

**Carlyle/Eisenhower East Design Review Board (DRB)
Application**

PROJECT NAME: Carlyle Plaza Two **BLOCK:** 26A, 26B, 28

ADDRESS OF PROJECT: 760 John Carlyle; 1800 Eisenhower; 340 Hooffs Run

APPLICATION FOR REVIEW OF: *(Check one)*

- Building Concept Final
- Sign
- Awning
- Other: _____

APPLICANT Name: Carlyle Plaza Two, LLC c/o J.M. Zell Partners, LTD

Address: 2900 K Street, NW Suite 525, Washington, DC 20007

Phone: 202-682-8726 **Email Address:** ewilcox@jnzell.com

ARCHITECT/DESIGNER Name: FX Fowle

Address: 22 West 19th Street, New York, New York 10011

Phone: 646-292-8279 **Email Address:** jloughran@fxfowle.com

PROPERTY OWNER Name: Alexandria Sanitation Authority, Virginia Concrete
(if different from APPLICANT) 1500 Eisenhower Avenue, Alexandria, VA 22314

Address: P.O. Box 4667, Jacksonville, FL 32201

Phone: 703-549-3382 **Email Address:** karen.pallansch@alexsan.com
703-354-7100 **Email Address:** bishopd@vmcmail.com

DESCRIBE THE REQUEST BRIEFLY: Concept Plan submission for Carlyle South consisting of 755,000 sf of office space, 631,000 square feet of residential with above grade public open space and 2,004 parking spaces.

The undersigned hereby attests that all of the information herein provided including the site plan, building elevations, prospective drawings of the project, and written descriptive information are true, correct and accurate. The undersigned further understands that, should such information be found incorrect, any action taken by the Board based on such information may be invalidated. The applicant, if other than the property owner, also attests that he/she has obtained permission from the property owner to make this application.

Note: Per condition #67 of the Carlyle SUP #2253, as amended by SUP #2007-0094, all applicants will be responsible for the costs associated with DRB review of the application. Fees are determined based upon the number of applicants per hearing. Applicants will be notified by Planning and Zoning staff of the amount owed after the filing deadline has passed and the agenda for the hearing has been finalized. Payment is expected prior to the request being acted upon by the DRB.

Applicant Signature: 

Date: 10/21/11

Applicant Printed Name: Kenneth W. Wire, Esq., Agent

Carlyle/Eisenhower East Design Review Board (DRB)
Application Checklist for Buildings in CONCEPT REVIEW*:

Physical massing model at minimum 1"=30', showing existing and proposed buildings for all adjacent properties

Submit the following plan copies containing all of the information on this checklist:

- Twelve (12) 11"x17" collated, stapled color sets
- One (1) 24"x36" collated, stapled, color sets, and
- One (1) 11"x17" 120 dpi PDF file
- Number all sheets in plan set

Zoning tabulations (for each element, list zoning ordinance requirement and number proposed):

- Zoning of the site
- Existing uses on the site
- Proposed uses for the site
- Lot area(s) (and minimum lot area required under zoning, if applicable)
- Number of dwelling units (list by number of bedrooms for multifamily)
- Units per acre for residential
- Gross square feet (GSF) of building area, total and listed by use (with area devoted to parking included and listed separately)
- Net square feet (NSF) of floor area, total and listed by use
- Existing and proposed floor-area-ratios
- Open space total provided and broken down by ground-level space and usable space provided
- Average finish grade for each building
- Height of each building above average finish grade
- Building setbacks with required and proposed listed separately
- Frontage with required and proposed listed separately
- Parking spaces (listed by compact, standard, handicapped size and total)
- Loading spaces (number required and number proposed)

Site plan/architecture:

- Color Site plan at appropriate scale, showing approved uses & heights for adjacent properties
- Color Landscape concept plan showing hardscape and planting areas, trees, street furniture, etc.
- Color typical floor plans at min. 1/16" = 1'-0" for all levels including roof
- Building elevations in color at min. 1/16" = 1'-0" of all building faces with materials labeled, rendered with shadows and keyed to plans
- Building/site sections showing grade changes in relationship to buildings and/or retaining walls, rendered with shadows and keyed to plans and showing average finish grade line and heights, including penthouses
- Enlarged details (plan/section/elevation) of typical bays at pedestrian level as required
- Street-level perspective views in color
- Building solid/void area ratio calculation drawings and tabulations