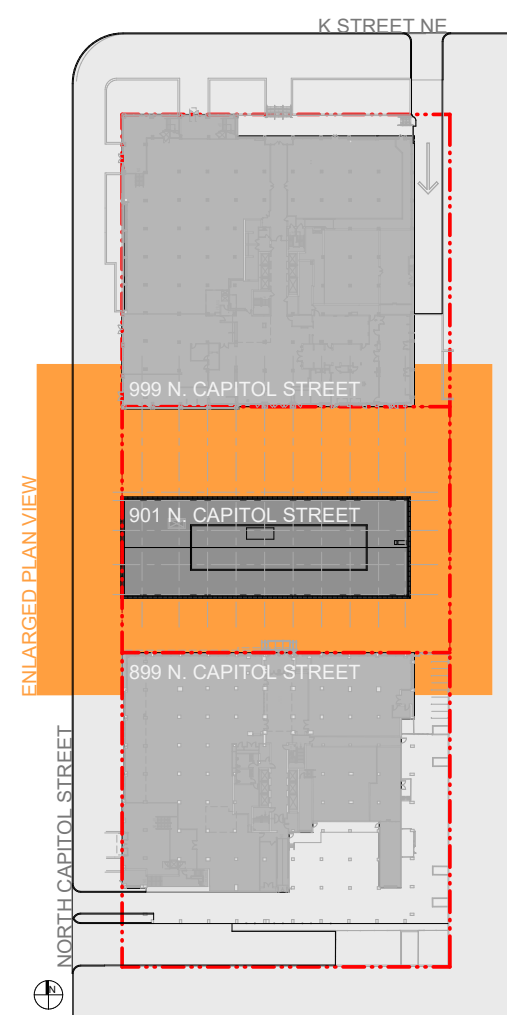
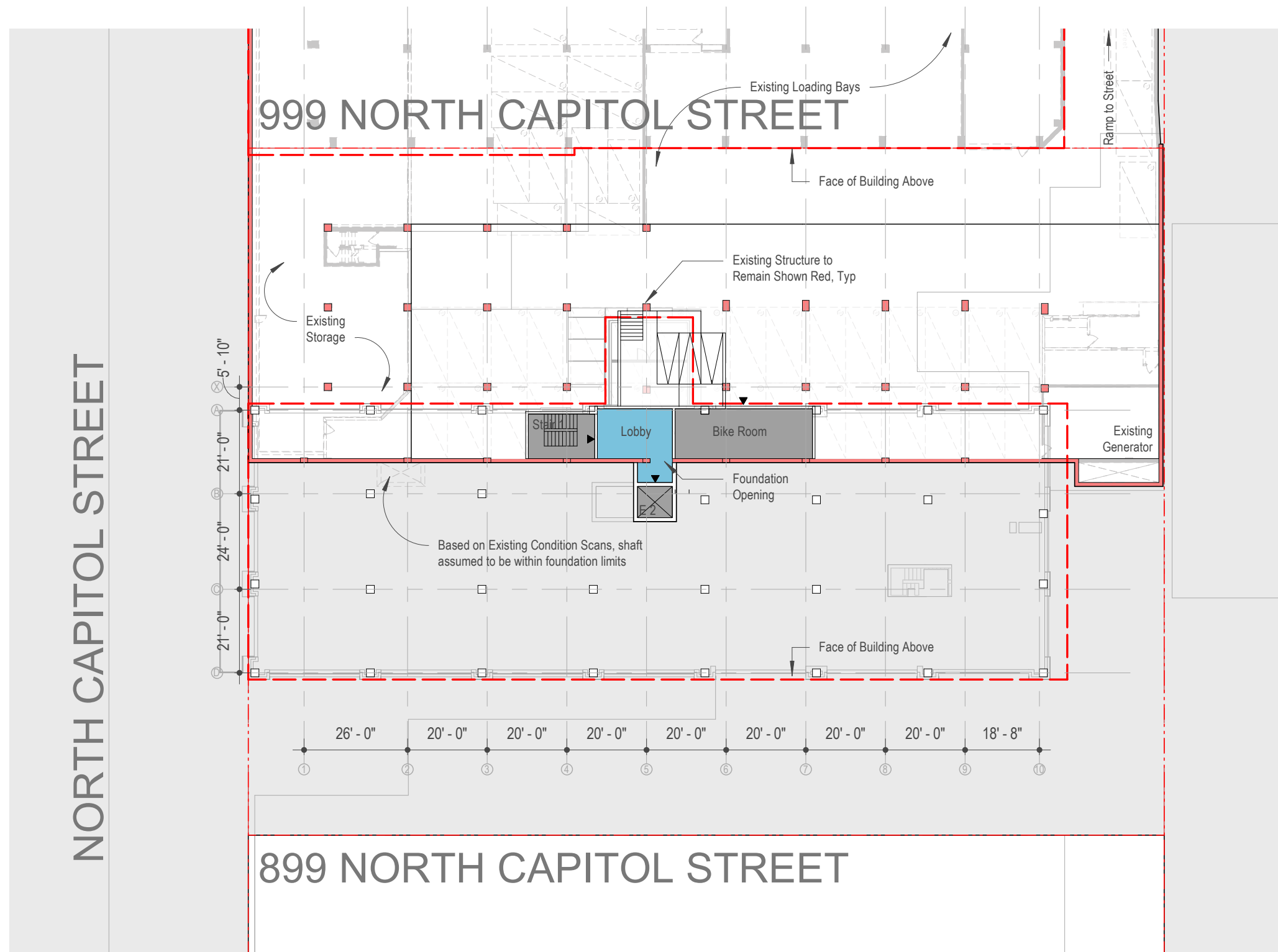


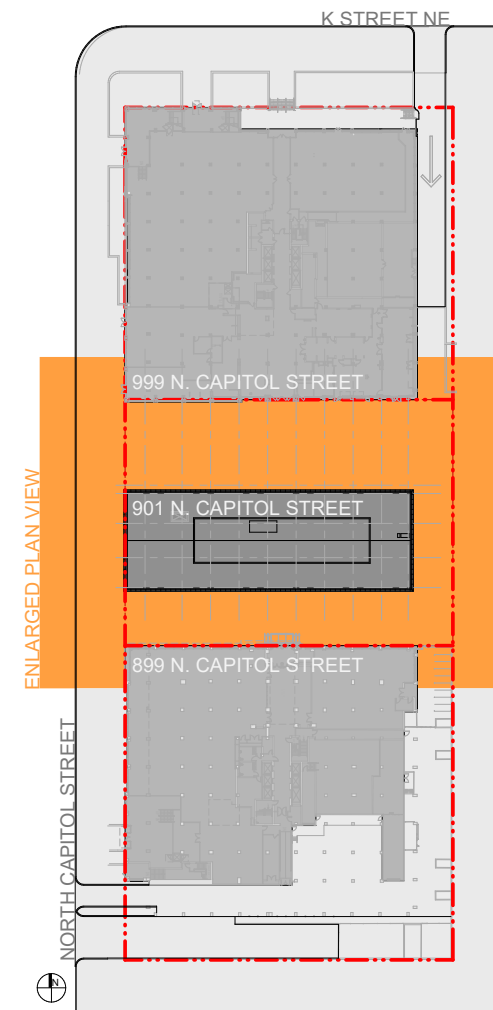
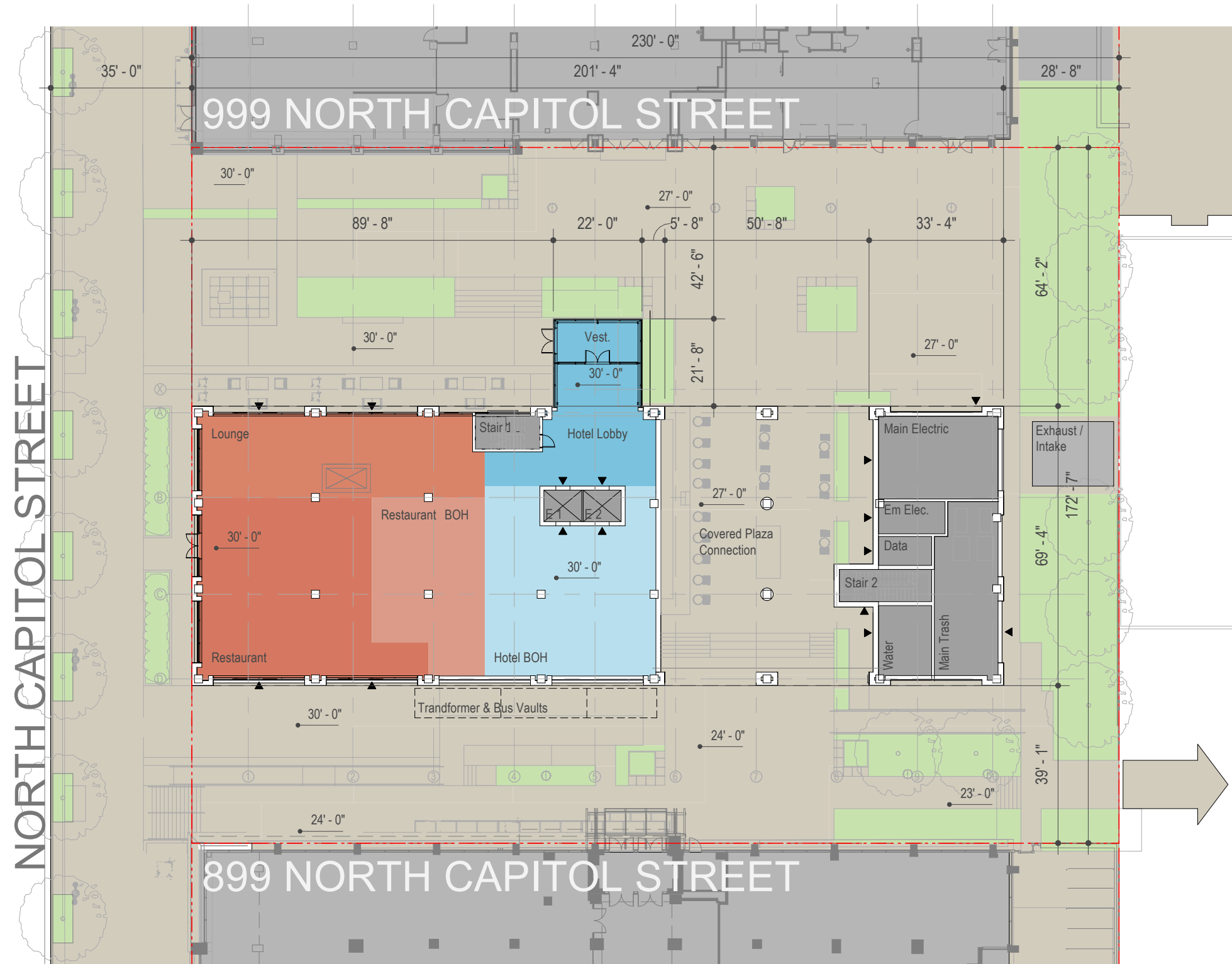


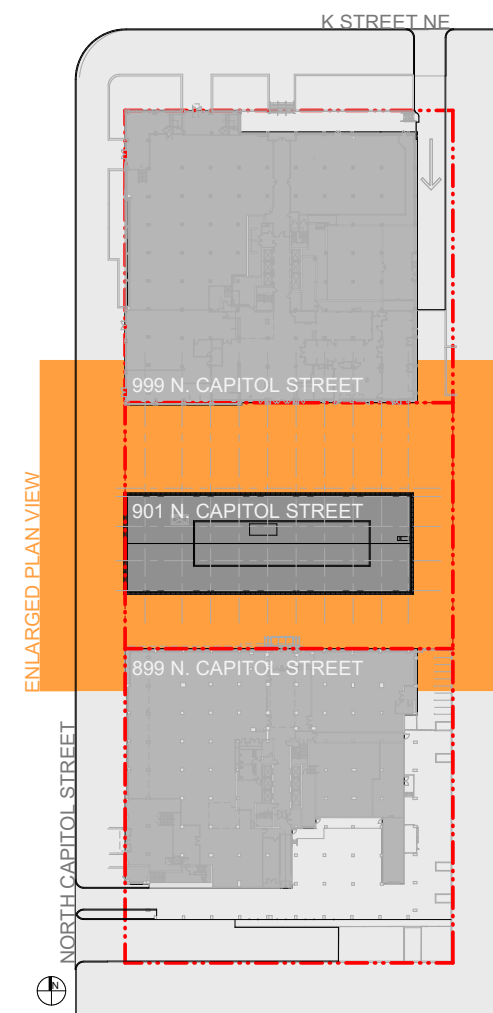
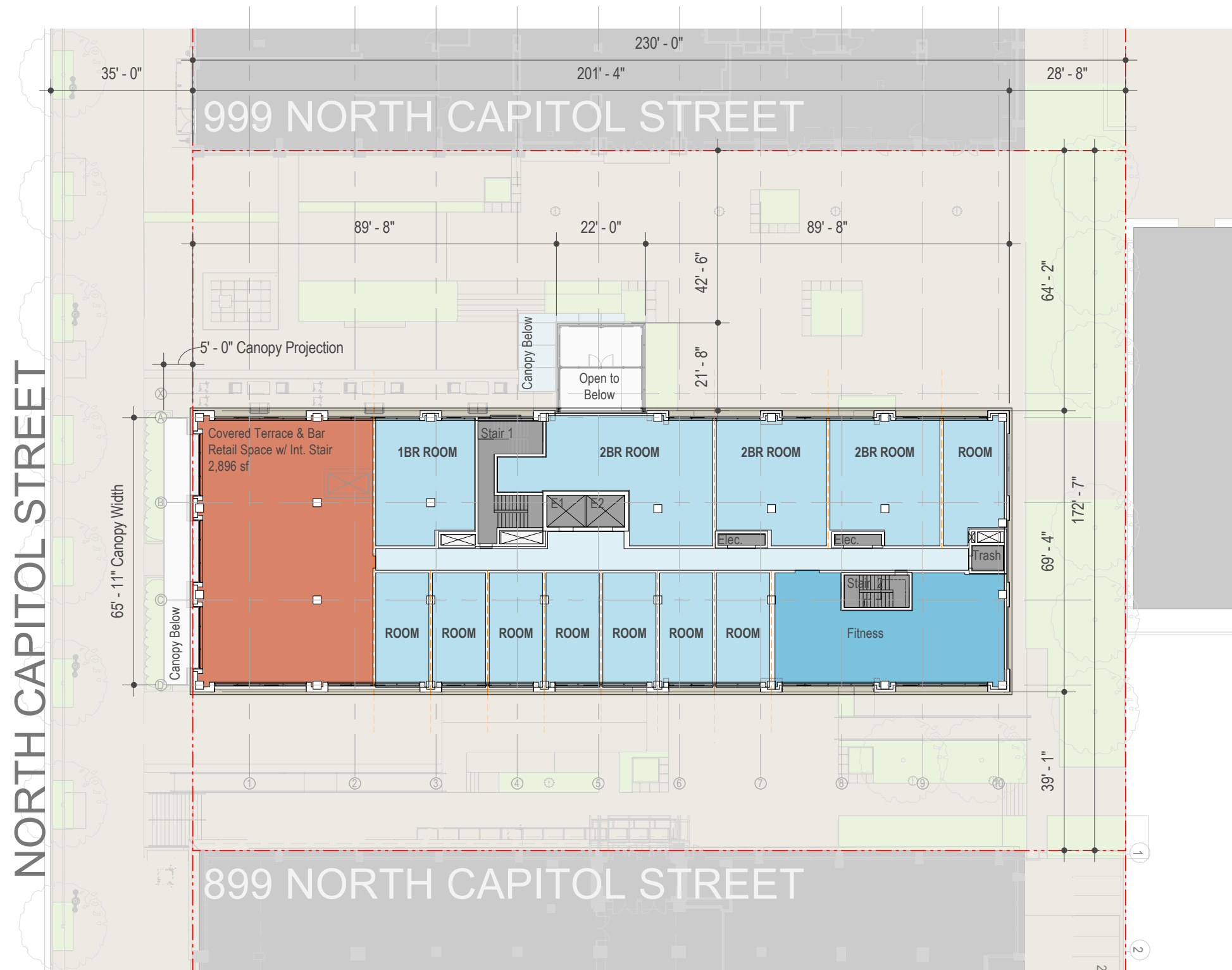
901 NORTH CAPITOL STREET NE ZONING COMMISSION SUBMISSION PHASE 2 : MAY 25, 2021

NORTH CAPITOL STREET STREET WALL : A09

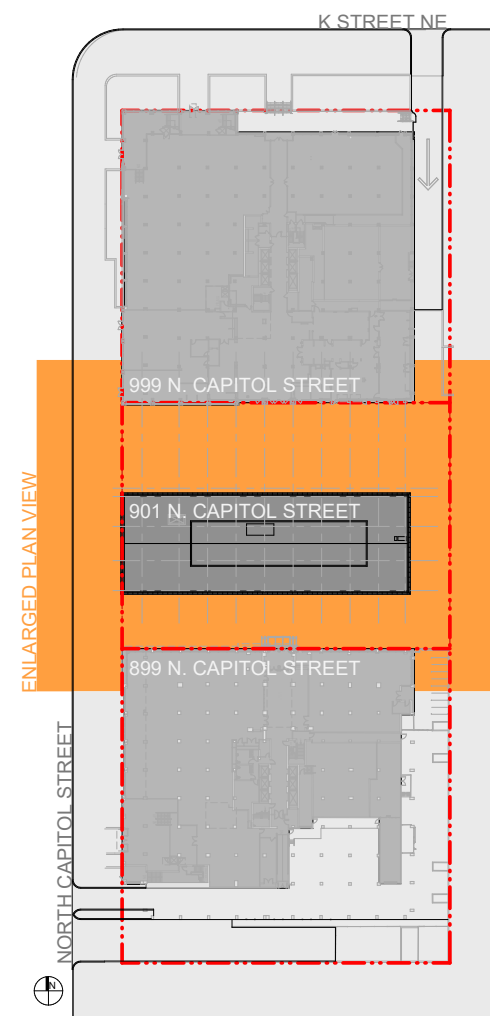
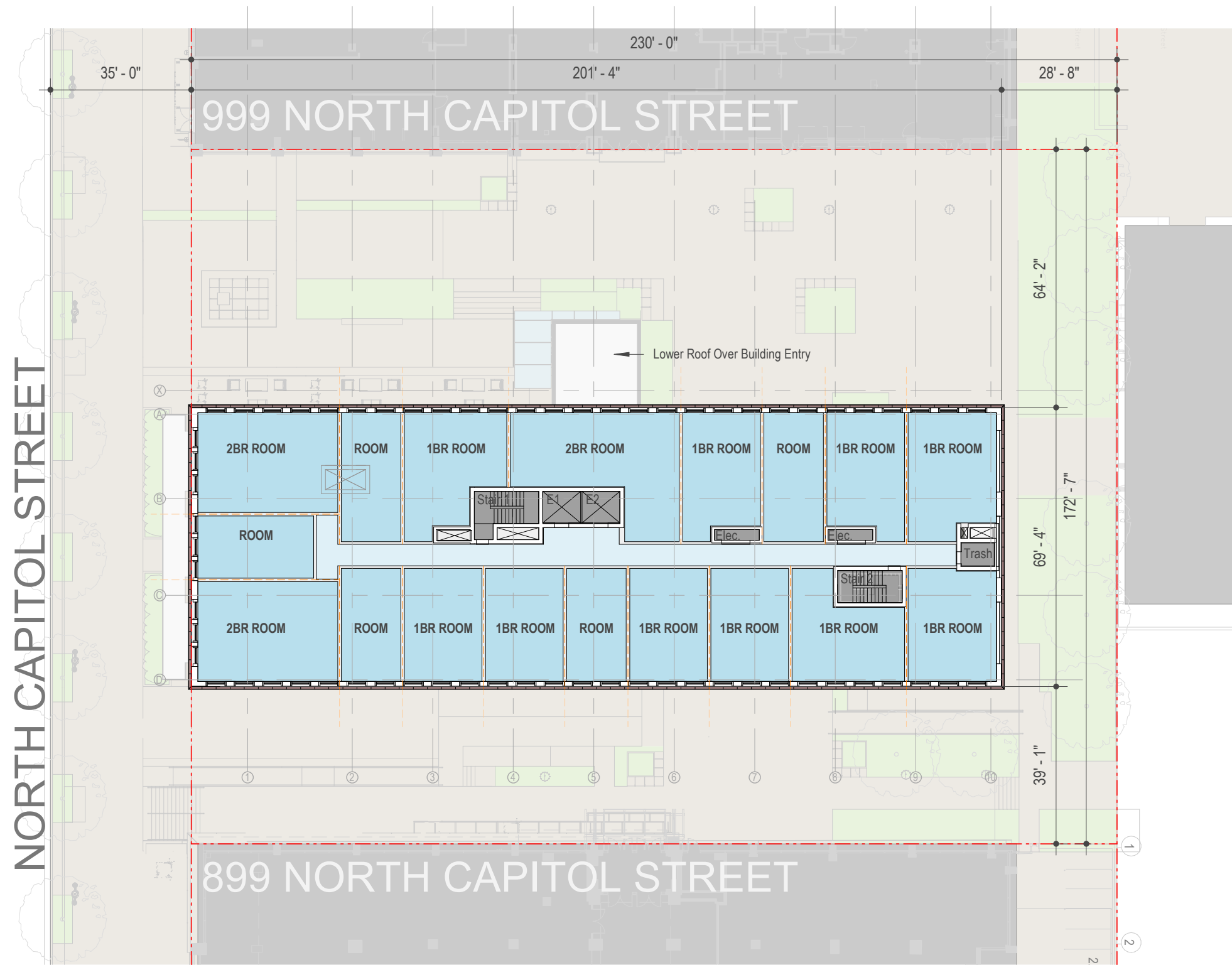




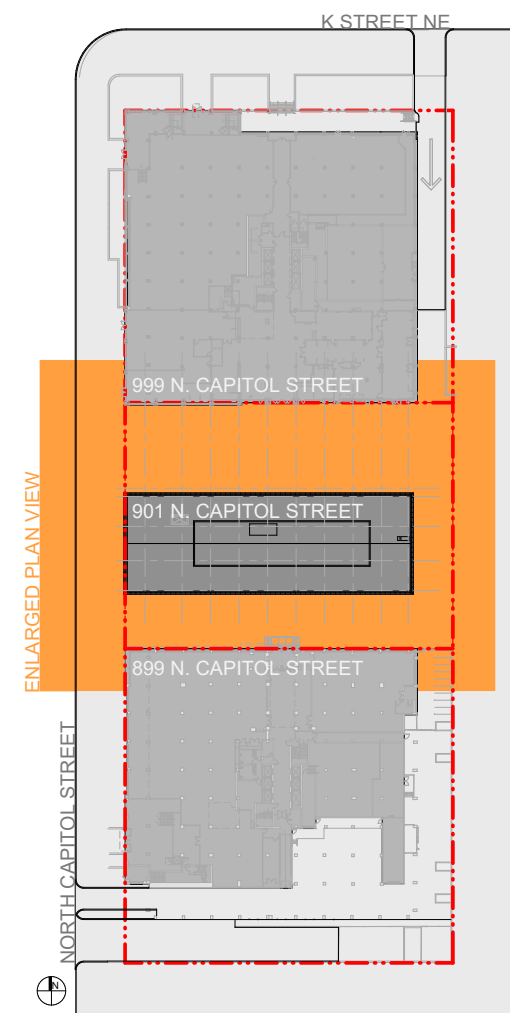
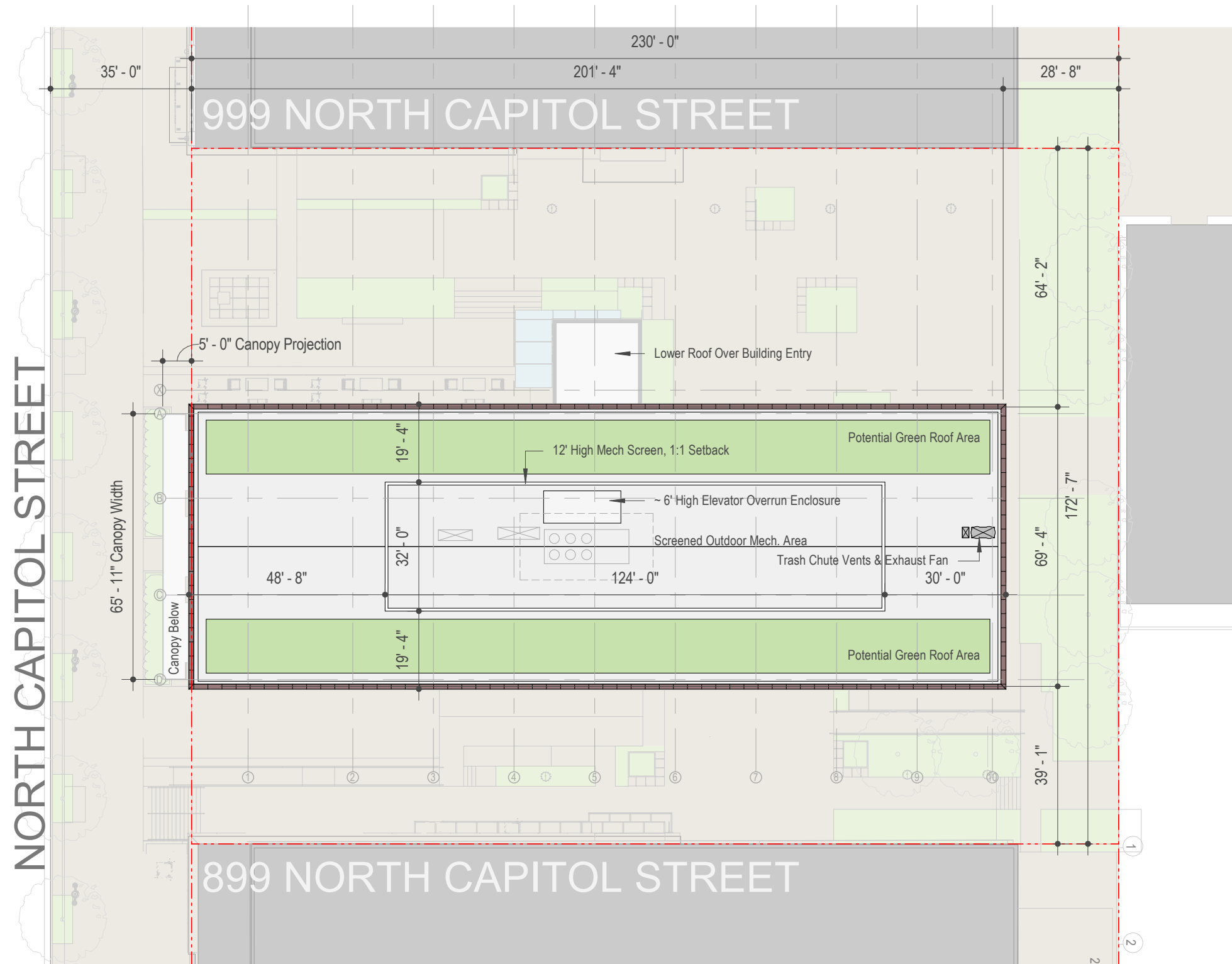




SECOND LEVEL PLAN : A13



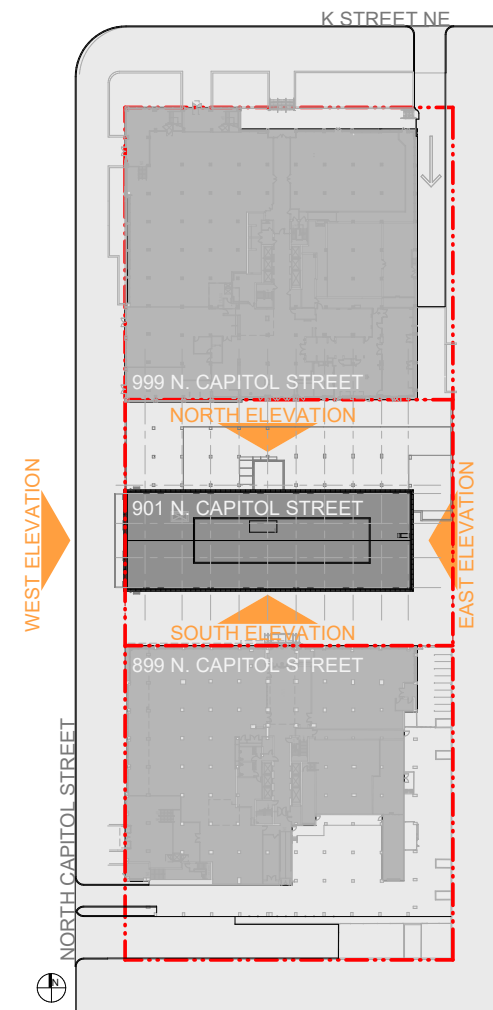
Penthouse layout, mechanical configuration, and green features are not final and subject to minor adjustments as needed prior to permitting.



All signage is illustrative; signage to be finalized during permitting based on tenant need and Code requirements.

Canopy projects 5' into public space; canopy projection is subject to separate review and shown here for illustrative purposes only.

KEYNOTE LEGEND	
4A	BRICK VENEER - COLOR 1
4B	BRICK VENEER - COLOR 2
4C	CAST STONE CORNICE - COLOR 1
5A	PREFINISHED METAL PANEL
5B	PREFINISHED METAL CORNICE
5C	PREFINISHED METAL CANOPY
7A	FIBER CEMENT PANEL
8A	VINYL WINDOW
8B	ALUMINUM STOREFRONT SYSTEM

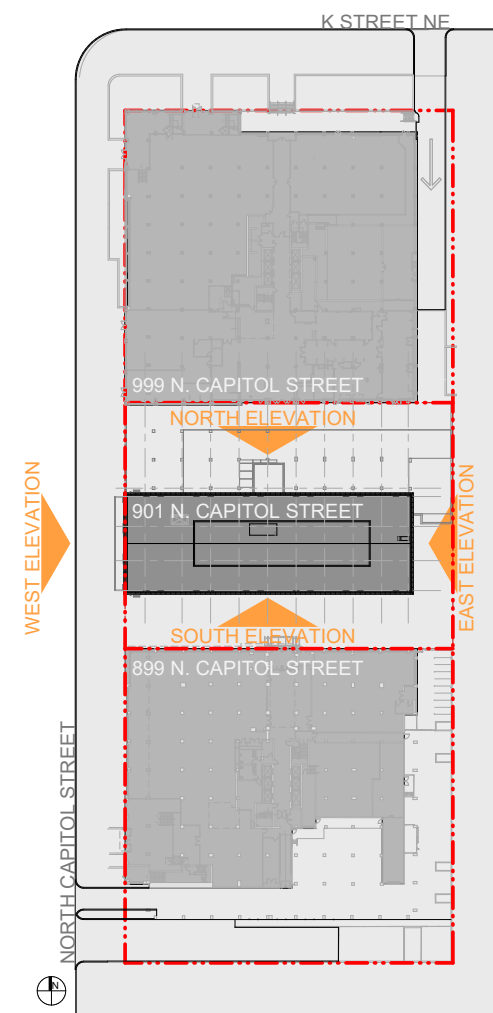


WEST BUILDING ELEVATION : A16

All signage is illustrative; signage to be finalized during permitting based on tenant need and Code requirements.

Canopy projects 5' into public space; canopy projection is subject to separate review and shown here for illustrative purposes only.

KEYNOTE LEGEND	
4A	BRICK VENEER - COLOR 1
4B	BRICK VENEER - COLOR 2
4C	CAST STONE CORNICE - COLOR 1
5A	PREFINISHED METAL PANEL
5B	PREFINISHED METAL CORNICE
5C	PREFINISHED METAL CANOPY
7A	FIBER CEMENT PANEL
8A	VINYL WINDOW
8B	ALUMINUM STOREFRONT SYSTEM

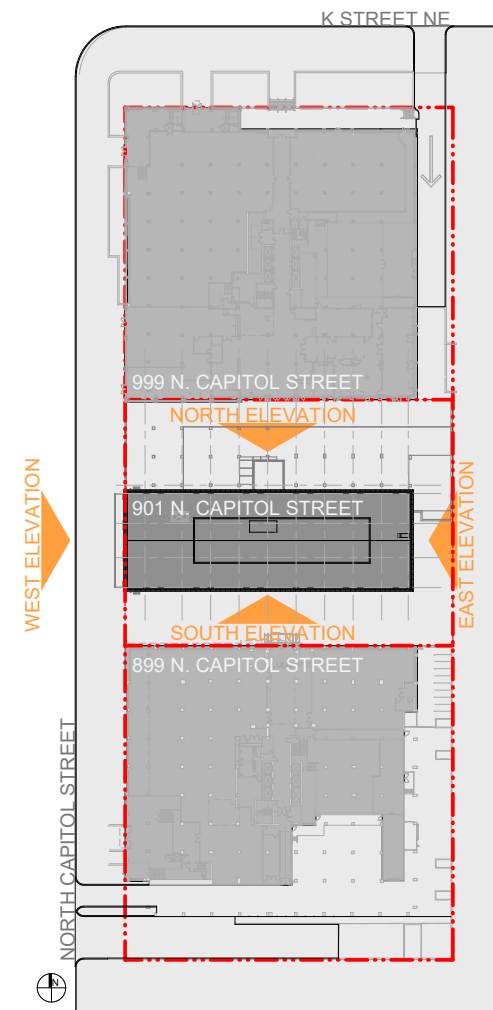


EAST BUILDING ELEVATION : A17

All signage is illustrative; signage to be finalized during permitting based on tenant need and Code requirements.

Canopy projects 5' into public space; canopy projection is subject to separate review and shown here for illustrative purposes only.

KEYNOTE LEGEND	
4A	BRICK VENEER - COLOR 1
4B	BRICK VENEER - COLOR 2
4C	CAST STONE CORNICE - COLOR 1
5A	PREFINISHED METAL PANEL
5B	PREFINISHED METAL CORNICE
5C	PREFINISHED METAL CANOPY
7A	FIBER CEMENT PANEL
8A	VINYL WINDOW
8B	ALUMINUM STOREFRONT SYSTEM



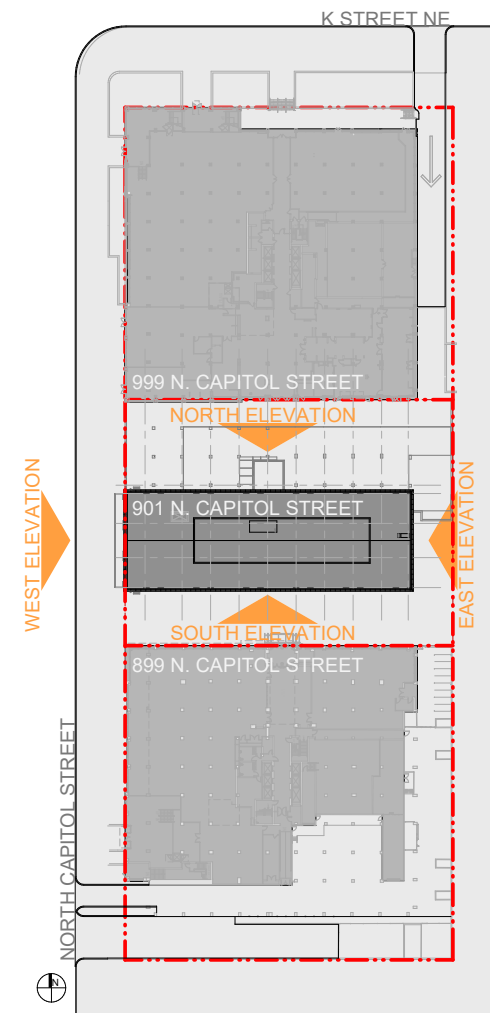
NORTH BUILDING ELEVATION : A18



All signage is illustrative; signage to be finalized during permitting based on tenant need and Code requirements.

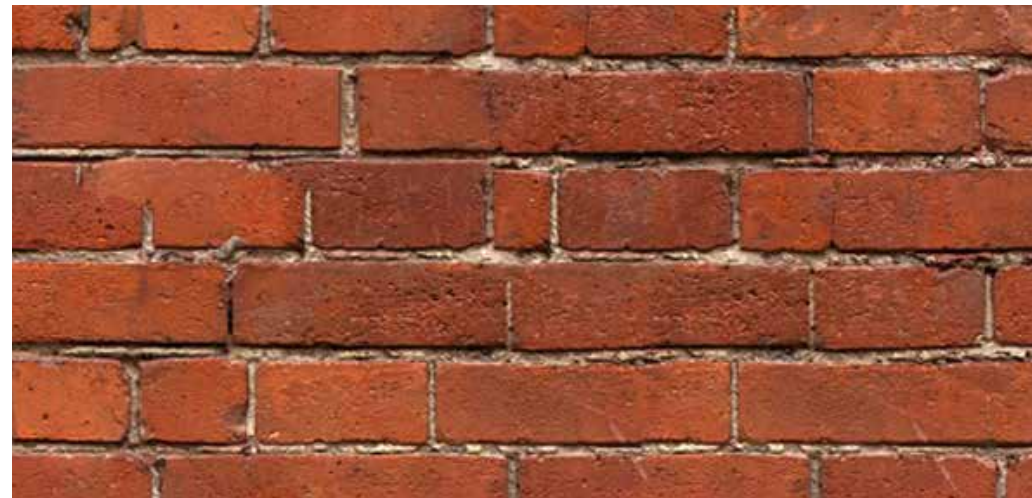
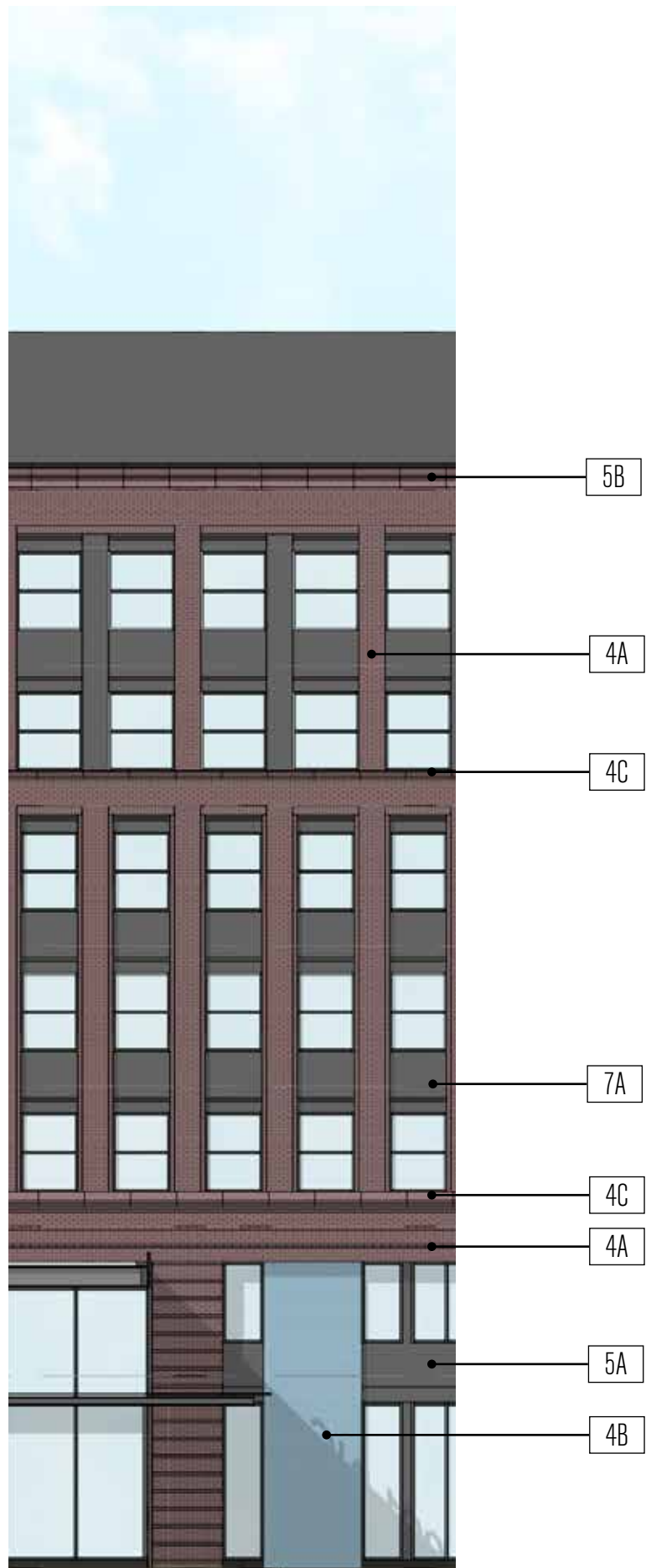
Canopy projects 5' into public space; canopy projection is subject to separate review and shown here for illustrative purposes only.

KEYNOTE LEGEND	
4A	BRICK VENEER - COLOR 1
4B	BRICK VENEER - COLOR 2
4C	CAST STONE CORNICE - COLOR 1
5A	PREFINISHED METAL PANEL
5B	PREFINISHED METAL CORNICE
5C	PREFINISHED METAL CANOPY
7A	FIBER CEMENT PANEL
8A	VINYL WINDOW
8B	ALUMINUM STOREFRONT SYSTEM



SOUTH BUILDING ELEVATION : A19

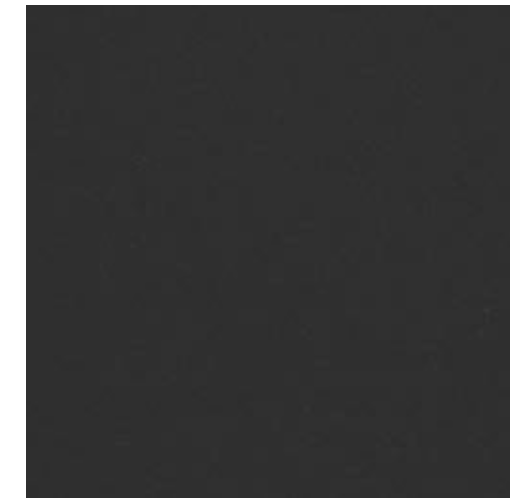
Material selections are illustrative and meant to convey desired color range and character. Final material selections may vary slightly.



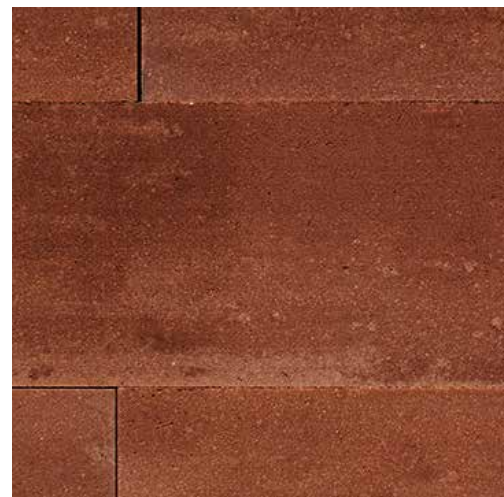
4A - BRICK VENEER - COLOR 1



4B - BRICK VENEER - COLOR 2 (MURALS)
at hotel entry & within covered plaza connection



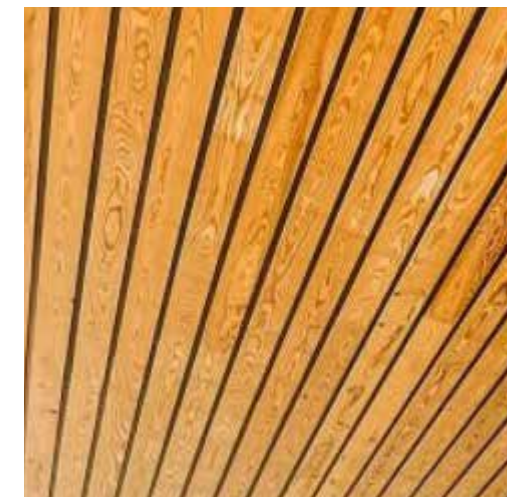
5A & 5C - METAL & WINDOW FINISHES



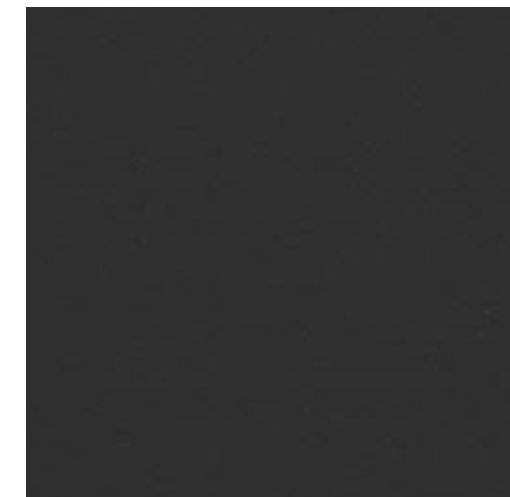
4C - CAST STONE CORNICE - COLOR 1



5B - PREFINISHED METAL CORNICE

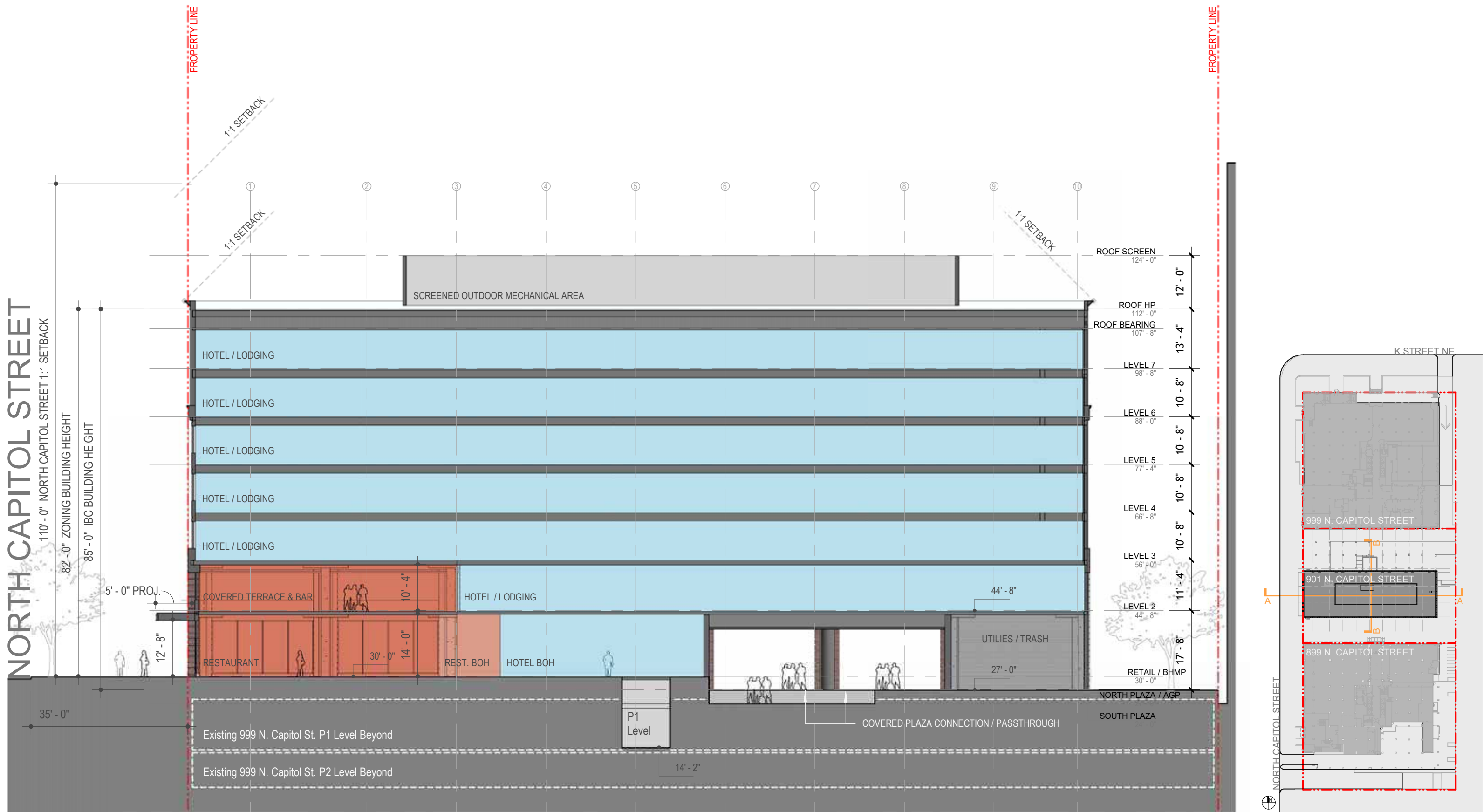


WOOD CEILING & WALLS
within covered plaza connection

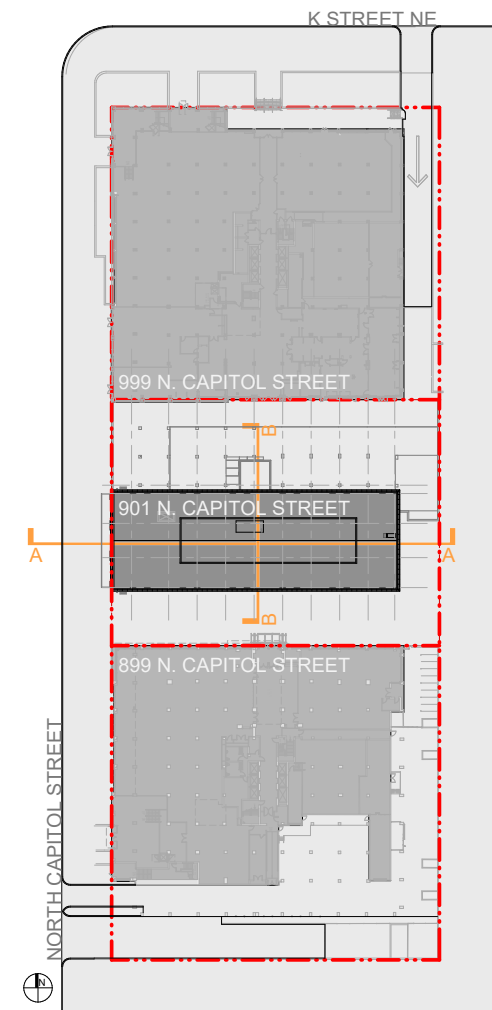
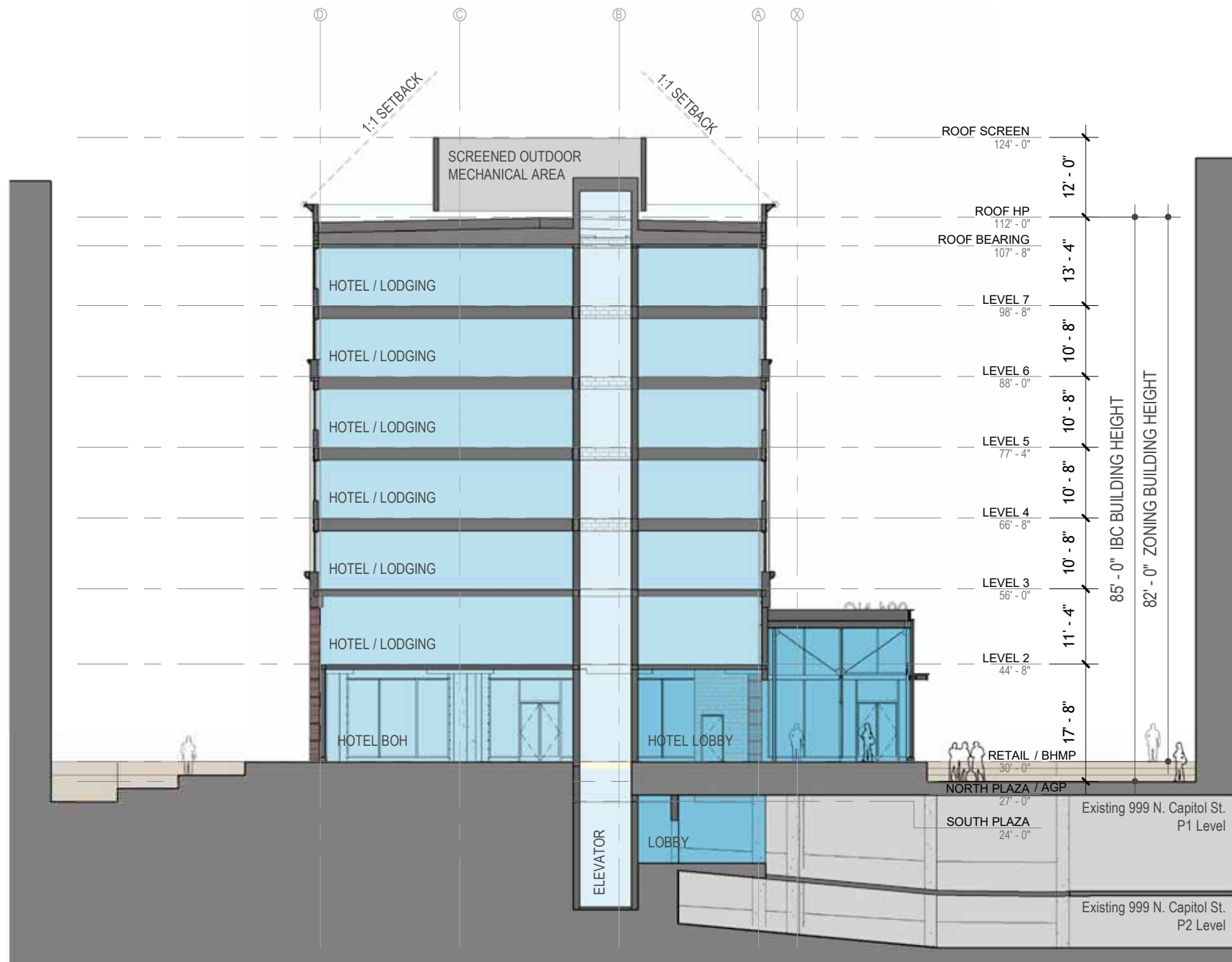


7A - FIBER CEMENT PANEL

First and second floor Commercial / Retail use mix provided for illustrative purposes only and that tenant / use type can change.



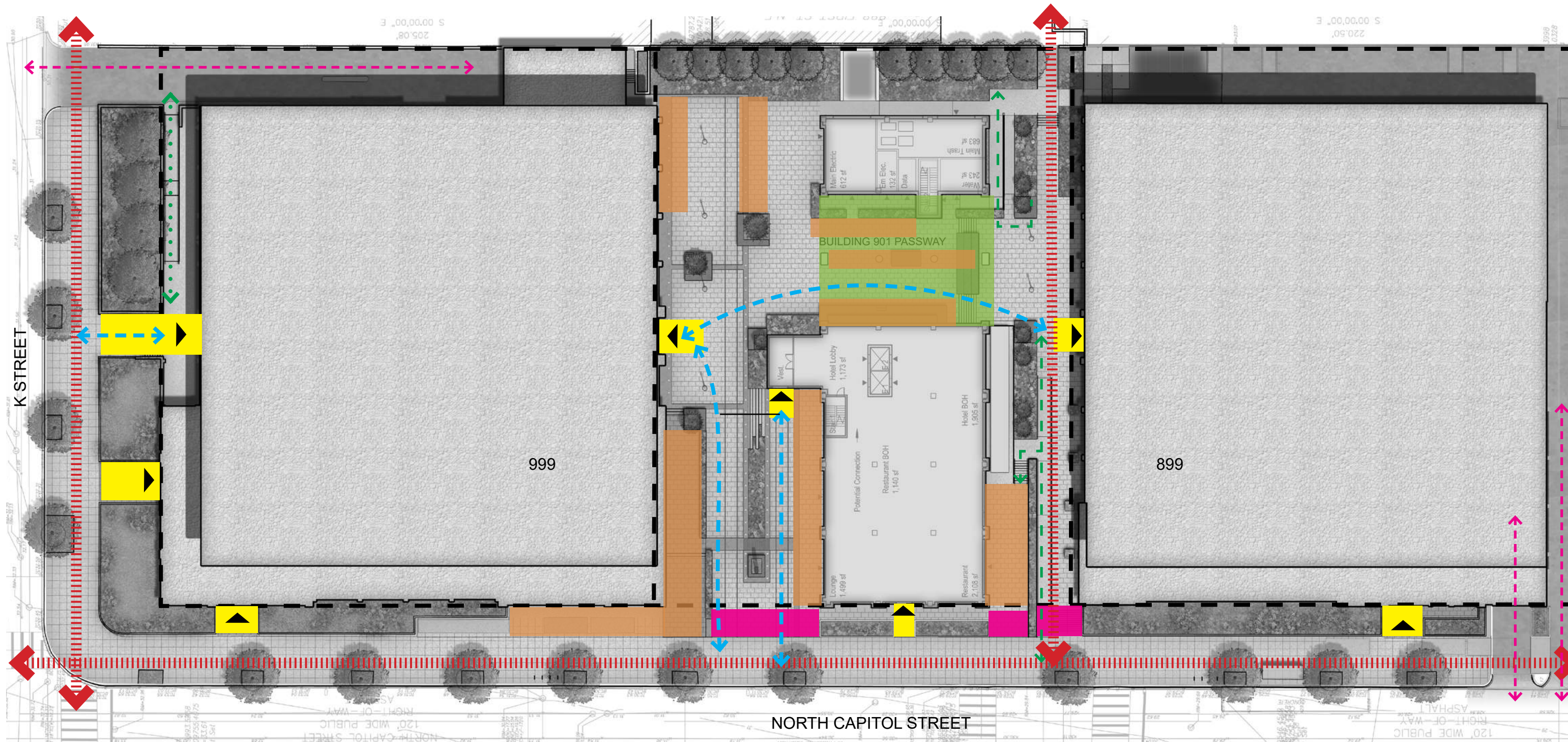
First and second floor Commercial / Retail use mix provided for illustrative purposes only and that tenant / use type can change.



BUILDING SECTION BB : A22

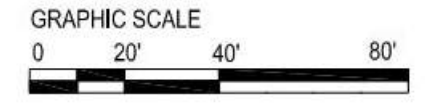
Legend

- BUILDING ENTRANCE
- PLAZA ENTRANCE
- OUTDOOR SEATING
- PASSWAY
- BUILDING ACCESS
- MAJOR LINK
- SECONDARY LINK
- MINOR LINK
- VEHICULAR ACCESS



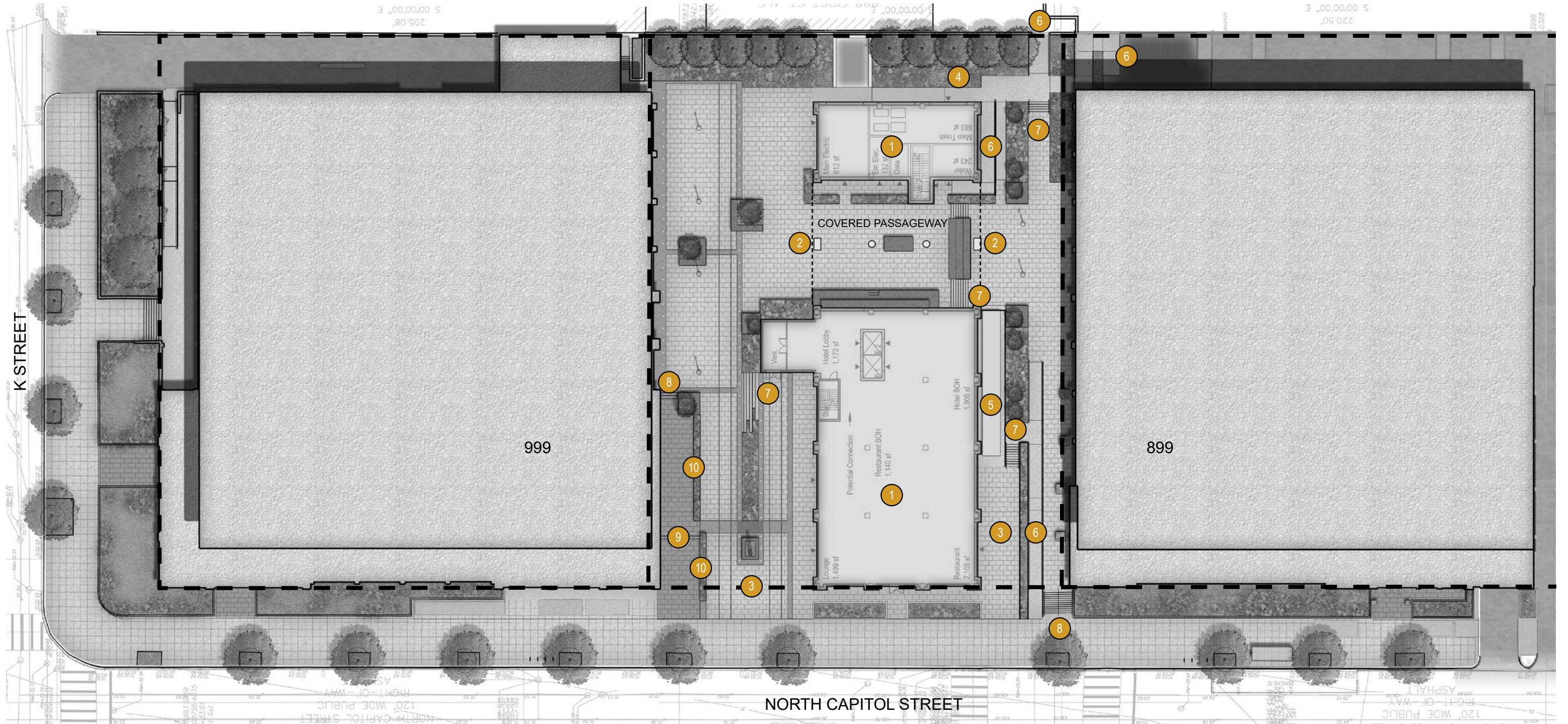
Legend

- 1 EXISTING CAFE TERRACE
- 2 PROPOSED FRONT PLAZA
- 3 PROPOSED OUTDOOR SEATING AREA
- 4 BUILDING 999 ENTRANCE PLAZA
- 5 PROPOSED OUTDOOR SEATING AREA
- 6 PROPOSED SEATING AREA IN BUILDING 901 PASSWAY
- 7 BUILDING 899 ENTRANCE PLAZA
- 8 PROPOSED PATH TO METRO
- 9 PROPOSED OUTDOOR SEATING AREA



Legend

- 1 PROPOSED 901 BUILDING
- 2 BUILDING COLUMN
- 3 PROPOSED PAVERS
- 4 PROPOSED BIO-FILTER
- 5 PROPOSED TRANSFORMER
- 6 PROPOSED ADA RAMP
- 7 PROPOSED STAIR
- 8 EXISTING STAIR
- 9 EXISTING PAVERS
- 10 EXISTING PLANTER





Legend

- ① EXISTING PAVERS
- ② EXISTING RAISED PLANTER
- ③ EXISTING STAIR
- ④ PROPOSED PLANTER WITH BENCH
- ⑤ PROPOSED PLANTER
- ⑥ PROPOSED RAISED PLANTER
- ⑦ PROPOSED BENCH
- ⑧ PROPOSED BUILDING COLUMN
- ⑨ PROPOSED POLE LIGHT
- ⑩ PROPOSED PYLON
- ⑪ PROPOSED PAVERS
- ⑫ PROPOSED STAIR
- ⑬ EXISTING SIDEWALK
- ⑭ EXISTING STREET TREE
- ⑮ EXISTING ELECTRICAL VAULT LID
- ⑯ PROPOSED PAVING BAND
- ⑰ PROPOSED PAVING BAND WITH LIGHTS
- ⑱ PROPOSED METAL RAILS IN PAVING



Legend

- 1 PROPOSED PAVERS
- 2 PROPOSED PAVING BAND
- 3 PROPOSED PAVING BAND WITH LIGHTS
- 4 PROPOSED PLANTER WITH BENCH
- 5 PROPOSED PLANTER
- 6 PROPOSED RAISED PLANTER
- 7 PROPOSED BENCH
- 8 PROPOSED TIERED BENCH
- 9 PROPOSED POLE LIGHT
- 10 PROPOSED BIO-FILTER
- 11 PROPOSED ADA RAMP
- 12 PROPOSED STAIR
- 13 EXISTING INTAKE
- 14 BUILDING COLUMN



Legend

- 1 EXISTING SIDEWALK
- 2 EXISTING STREET TREE
- 3 EXISTING STAIR
- 4 PROPOSED PLANTER WITH BENCH
- 5 PROPOSED PLANTER
- 6 PROPOSED RAISED PLANTER
- 7 PROPOSED BENCH
- 8 PROPOSED BUILDING COLUMN
- 9 PROPOSED POLE LIGHT
- 10 PROPOSED TRANSFORMER VAULT
- 11 PROPOSED PAVERS
- 12 PROPOSED STAIR
- 13 EXISTING PLANTER















