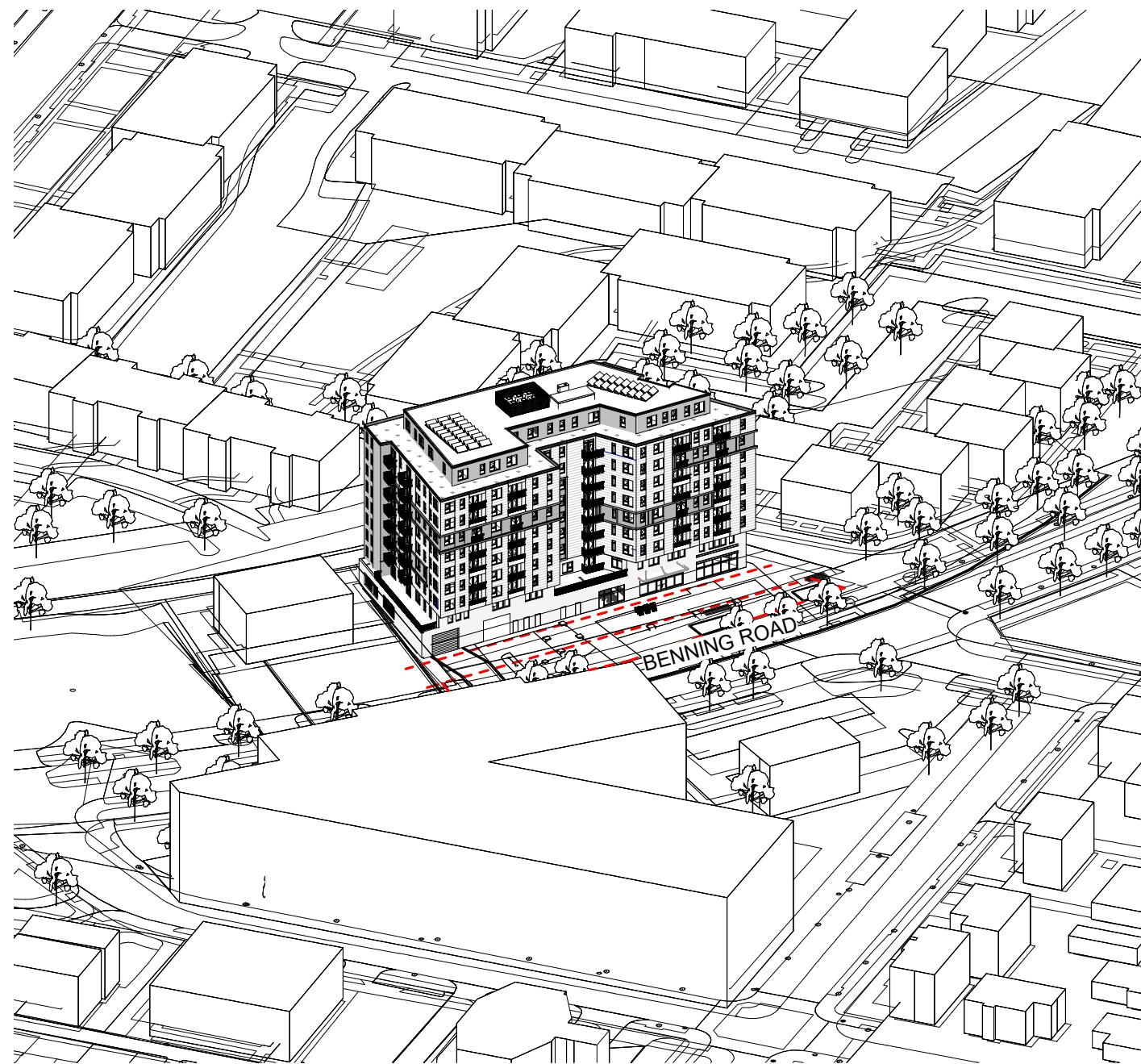
VIGNETTES | A-51

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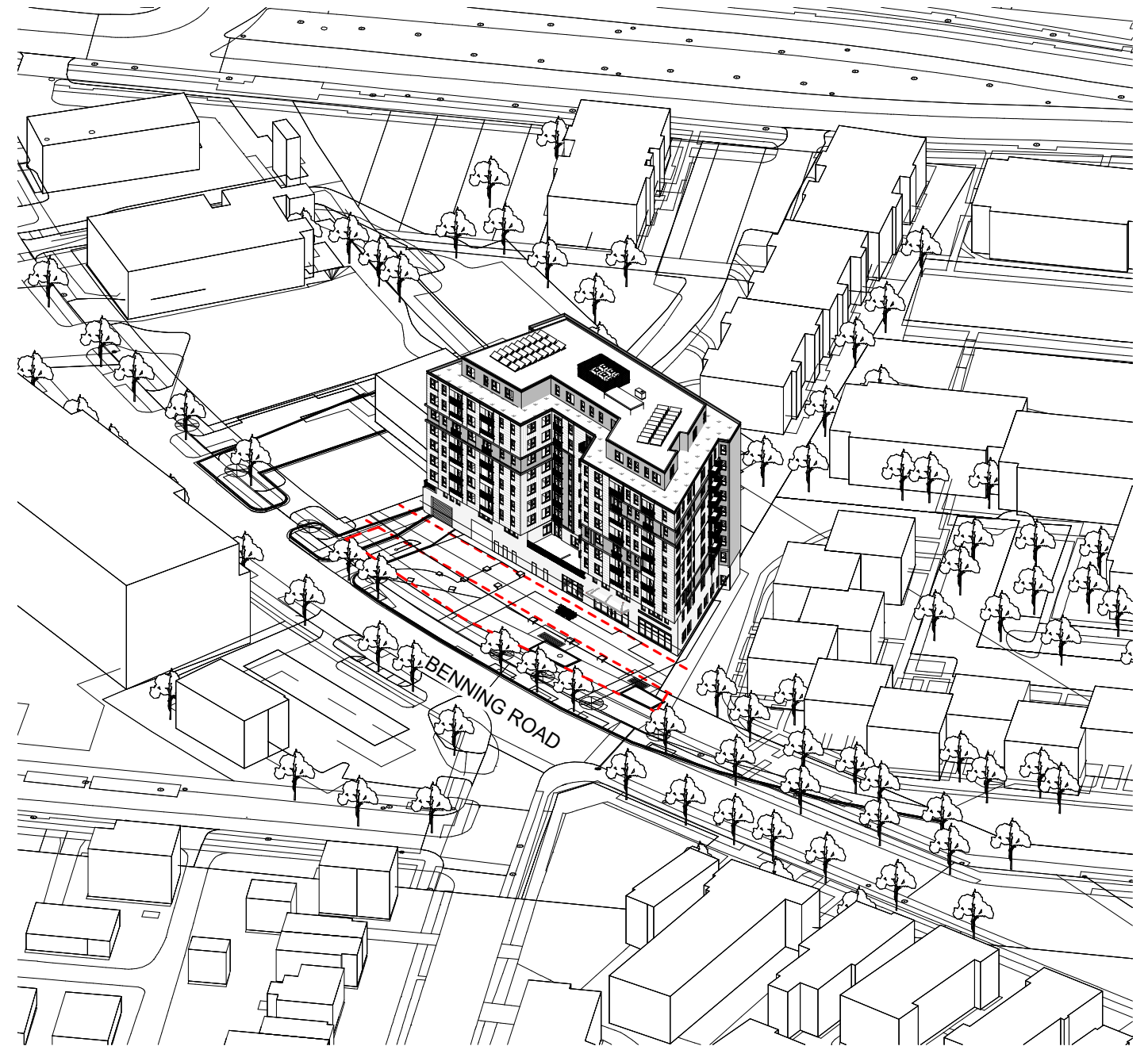


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① 3D Aerial View 1



② 3D Aerial View 2

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**VIGNETTES | A-52**

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# BENNING ROAD METRO AFFORDABLE

# RENDERING A-60

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RENDERING | A-61

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RENDERING | A-62

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RENDERING A-64

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