

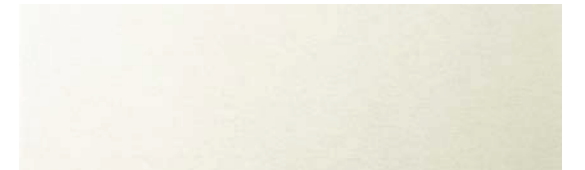
- A | ROOF DECK
- B | IN-BOARD BALCONY
- C | GLASS VOLUME
- D | UNIT TERRACE
- E | RETAIL STOREFRONT
- F | BUILDING AMENITIES & GREENWALLS
- G | PROJECTING GLASS BAY
- H | UNIT ENTRIES



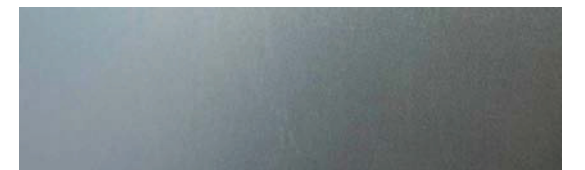
2 | MANGANESE IRONSPOT BRICK



3 | GLASS - TRANSLUCENT



4 | METAL - CHAMPAGNE



5 | METAL - CHARCOAL



6 | WOOD

## MATERIALITY | M STREET NE & 4TH STREET NE



LEED 2009 for New Construction and Major Renovations

300 M

Project Checklist

| 22 | 1 | 3 | Sustainable Sites                                                              | Possible Points: 26 |
|----|---|---|--------------------------------------------------------------------------------|---------------------|
| Y  | ? | N |                                                                                |                     |
| Y  |   |   | Prereq 1 Construction Activity Pollution Prevention                            |                     |
| 1  |   |   | Credit 1 Site Selection                                                        | 1                   |
| 5  |   |   | Credit 2 Development Density and Community Connectivity                        | 5                   |
| 1  |   |   | Credit 3 Brownfield Redevelopment                                              | 1                   |
| 6  |   |   | Credit 4.1 Alternative Transportation—Public Transportation Access             | 6                   |
| 1  |   |   | Credit 4.2 Alternative Transportation—Bicycle Storage and Changing Rooms       | 1                   |
| 3  |   |   | Credit 4.3 Alternative Transportation—Low-Emitting and Fuel-Efficient Vehicles | 3                   |
|    |   | 2 | Credit 4.4 Alternative Transportation—Parking Capacity                         | 2                   |
| 1  |   |   | Credit 5.1 Site Development—Protect or Restore Habitat                         | 1                   |
| 1  |   |   | Credit 5.2 Site Development—Maximize Open Space                                | 1                   |
| 1  |   |   | Credit 6.1 Stormwater Design—Quantity Control                                  | 1                   |
|    | 1 |   | Credit 6.2 Stormwater Design—Quality Control                                   | 1                   |
| 1  |   |   | Credit 7.1 Heat Island Effect—Non-roof                                         | 1                   |
| 1  |   |   | Credit 7.2 Heat Island Effect—Roof                                             | 1                   |
|    |   | 1 | Credit 8 Light Pollution Reduction                                             | 1                   |

| 6 | 2 | 2 | Water Efficiency                            | Possible Points: 10 |
|---|---|---|---------------------------------------------|---------------------|
| Y |   |   | Prereq 1 Water Use Reduction—20% Reduction  |                     |
| 2 | 2 |   | Credit 1 Water Efficient Landscaping        | 2 to 4              |
|   |   | 2 | Credit 2 Innovative Wastewater Technologies | 2                   |
| 4 |   |   | Credit 3 Water Use Reduction                | 2 to 4              |

| 7 | 4 | 24 | Energy and Atmosphere                                         | Possible Points: 35 |
|---|---|----|---------------------------------------------------------------|---------------------|
| Y |   |    | Prereq 1 Fundamental Commissioning of Building Energy Systems |                     |
| Y |   |    | Prereq 2 Minimum Energy Performance                           |                     |
| Y |   |    | Prereq 3 Fundamental Refrigerant Management                   |                     |
| 4 | 2 | 13 | Credit 1 Optimize Energy Performance                          | 1 to 19             |
|   |   | 7  | Credit 2 On-Site Renewable Energy                             | 1 to 7              |
|   |   | 2  | Credit 3 Enhanced Commissioning                               | 2                   |
| 2 |   |    | Credit 4 Enhanced Refrigerant Management                      | 2                   |
| 1 |   | 2  | Credit 5 Measurement and Verification                         | 3                   |
|   | 2 |    | Credit 6 Green Power                                          | 2                   |

| 5 | 1 | 8 | Materials and Resources                                                    | Possible Points: 14 |
|---|---|---|----------------------------------------------------------------------------|---------------------|
| Y |   |   | Prereq 1 Storage and Collection of Recyclables                             |                     |
|   |   | 3 | Credit 1.1 Building Reuse—Maintain Existing Walls, Floors, and Roof        | 1 to 3              |
|   |   | 1 | Credit 1.2 Building Reuse—Maintain 50% of Interior Non-Structural Elements | 1                   |
| 2 |   |   | Credit 2 Construction Waste Management                                     | 1 to 2              |
|   |   | 2 | Credit 3 Materials Reuse                                                   | 1 to 2              |

| Materials and Resources, Continued |   |   |                                      |        |
|------------------------------------|---|---|--------------------------------------|--------|
| Y                                  | ? | N |                                      |        |
| 2                                  |   |   | Credit 4 Recycled Content            | 1 to 2 |
| 1                                  | 1 |   | Credit 5 Regional Materials          | 1 to 2 |
|                                    |   | 1 | Credit 6 Rapidly Renewable Materials | 1      |
|                                    |   | 1 | Credit 7 Certified Wood              | 1      |

| 8 | 2 | 5 | Indoor Environmental Quality                                            | Possible Points: 15 |
|---|---|---|-------------------------------------------------------------------------|---------------------|
| Y |   |   | Prereq 1 Minimum Indoor Air Quality Performance                         |                     |
| Y |   |   | Prereq 2 Environmental Tobacco Smoke (ETS) Control                      |                     |
|   | 1 |   | Credit 1 Outdoor Air Delivery Monitoring                                | 1                   |
| 1 |   |   | Credit 2 Increased Ventilation                                          | 1                   |
| 1 |   |   | Credit 3.1 Construction IAQ Management Plan—During Construction         | 1                   |
|   |   | 1 | Credit 3.2 Construction IAQ Management Plan—Before Occupancy            | 1                   |
| 1 |   |   | Credit 4.1 Low-Emitting Materials—Adhesives and Sealants                | 1                   |
| 1 |   |   | Credit 4.2 Low-Emitting Materials—Paints and Coatings                   | 1                   |
| 1 |   |   | Credit 4.3 Low-Emitting Materials—Flooring Systems                      | 1                   |
|   |   | 1 | Credit 4.4 Low-Emitting Materials—Composite Wood and Agrifiber Products | 1                   |
|   |   | 1 | Credit 5 Indoor Chemical and Pollutant Source Control                   | 1                   |
| 1 |   |   | Credit 6.1 Controllability of Systems—Lighting                          | 1                   |
| 1 |   |   | Credit 6.2 Controllability of Systems—Thermal Comfort                   | 1                   |
|   |   | 1 | Credit 7.1 Thermal Comfort—Design                                       | 1                   |
|   |   | 1 | Credit 7.2 Thermal Comfort—Verification                                 | 1                   |
|   |   | 1 | Credit 8.1 Daylight and Views—Daylight                                  | 1                   |
|   | 1 |   | Credit 8.2 Daylight and Views—Views                                     | 1                   |

| 6 |  |  | Innovation and Design Process                   | Possible Points: 6 |
|---|--|--|-------------------------------------------------|--------------------|
| 1 |  |  | Credit 1.1 Innovation in Design: Specific Title | 1                  |
| 1 |  |  | Credit 1.2 Innovation in Design: Specific Title | 1                  |
| 1 |  |  | Credit 1.3 Innovation in Design: Specific Title | 1                  |
| 1 |  |  | Credit 1.4 Innovation in Design: Specific Title | 1                  |
| 1 |  |  | Credit 1.5 Innovation in Design: Specific Title | 1                  |
| 1 |  |  | Credit 2 LEED Accredited Professional           | 1                  |

| 2 |  | 2 | Regional Priority Credits                     | Possible Points: 4 |
|---|--|---|-----------------------------------------------|--------------------|
|   |  | 1 | Credit 1.1 Regional Priority: Specific Credit | 1                  |
| 1 |  |   | Credit 1.2 Regional Priority: Specific Credit | 1                  |
| 1 |  |   | Credit 1.3 Regional Priority: Specific Credit | 1                  |
|   |  | 1 | Credit 1.4 Regional Priority: Specific Credit | 1                  |

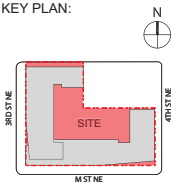
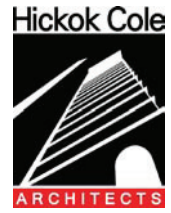
| 56                                                                                       | 10 | 44 | Total | Possible Points: 110 |
|------------------------------------------------------------------------------------------|----|----|-------|----------------------|
| Certified 40 to 49 points Silver 50 to 59 points Gold 60 to 79 points Platinum 80 to 110 |    |    |       |                      |

\*LEED Silver Certification will be sought.



300 M

Square 772 : Washington DC 20002



DATE: OCTOBER 06, 2014

CONSOLIDATED PUD APPLICATION - DRAFT

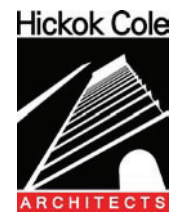
TITLE: LEED CONCEPT CHECKLIST

NUMBER: A-38

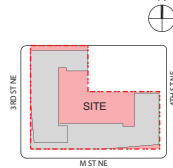


300 M

Square 772 : Washington DC 20002



KEY PLAN:



DATE:  
OCTOBER 06, 2014

CONSOLIDATED PUD  
APPLICATION - DRAFT

TITLE:

STREETSCAPE

NUMBER:

L-01

GREEN WALL AND  
ORNAMENTAL TREE  
(CRAPE MYRTLE)

SPECIAL  
PAVING BANDS  
PERMEABLE  
PAVING

SINGLE  
WASHINGTON  
GLOBE, TYP.  
BENCHES,  
TYP.  
BIORETENTION  
PLANTERS AT CURB

CANOPY TREE  
(WILLOW OAK)  
BIKE RACK,  
TYP.

3RD STREET

M STREET

PERMEABLE PAVING BAND

CANOPY TREE (LONDON PLANE TREE)

ORNAMENTAL TREE (HAWTHORN) AND PLANTING BAND

STONE OR WOOD BENCH

GREEN WALL  
PUBLIC SEATING  
AREA  
SPECIAL  
PAVING BANDS

BIORETENTION PLANTERS AT UNIT

BIORETENTION PLANTERS AT CURB

4TH STREET

CANOPY TREE  
(GOLDEN RAIN  
TREE)

BIORETENTION  
PLANTERS AT UNIT

3X3 SCORED  
CONCRETE WALK

PERMEABLE  
PAVING

NOTE: FINAL STREETSCAPE SUBJECT TO  
THE APPROVAL OF DDOT

M STREET ELEVATION

0' 40' 80' 160'  
SCALE: 1/40" = 1'-0"

PRINTED ON 100% RECYCLED CONTENT PAPER



\* Final streetscape subject to the approval of DDOT.

NTS

## 3RD STREET ELEVATION

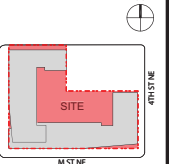


300 M

Square 772 : Washington DC 20002



KEY PLAN:



DATE:  
OCTOBER 06, 2014

CONSOLIDATED PUD  
APPLICATION - DRAFT

TITLE:  
3RD STREET  
ELEVATION

NUMBER:  
L-02

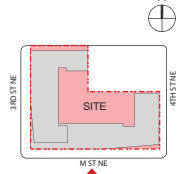


300 M

Square 772 : Washington DC 20002



KEY PLAN:



DATE:  
OCTOBER 06, 2014

CONSOLIDATED PUD  
APPLICATION - DRAFT

TITLE:

M STREET  
ELEVATION

NUMBER:

L-03



BIKE RACKS, TYP.

CANOPY TREE (LONDON PLANE  
TREE)

BENCH, TYP.

ORNAMENTAL TREE  
(HAWTHORN)

SINGLE WASHINGTON GLOBE,  
TYP.  
BENCHES, TYP.

ORNAMENTAL TREE  
(REDBUD)  
PLANTING

## M STREET ELEVATION

\* Final streetscape subject to the approval of DDOT.

NTS



ORNAMENTAL TREE  
(HAWTHORN)  
PLANTING

BENCH, TYP.

TERRACE  
PLANTING

ORNAMENTAL TREE  
(REDBUD)  
CANOPY TREE  
(GOLDEN RAIN TREE)

SINGLE WASHINGTON  
GLOBE, TYP.

\* Final streetscape subject to the approval of DDOT.

NTS

## 4TH STREET ELEVATION

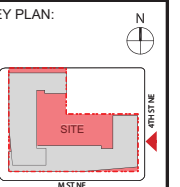


300 M

Square 772 : Washington DC 20002



KEY PLAN:



DATE:  
OCTOBER 06, 2014

CONSOLIDATED PUD  
APPLICATION - DRAFT

TITLE:  
4TH STREET  
ELEVATION

NUMBER:  
L-04