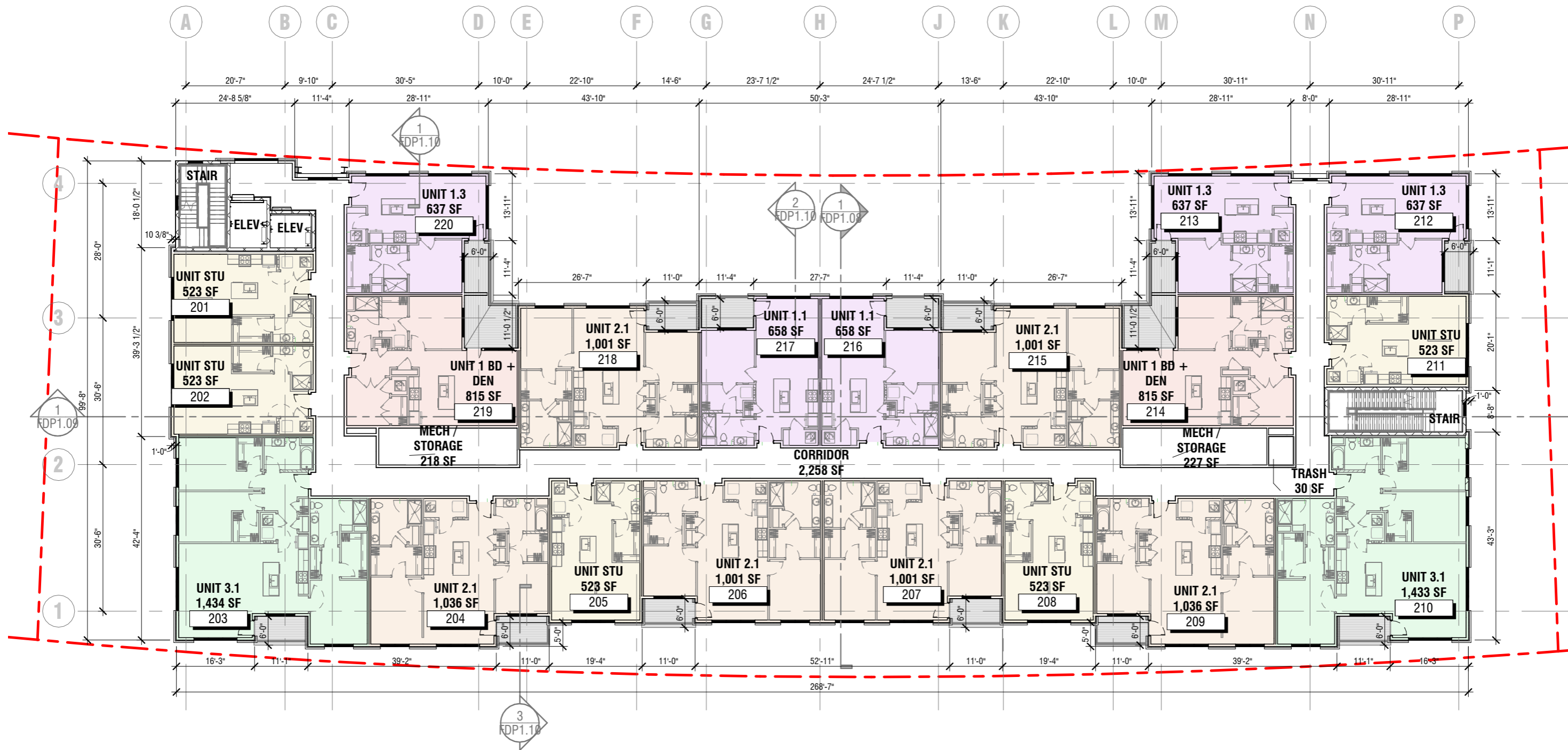
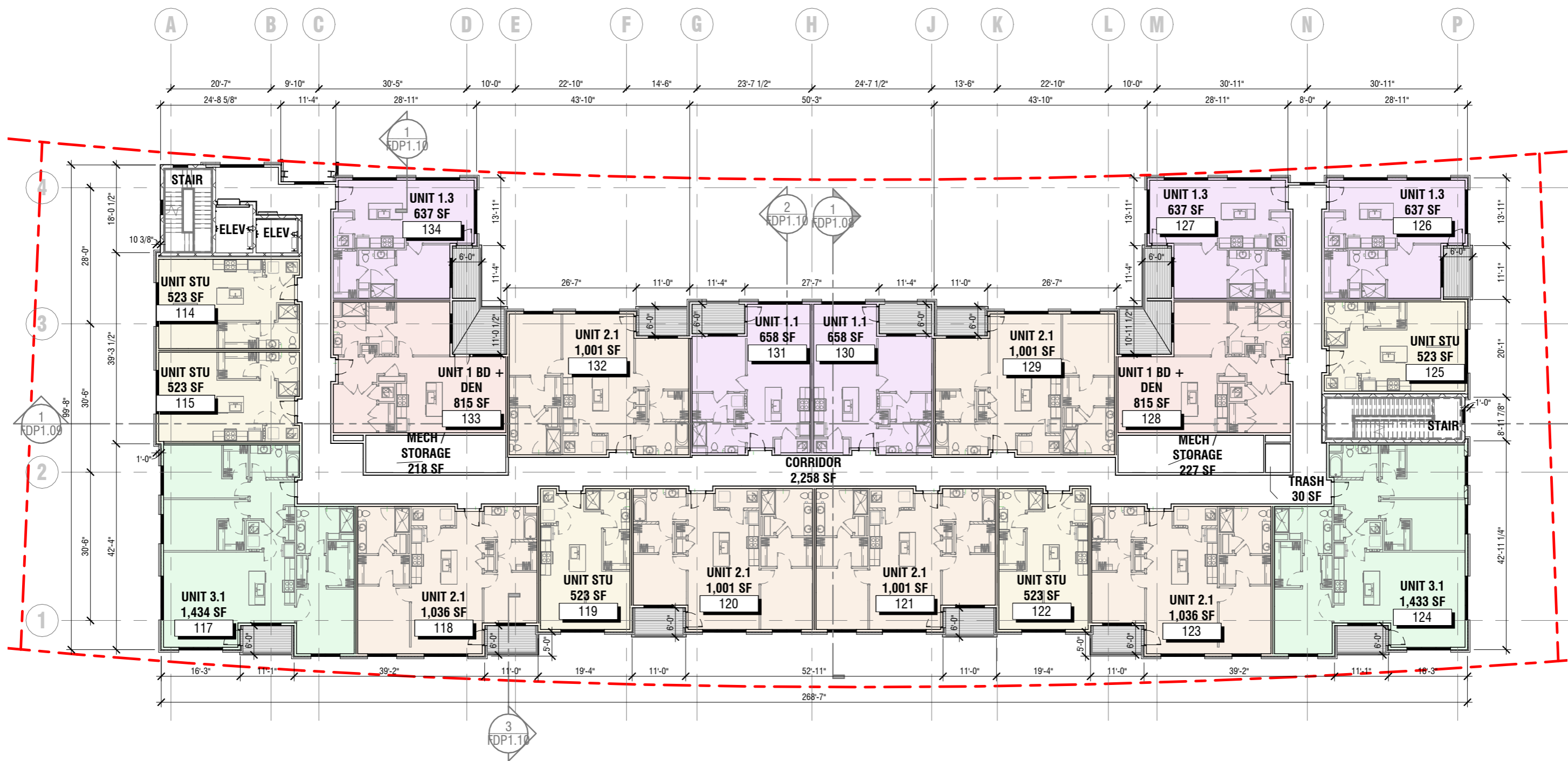


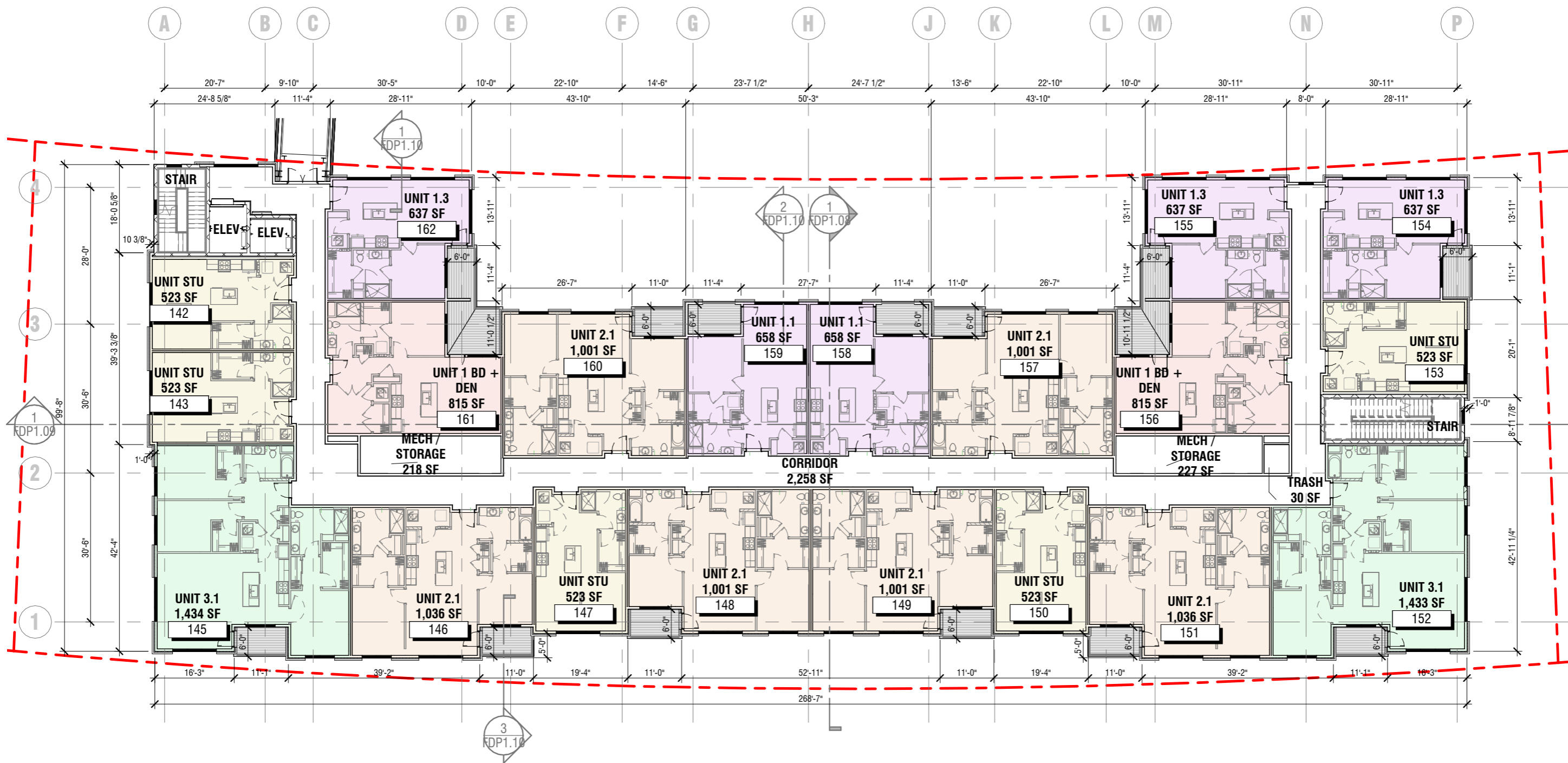
01 LEVEL PRESENTATION PLAN
SCALE 3/64" = 1'-0"



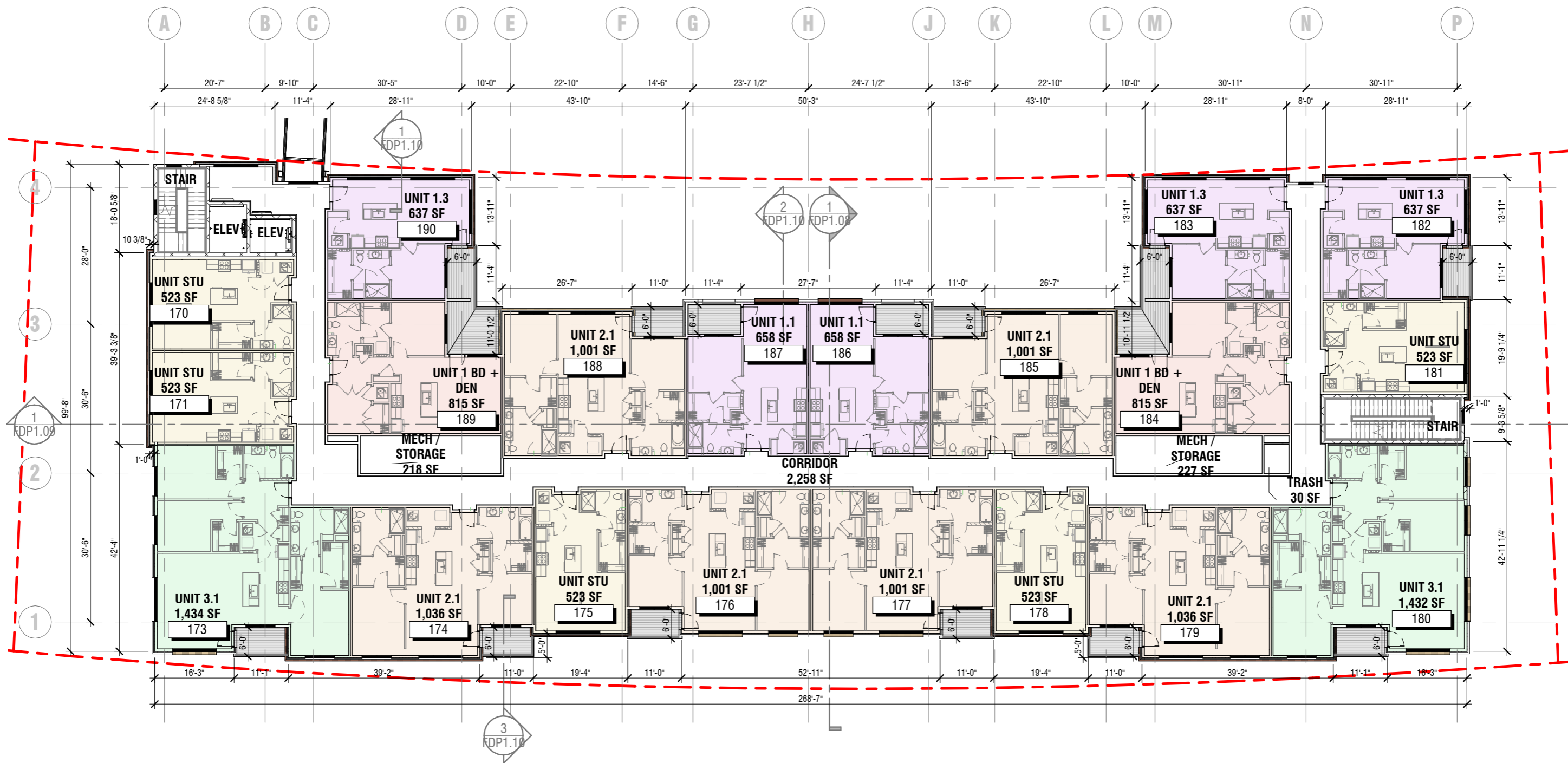
02 LEVEL PRESENTATION PLAN
 SCALE 3/64" = 1'-0"



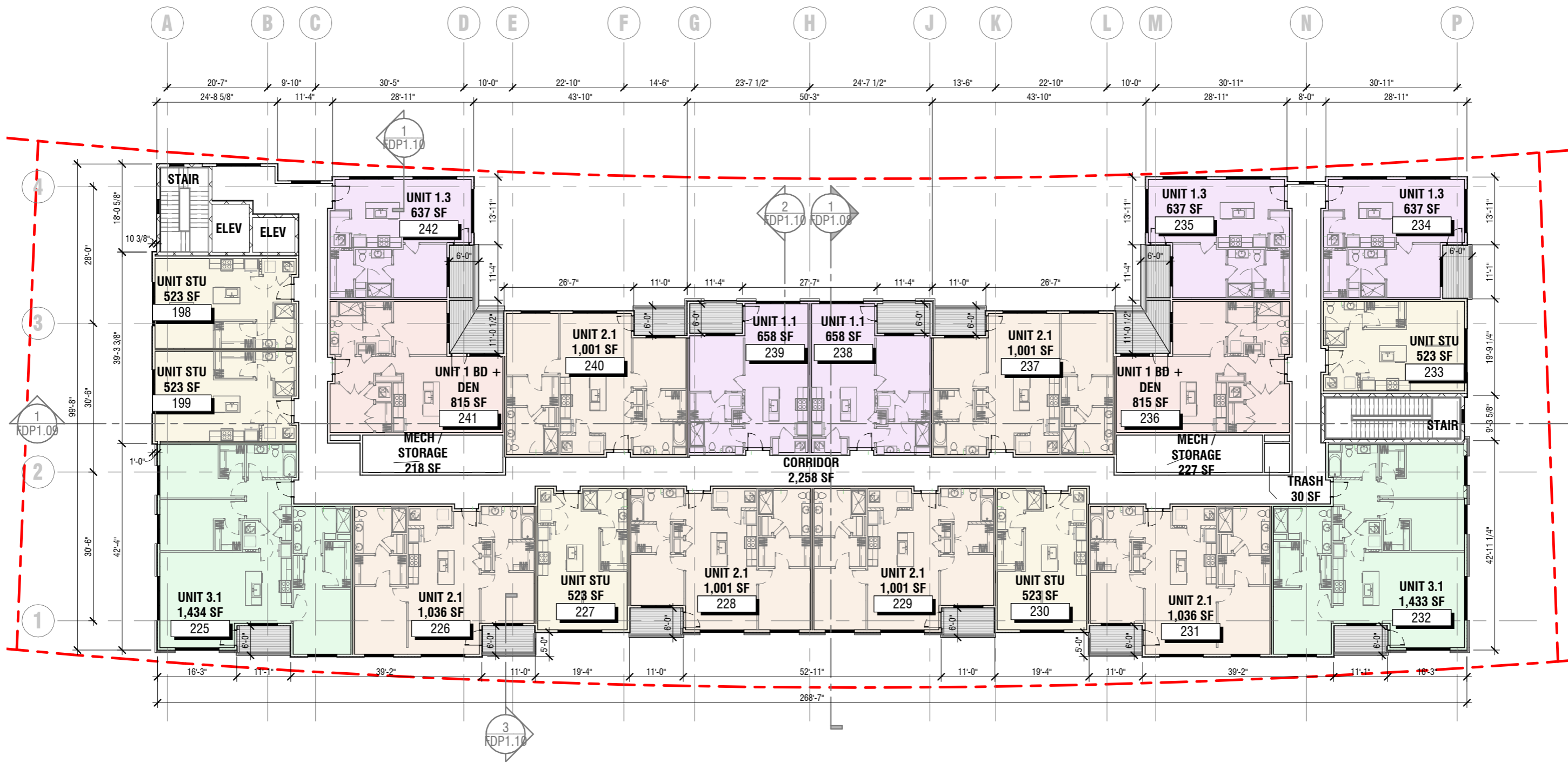
03 LEVEL - PRESENTATION PLAN
 SCALE 3/64" = 1'-0"



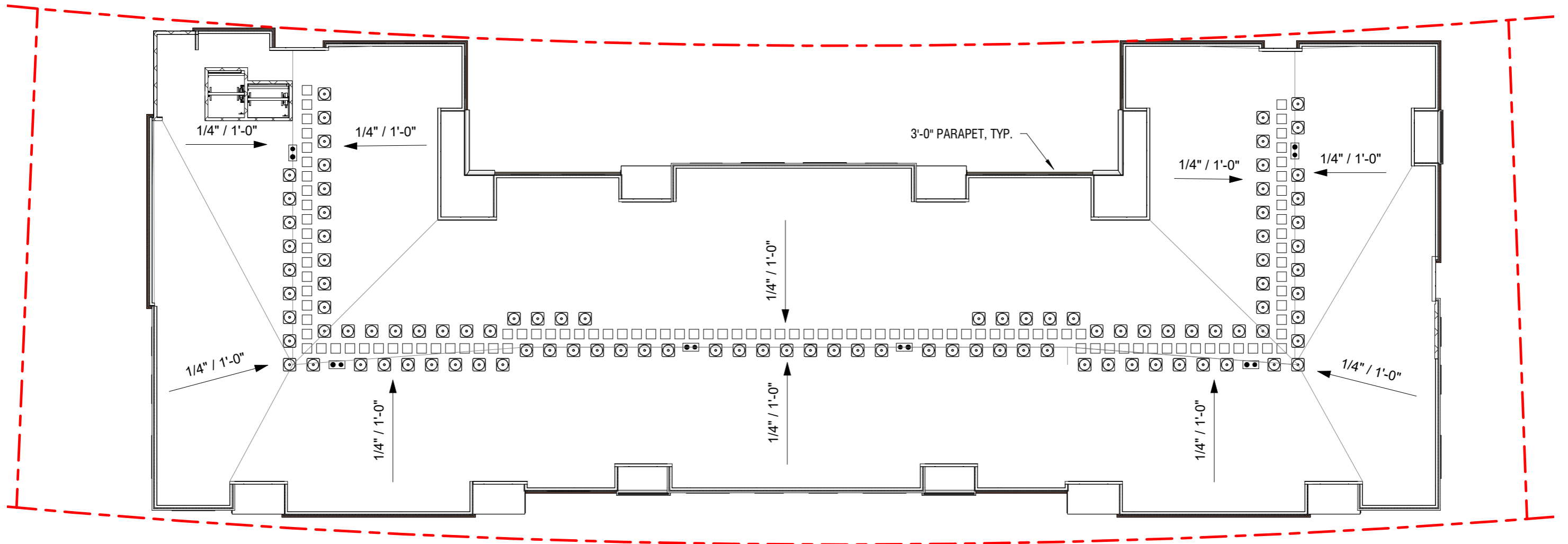
04 LEVEL PRESENTATION PLAN
SCALE 3/64" = 1'-0"



05 LEVEL PRESENTATION PLAN
SCALE 3/64" = 1'-0"



06 LEVEL - PRESENTATION PLAN
SCALE 3/64" = 1'-0"



ROOF PRESENTATION PLAN
 SCALE 3/64" = 1'-0"

Daimler Bridge North - BUILDING B

	Parking Stalls	Total Gross Building Area	Retail (Gross)	Amenity (Gross)	Vertical Circulation (Gross)	Parking (Gross)	Total Residential Area	Unit 0.1	Unit 1.1	Unit 1.2	Unit 1.3	Unit 1+Den	Unit 2.1	Unit 2.2	Unit 2.3	Unit 3.1	Total units	Residential (NET)	Summary Table		
								523	637	668	637	815	1001	1090	1104	1418					
Level 01		21,626	18,261	228	674		-	-	-	-	-	-	-	-	-	-				Units	100
Level 02		21,406			674		20,732	5	2	-	3	2	6	-	-	2	20			Parking	0
Level 03		21,406			674		20,732	5	2	-	3	2	6	-	-	2	20			Unit Avg	877
Level 04		21,406			674		20,732	5	2	-	3	2	6	-	-	2	20			Total Gross Area	128,656
Level 05		21,406			674		20,732	5	2	-	3	2	6	-	-	2	20				
Level 06		21,406			674		20,732	5	2	-	3	2	6	-	-	2	20				
Totals		128,656	18,261	228	4,044	-	103,660	25	10	-	15	10	30	-	-	10	100				
								25%	10%	0%	15%	10%	30%			10%					
							103,660	13,075	6,370	-	8,150	30,030	14,180					71,805	Res Efficiency	69%	

Shared By Building	Unit Specific Summary - Total		
A, B, C	Studio	25	25%
B, C	1 Bed + Den	10	10%
A, B, C	1.1	10	10%
C	1.2	0	0%
B	1.3	15	15%
A, B, C	2.1	30	30%
A	2.2	0	0%
A	2.3	0	0%
A, B, C	3.1	10	10%
	Total	100	100%

Mix Summary		
Studio	25	25%
1 Bed	25	25%
1 Bed + Den	10	10%
2 Bed	30	30%
3 Bed	10	10%
	100	100%

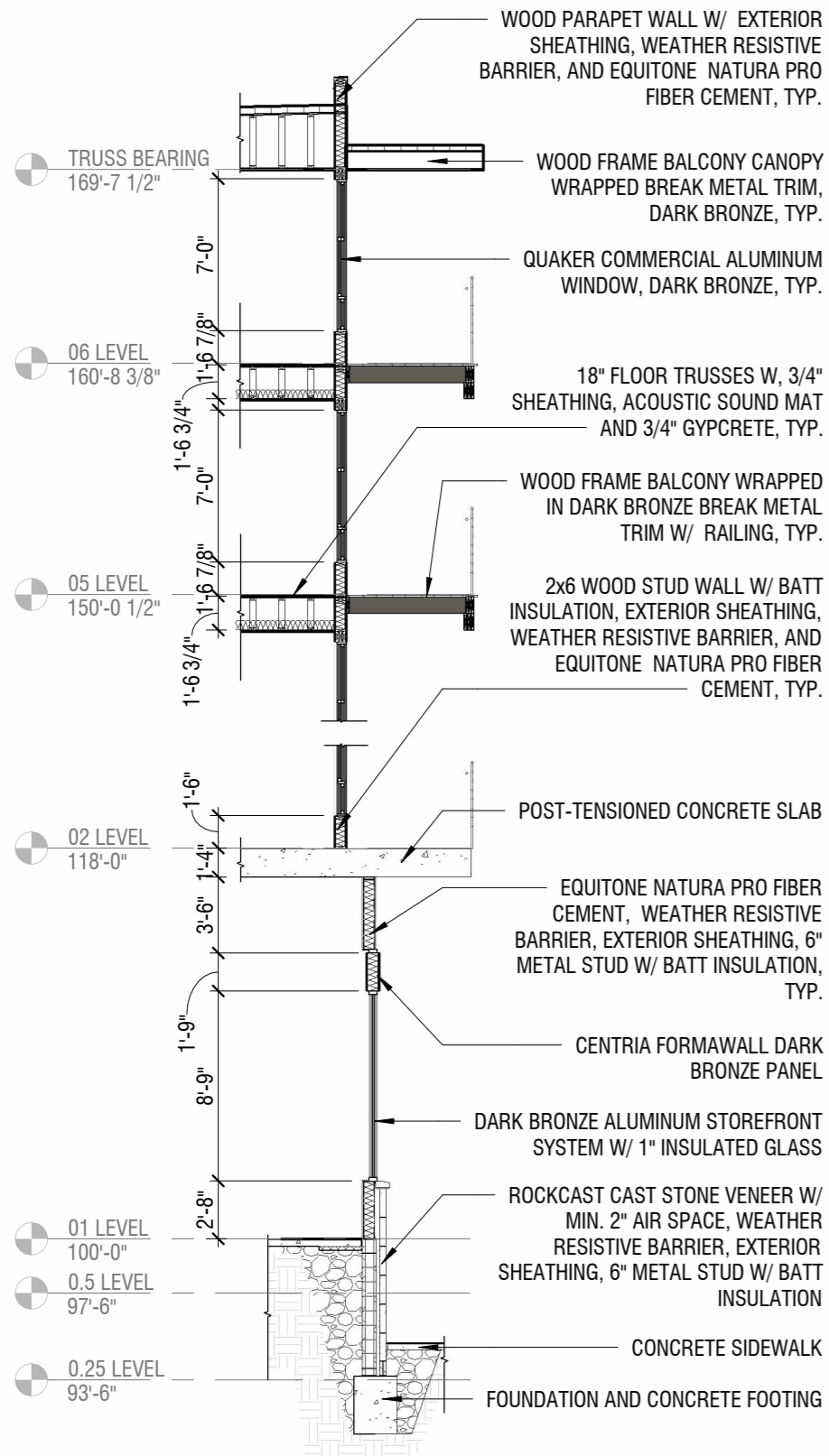
Site Totals Mix Summary		
Studio	51	17%
1 Bed	111	38%
1 Bed + Den	15	5%
2 Bed	95	32%
3 Bed	24	8%
	296	100%



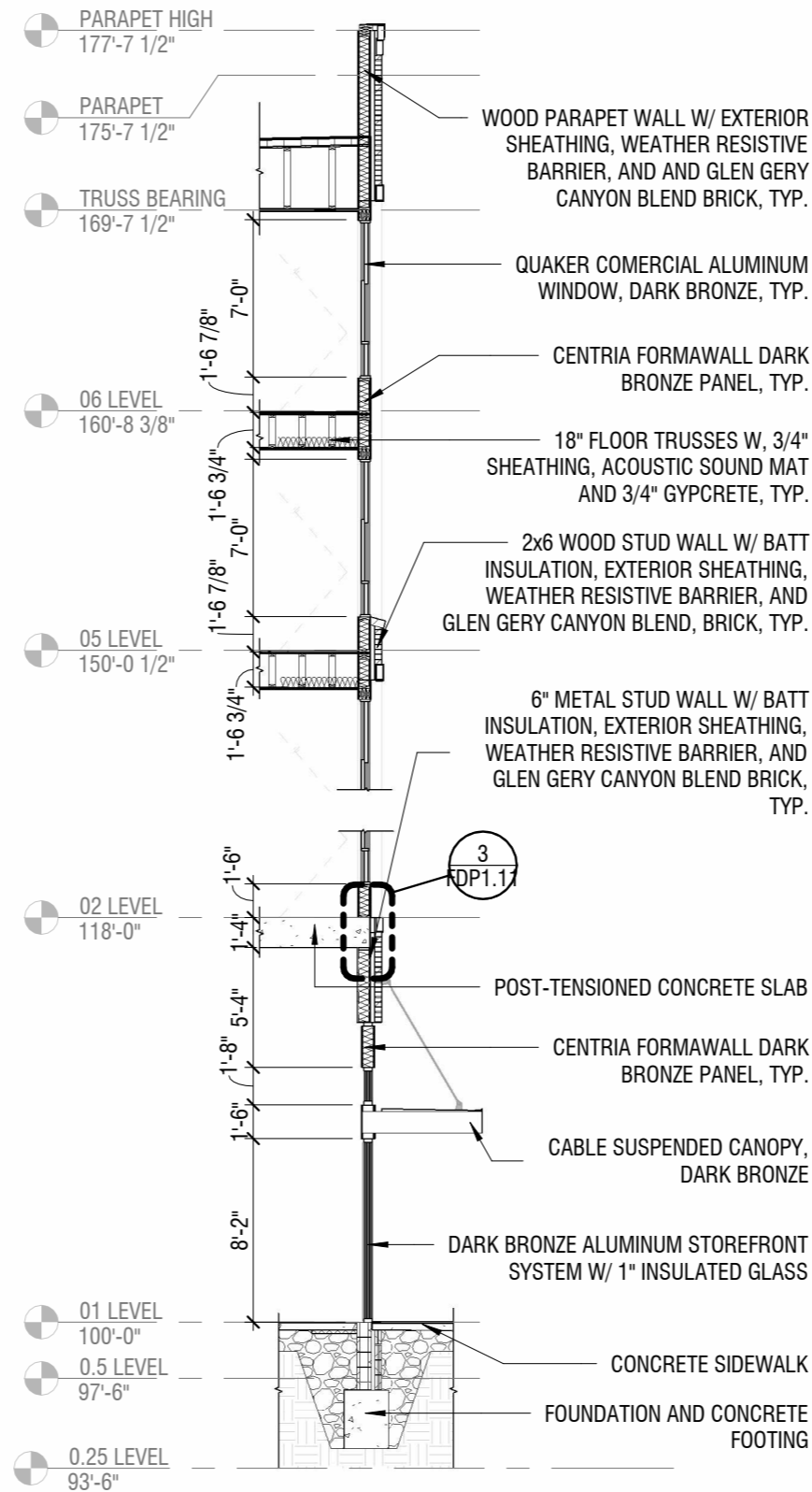
OVERALL BUILDING B SECTION - EAST/WEST
 SCALE 3/64" = 1'-0"



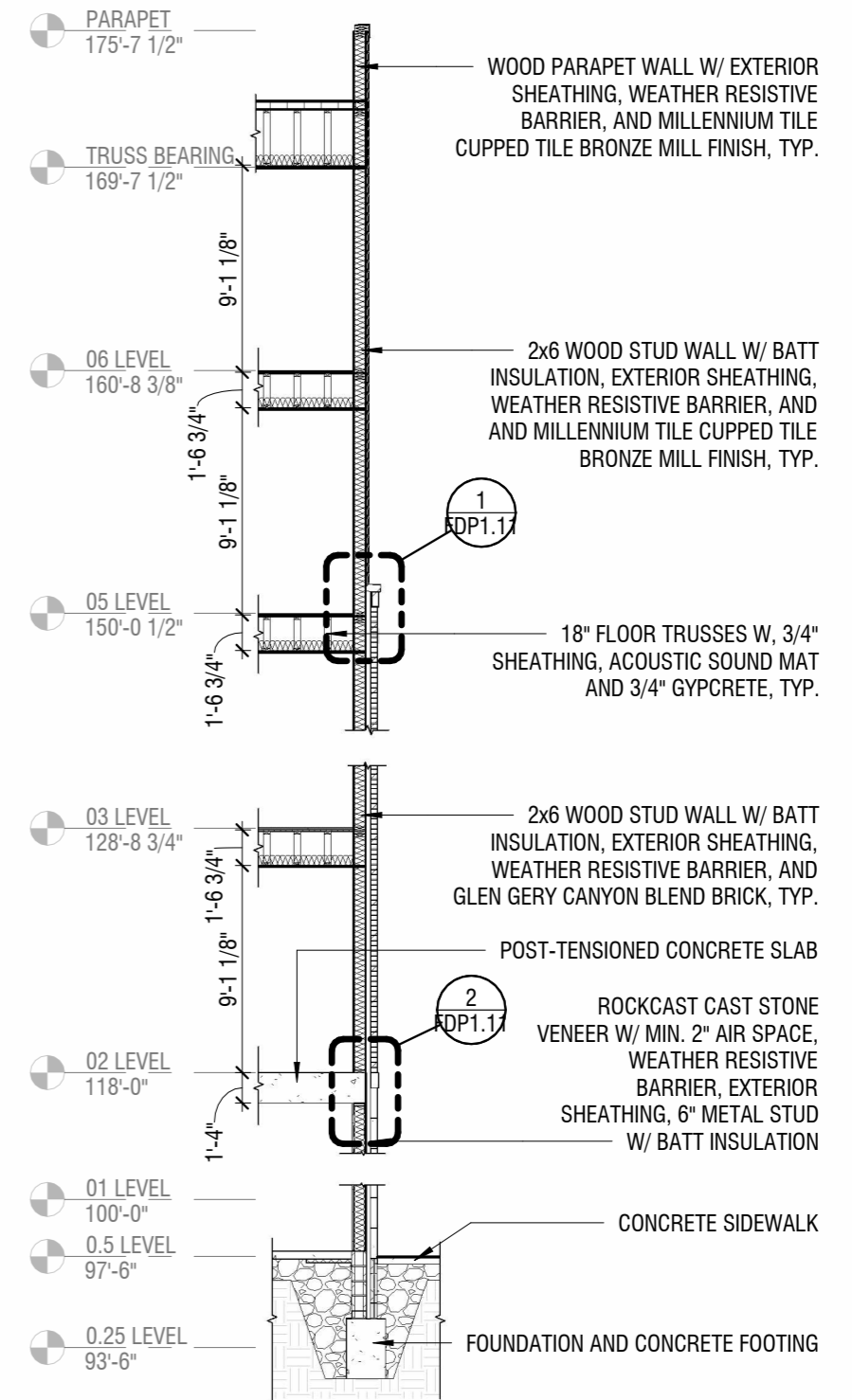
OVERALL BUILDING B SECTION - NORTH/SOUTH
 SCALE 3/64" = 1'-0"



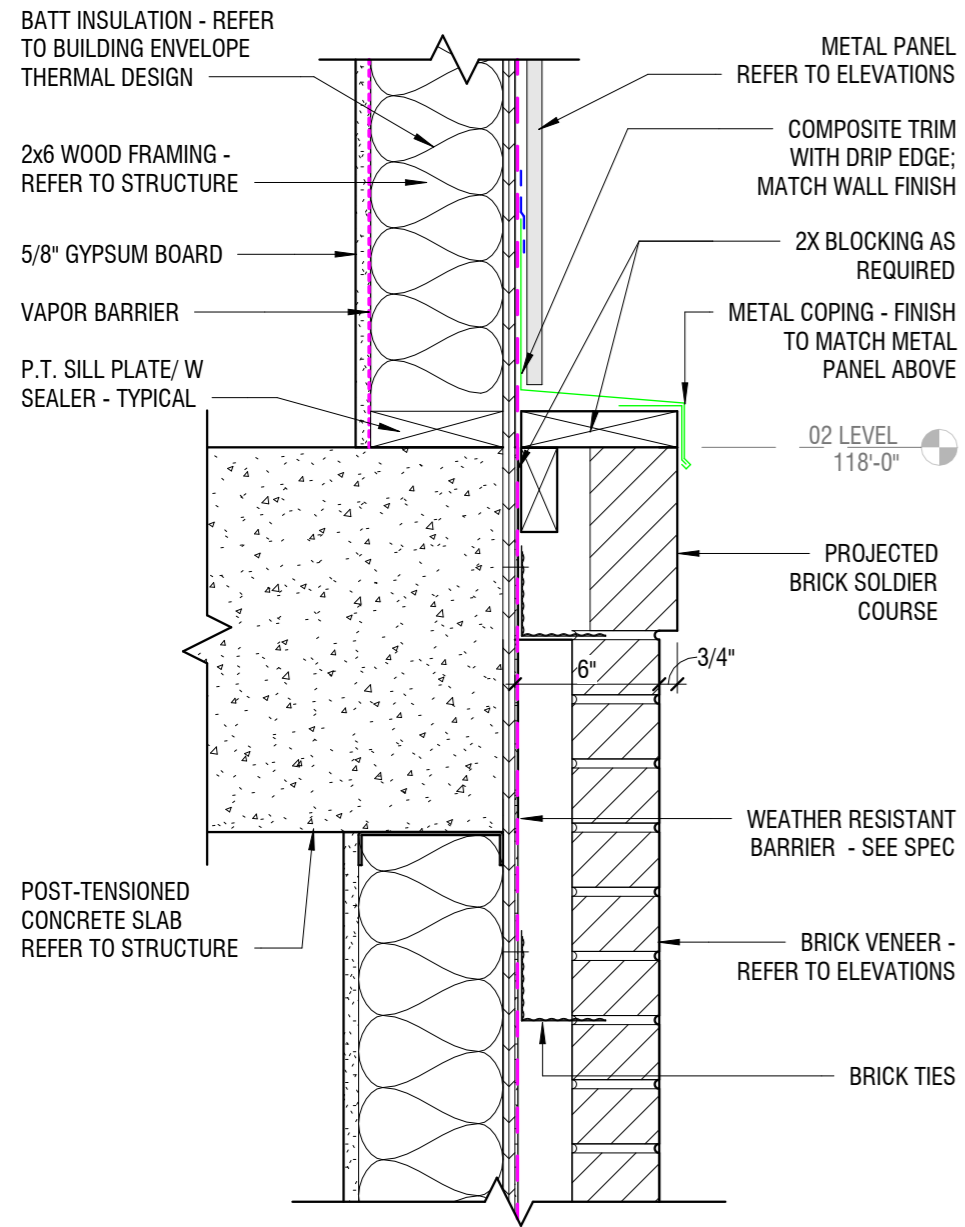
STONE & FIBER CEMENT WALL SECTION
SCALE 1/8" = 1'-0"



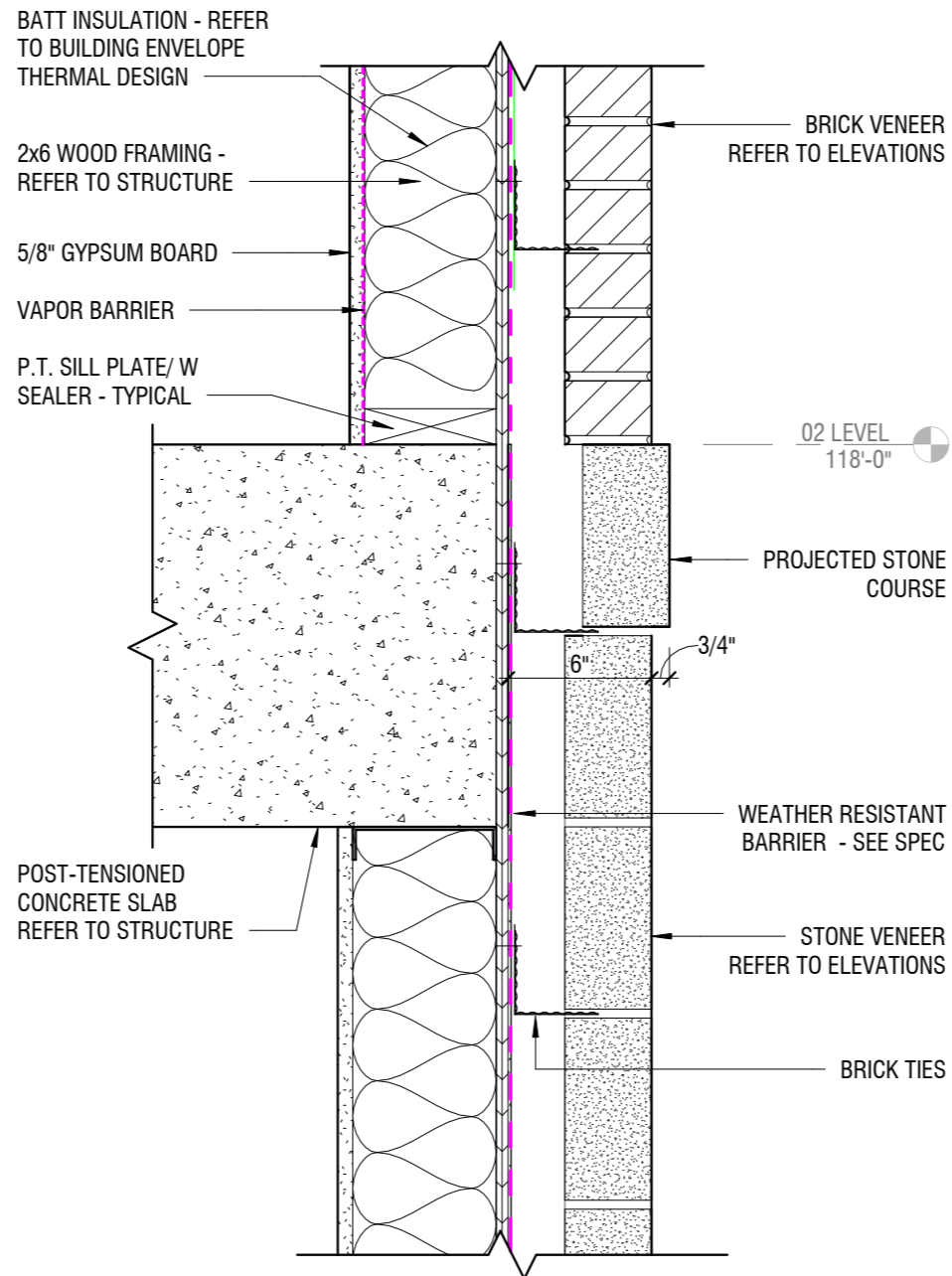
BRICK WALL SECTION
SCALE 1/8" = 1'-0"



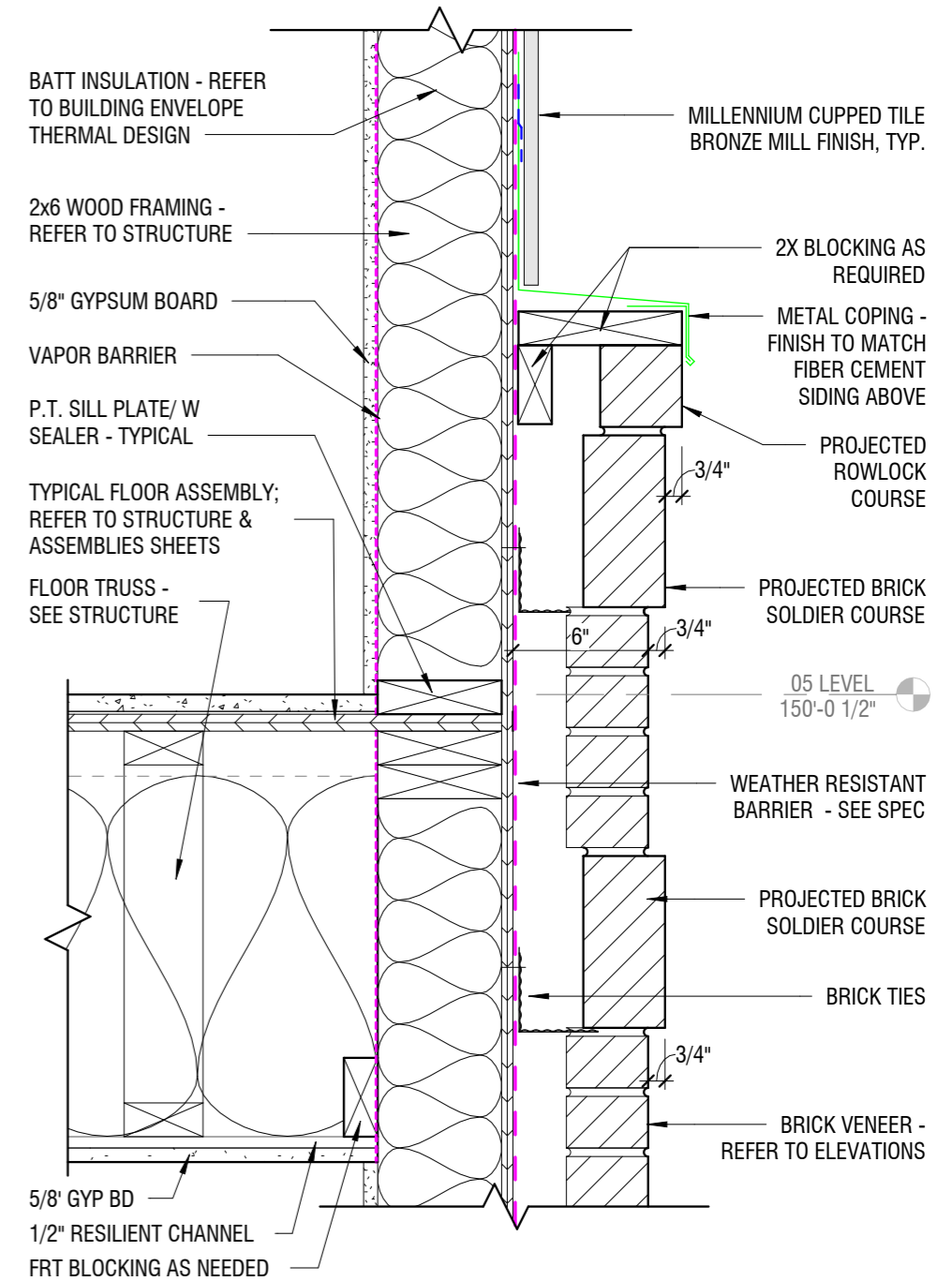
STONE, BRICK, & TILE WALL SECTION
SCALE 1/8" = 1'-0"



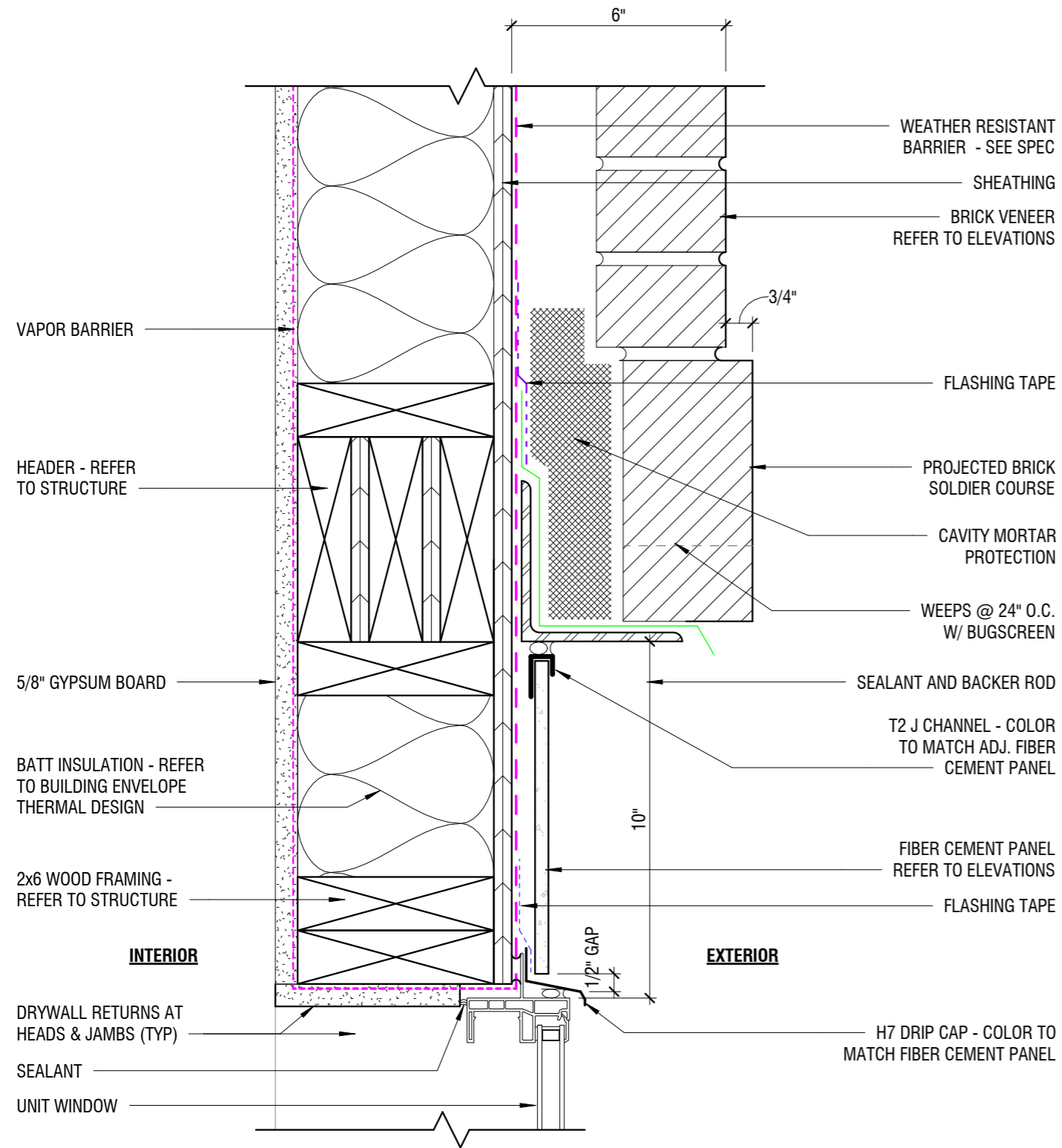
METAL PANEL OVER BRICK (SOLDIER)
SCALE 1 1/2" = 1'-0"



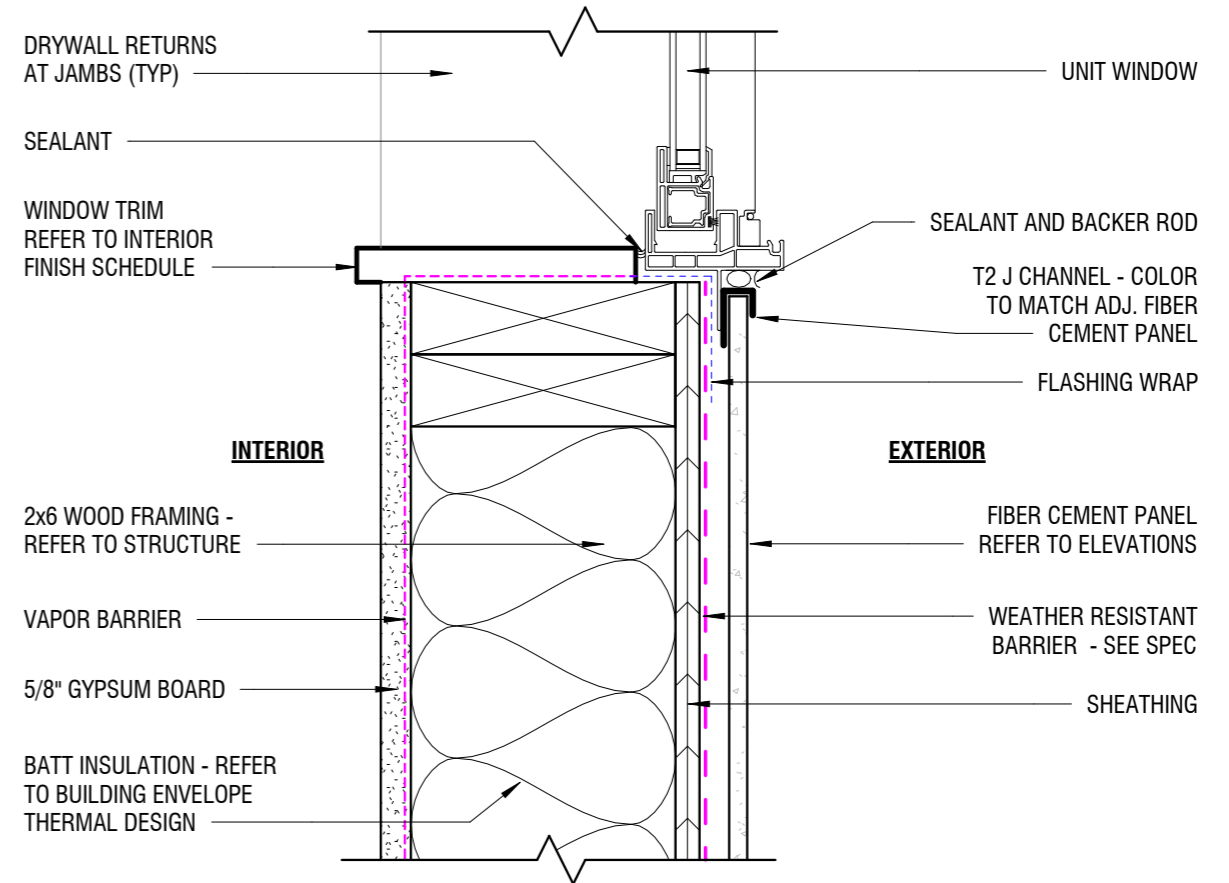
BRICK (SOLDIER) OVER STONE
SCALE 1 1/2" = 1'-0"



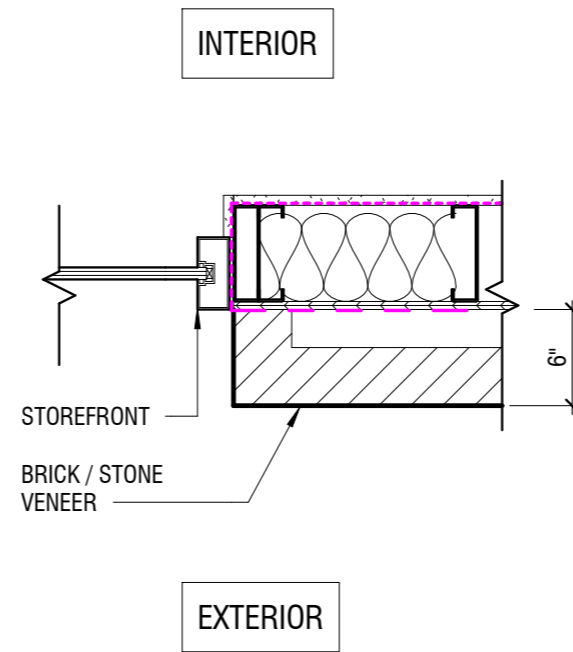
CUPPED TILE OVER BRICK (ROWLOCK + SOLDIER)
SCALE 1 1/2" = 1'-0"



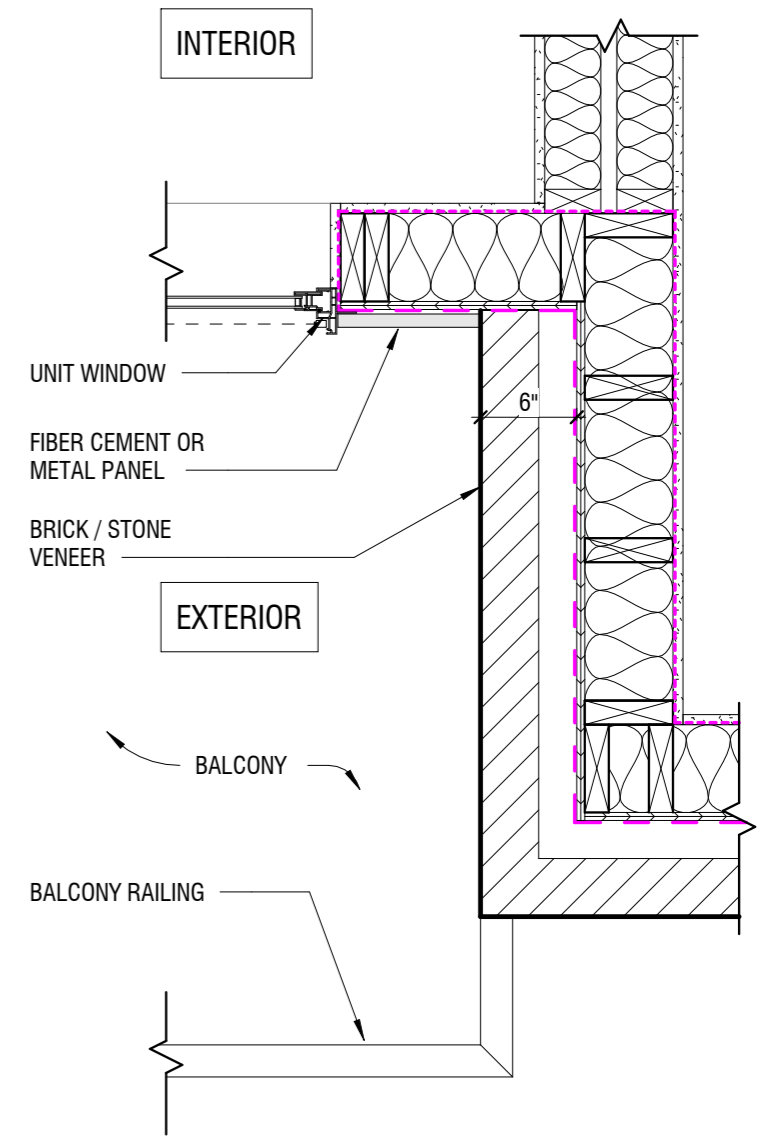
WINDOW-FCB-PANEL-WD-HEAD
SCALE 3" = 1'-0"



WINDOW-FCB-PANEL-WD-SILL
SCALE 3" = 1'-0"



AT STOREFRONT



AT BALCONY

VERTICAL TRANSITIONS
SCALE 1" = 1'-0"



FDP ELEVATION - WEST
SCALE 3/64" = 1'-0"



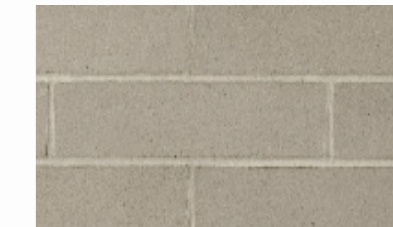
FDP ELEVATION - SOUTH
SCALE 3/64" = 1'-0"



BRICK-4
GLEN-GERY LIGHT BUFF MATTE



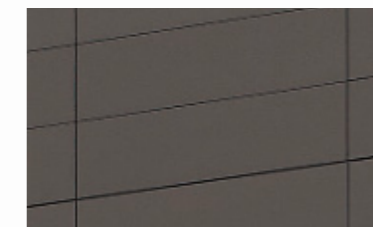
BRICK-5
GLEN-GERY CANYON BLEND



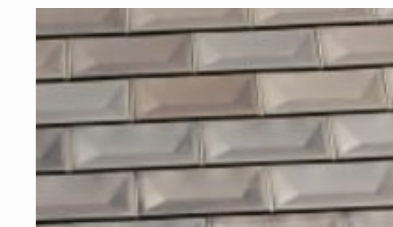
STONE-1
READING ROCK ROCKCAST CAST STONE IN
BUFFSTONE



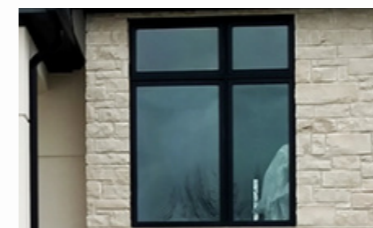
FIBER-1
EQUITONE NATURA FIBER CEMENT PANEL IN
N972



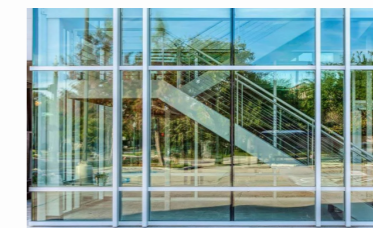
METAL-5
CENTRIA FORMAWALL IN DARK BRONZE



METAL-4
MILLENNIUM FORMS CUPPED TILE IN
BRONZE MILL FINISH



WINDOWS
QUAKER ALUMINUM WINDOWS



STOREFRONT
TUBELITE ALUMINUM STOREFRONT



FDP ELEVATION - EAST
SCALE 3/64" = 1'-0"



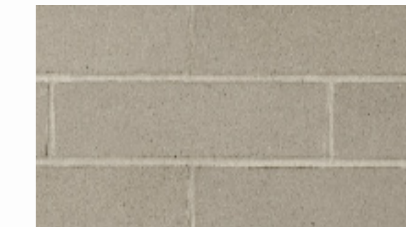
FDP ELEVATION - NORTH
SCALE 3/64" = 1'-0"



BRICK-4
GLEN-GERY LIGHT BUFF MATTE



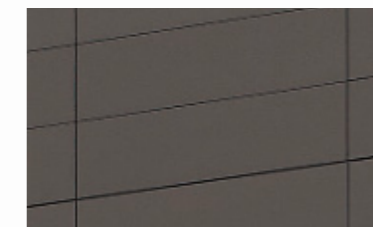
BRICK-5
GLEN-GERY CANYON BLEND



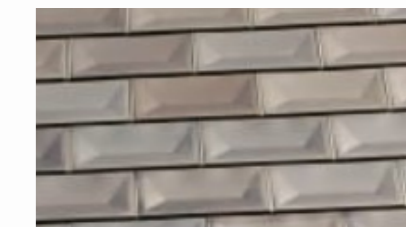
STONE-1
READING ROCK ROCKCAST CAST STONE IN
BUFFSTONE



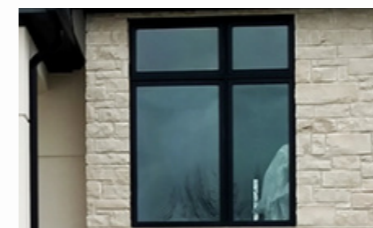
FIBER-1
EQUITONE NATURA FIBER CEMENT PANEL IN
N972



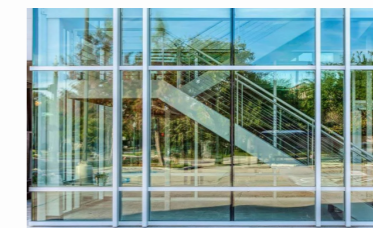
METAL-5
CENTRIA FORMAWALL IN DARK BRONZE



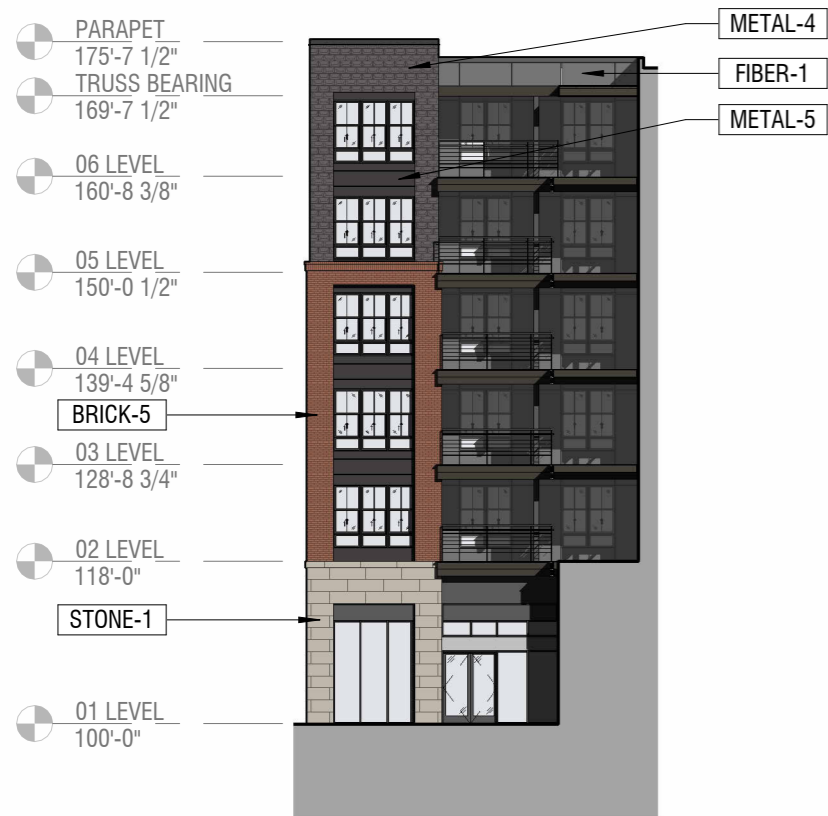
METAL-4
MILLENNIUM FORMS CUPPED TILE IN
BRONZE MILL FINISH



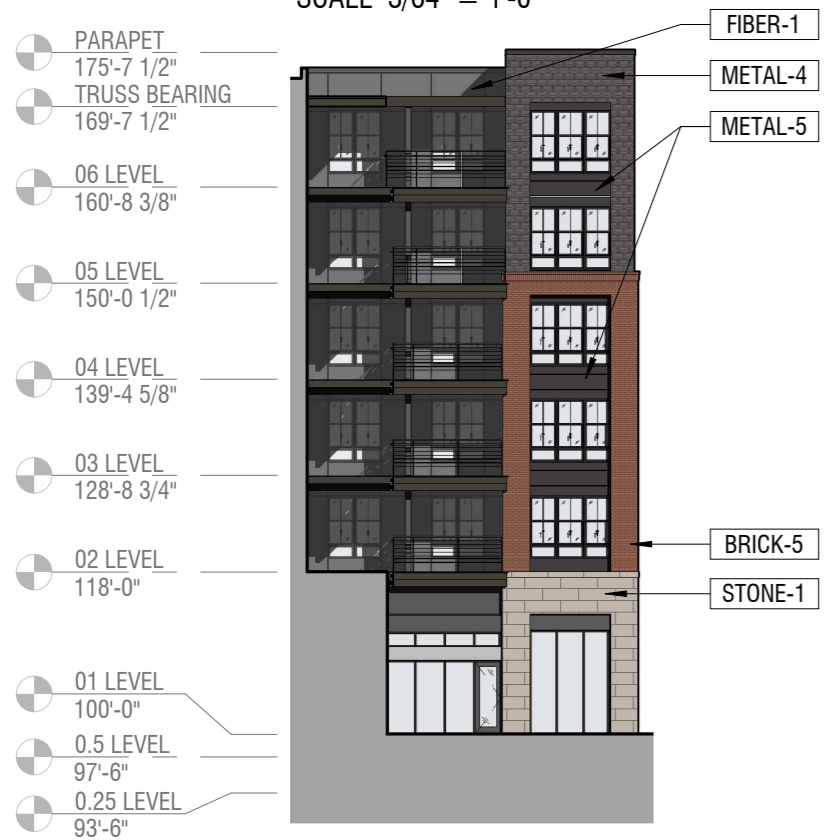
WINDOWS
QUAKER ALUMINUM WINDOWS



STOREFRONT
TUBELITE ALUMINUM STOREFRONT



FDP ELEVATION - SOUTH COURTYARD
SCALE 3/64" = 1'-0"



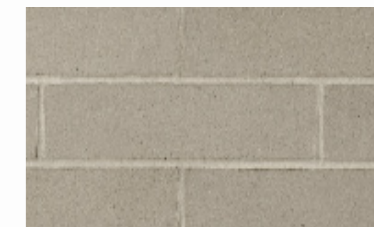
FDP ELEVATION - NORTH COURTYARD
SCALE 3/64" = 1'-0"



BRICK-4
GLEN-GERY LIGHT BUFF MATTE



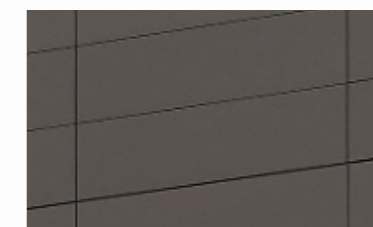
BRICK-5
GLEN-GERY CANYON BLEND



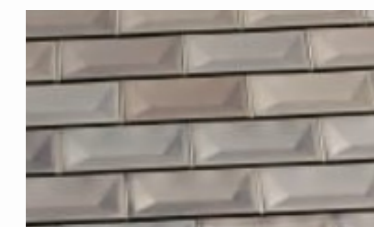
STONE-1
READING ROCK ROCKCAST CAST STONE IN
BUFFSTONE



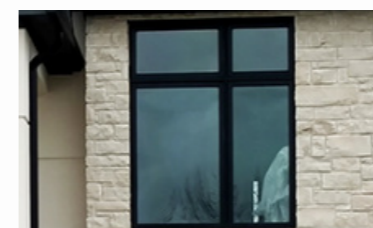
FIBER-1
EQUITONE NATURA FIBER CEMENT PANEL IN
N972



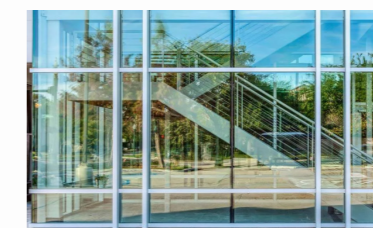
METAL-5
CENTRIA FORMAWALL IN DARK BRONZE



METAL-4
MILLENNIUM FORMS CUPPED TILE IN
BRONZE MILL FINISH



WINDOWS
QUAKER ALUMINUM WINDOWS



STOREFRONT
TUBELITE ALUMINUM STOREFRONT

A1. Street Frontage

	<u>Allowable:</u>	<u>Actual:</u>
Multiple Principal Buildings:	Permitted	Complies
Front Property Line Coverage:	Minimum 75%	53%
Occupation of Corner:	Required	Complies
Front RBZ:	0-15 ft.	Complies
Corner Side RBZ:	0-15 ft.	Complies
RBZ Treatment:	Landscape, Patio, or street-scape; along West Dublin-Granville Road, Street-scape Required	Complies
Right-of-Way Encroachment:	Awnings, Canopies, eaves, patios & signs	Complies

A2. Buildable Area

	<u>Allowable:</u>	<u>Actual:</u>
Minimum Side Yard Setback:	5 ft.	Complies
Minimum Rear Yard Setback:	5 ft.	Complies
Minimum Lot Width:	50 ft.	Complies; 115 ft.
Max. Impervious Coverage:	80%	94.7%
Additional Semi-Impervious Coverage:	10%	N/A

A3. Parking Location & Loading

	<u>Allowable:</u>	<u>Actual:</u>
Parking Location:	Rear yard, within building	N/A
Loading Facility Location:	Rear & Side Facade	N/A
Entry for Parking within Bldg:	Rear & Side Facade Corner Side Facade	N/A
Access:	Refer to 153.062	Complies

B. Height

	<u>Allowable:</u>	<u>Actual:</u>
Minimum Height:	3 stories	6 stories
Maximum Height:	6 stories	6 stories
Ground Story:	12ft. - 16ft.	18' - 24'-6"
Stories:	10-14ft.	Complies; 10'-8"

C. Uses & Occupancy Requirements

	<u>Allowable:</u>	<u>Actual:</u>
Ground Story:	Residential and general office uses are prohibited	Complies
Upper Story:	No requirements	Complies
Parking within Building:	Permitted	N/A
Occupied Space:	Min. 30ft. facing street	Complies

D1. Street Facade Transparency

	<u>Allowable:</u>	<u>Actual:</u>
Ground Story Street Facing Transparency:	Min. 60% required	Ref. Elevations
Transparency:	Min 30%	Complies
Parking within Building:	Permitted	N/A
Blank Wall Limitation:	Required	Complies

D2. Non-Street Facade Transparency

	<u>Allowable:</u>	<u>Actual:</u>
Transparency:	Min 15%	Complies
Blank Wall Limitation:	Required	Complies

D3. Building Entrance

	<u>Allowable:</u>	<u>Actual:</u>
Principal Entrance Location:	Primary Street	Complies
Street Facades: Number of Entrances:	1 per 75ft.	Complies
Parking Lot Facades:	1 per 100ft.	N/A
Mid-Building Pedestrianway:	In shopping corridors; Required for building greater than 250ft. in length	N/A

D4. Facade Divisions


	<u>Allowable:</u>	<u>Actual:</u>
Vertical Increments:	No greater than 45ft.	Ref. Elevations
Horizontal Facade Division:	On building 3 stories or taller, required with 3ft. of top of the ground story. Required at any building step-back.	Complies
Required Change in Roof Plane or Type:	None	N/A

D5. Facade Materials

	<u>Allowable:</u>	<u>Actual:</u>
Permitted Primary Materials:	Stone, Brick, Glass	Ref. Elevation

D5. Roof Types

	<u>Allowable:</u>	<u>Actual:</u>
Permitted Types:	Parapet, pitched roof, flat roof, other types may be permitted with approval	Complies
Tower:	Permitted on facades only at terminal vistas, corners at two principal frontage streets	Complies

 Potential Waver Request

MATERIAL TYPE:		FACADE REQUIREMENTS		UPPER STORY:	
WEST FACADE TOTAL AREA: 21,680 SF		STREET FACADE: YES PRINCIPAL ENTRANCE: YES		HEIGHT: 10'-8" UPPER STORY TOTAL AREA: 2,881 SF (EA. FLOOR 02-06)	
PRIMARY	GLAZING (WINDOWS & DOORS)	7,442 SF	NUMBER OF ENTRANCES:		UPPER STORY TRANSPARENCY: UPPER STORY TRANSPARENCY ZONE: 2,881 SF (FLOOR TO FLOOR 02-06) UPPER STORY GLAZING AREA: 1,008 SF (FLOOR TO FLOOR 02-06) TRANSPARENCY REQUIRED: 30% TRANSPARENCY PROVIDED: 35%
PRIMARY	BRICK	6,134 SF	REQUIRED: 1 PER 75'-0" OF FACADE		
PRIMARY	CAST STONE	1,865 SF	TOTAL FACADE LENGTH: 270'-8"		BLANK WALL LIMITATIONS: REQUIRED: YES PROVIDED: YES
SECONDARY	MILLENNIUM TILE	1,805 SF	REQUIRED: 270'-8" / 75 = 4 (3.61 ROUNDED UP)		
SECONDARY	METAL/FIBER CEMENT	4,047 SF	PROVIDED: 4		VERTICAL FACADE DIVISIONS: REQUIRED: YES (NO GREATER THAN 45'-0" INCREMENTS) PROVIDED: YES, ONE GREATER THAN 45'-0"
SECONDARY	LOUVERS/GLAZING/METAL (TBD PER TENANT REQ. - UPPER PORTION OF GROUND FLOOR STOREFRONTS)	387 SF	GROUND STORY:		
PRIMARY MATERIAL TOTAL: 15,441 SF		HEIGHT: (VARIES)		24'-6" (NORTH) 18'-0" (SOUTH) 20'-6" (CENTER)	
REQUIRED: 80%		GROUND STORY TOTAL AREA: 5,603 SF		HORIZONTAL FACADE DIVISIONS: REQUIRED: YES (WITHIN 3'-0" TO TOP OF GROUND STORY) PROVIDED: YES, MATERIAL TYPE CHANGE, BRICK COURSING	
PROVIDED: 71% (15,441 / 21,680 = 0.712)		GROUND STORY TRANSPARENCY:		REQUIRED: YES (NO GREATER THAN 45'-0" INCREMENTS) PROVIDED: YES, ONE GREATER THAN 45'-0"	
SECONDARY MATERIAL TOTAL: 6,239 SF		GROUND STORY TRANSPARENCY ZONE: 1,624 SF			
REQUIRED: <20%		GROUND STORY TRANSPARENCY ZONE: (2'-0" TO 8'-0" ABOVE GRADE)			
PROVIDED: 29% (6,239 / 21,680 = 0.287)		GROUND STORY GLAZING AREA: 749 SF			
		TRANSPARENCY REQUIRED: 60%			
		TRANSPARENCY PROVIDED: 46%			





 POTENTIAL WAIVER REQUEST







KEYPLAN



PRIMARY MATERIALS

-  BRICK
-  CAST STONE
-  GLAZING
-  TRANSPARENCY ZONE GLAZING

SECONDARY MATERIALS

-  METAL / FIBER CEMENT
-  FUTURE LOUVERS / METAL
-  MILLENNIUM TILE
-  HOLLOW METAL DOOR

BUILDING B

DAIMLER

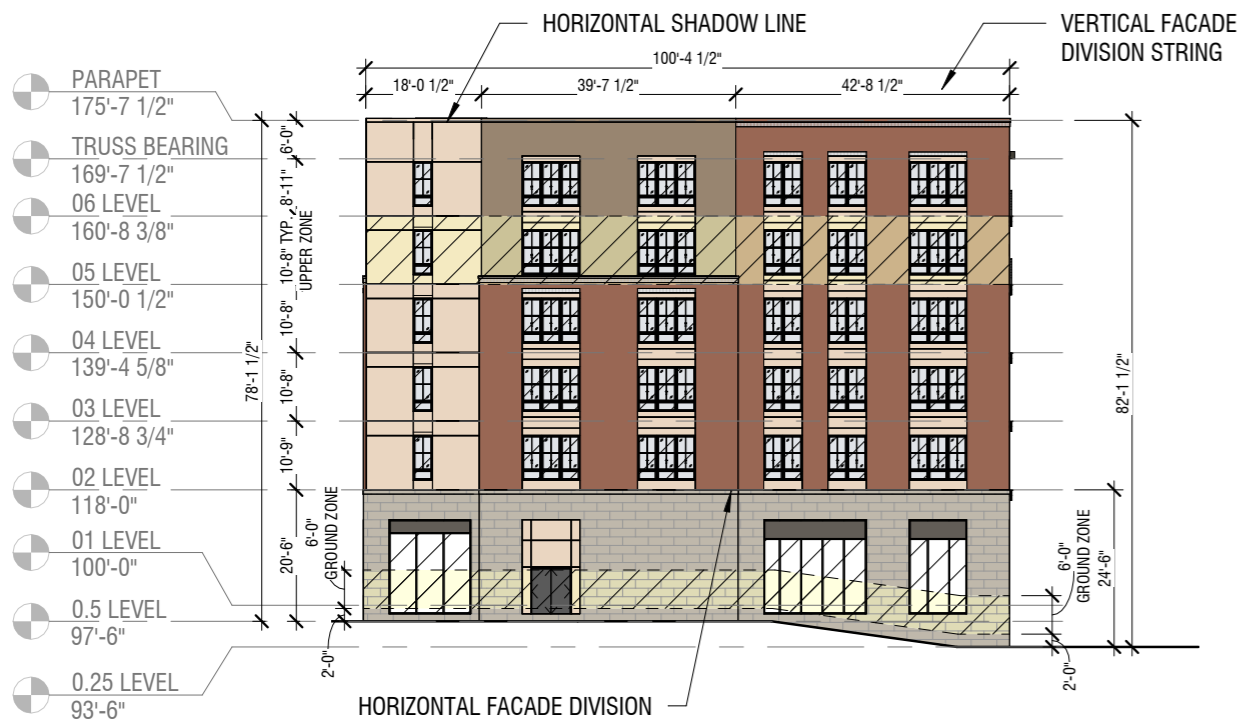
archall

MATERIAL TYPE:		FACADE REQUIREMENTS		UPPER STORY:	
NORTH FACADE TOTAL AREA		STREET FACADE: NO		HEIGHT: 10'-8"	
7,986 SF		PRINCIPAL ENTRANCE: NO		UPPER STORY TOTAL AREA: 1,070 SF (EA. FLOOR 02-06)	
PRIMARY GLAZING (WINDOWS & DOORS)		NUMBER OF ENTRANCES:		UPPER STORY TRANSPARENCY:	
PRIMARY	1,925 SF	REQUIRED:	NO - NOT A STREET FACADE	UPPER STORY TRANSPARENCY ZONE: 1,070 SF (FLOOR TO FLOOR 02-06)	
PRIMARY	2,177 SF	TOTAL FACADE LENGTH:	100'-4 1/2"	UPPER STORY GLAZING AREA: 294 SF (FLOOR TO FLOOR 02-06)	
PRIMARY	1,471 SF	REQUIRED:	0	TRANSPARENCY REQUIRED: 15%	
SECONDARY	641 SF	PROVIDED:	0	TRANSPARENCY PROVIDED: 27%	
SECONDARY	1,627 SF	GROUND STORY:		BLANK WALL LIMITATIONS:	
SECONDARY	46 SF	HEIGHT: (VARIES)		REQUIRED: YES	
SECONDARY	99 SF	20'-6" (EAST)		PROVIDED: YES	
(TBD PER TENANT REQ. - UPPER PORTION OF GROUND FLOOR STOREFRONTS)		24'-6" (WEST)		VERTICAL FACADE DIVISIONS:	
PRIMARY MATERIAL TOTAL:		GROUND STORY TOTAL AREA: 2,156 SF		REQUIRED: YES (NO GREATER THAN 45'-0" INCREMENTS)	
5,573 SF		GROUND STORY TRANSPARENCY:		PROVIDED: YES	
REQUIRED:	80%	GROUND STORY TRANSPARENCY ZONE: 606 SF		HORIZONTAL FACADE DIVISIONS:	
PROVIDED:	70% (5,573 / 7,986 = 0.697)	(2'-0" TO 8'-0" ABOVE GRADE)		REQUIRED: YES (WITHIN 3'-0" TO TOP OF GROUND STORY)	
SECONDARY MATERIAL TOTAL:		GROUND STORY GLAZING AREA: 198 SF		PROVIDED: YES, MATERIAL TYPE CHANGE	
2,413 SF		(2'-0" TO 8'-0" ABOVE GRADE)			
REQUIRED:	<20%	TRANSPARENCY REQUIRED: 15%			
PROVIDED:	30% (2,413 / 7,986 = 0.302)	TRANSPARENCY PROVIDED: 33%			





 POTENTIAL WAIVER REQUEST







KEYPLAN



PRIMARY MATERIALS

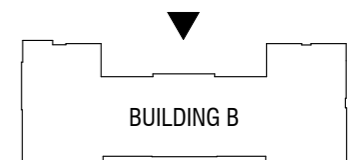
-  BRICK
-  CAST STONE
-  GLAZING
-  TRANSPARENCY ZONE GLAZING

SECONDARY MATERIALS

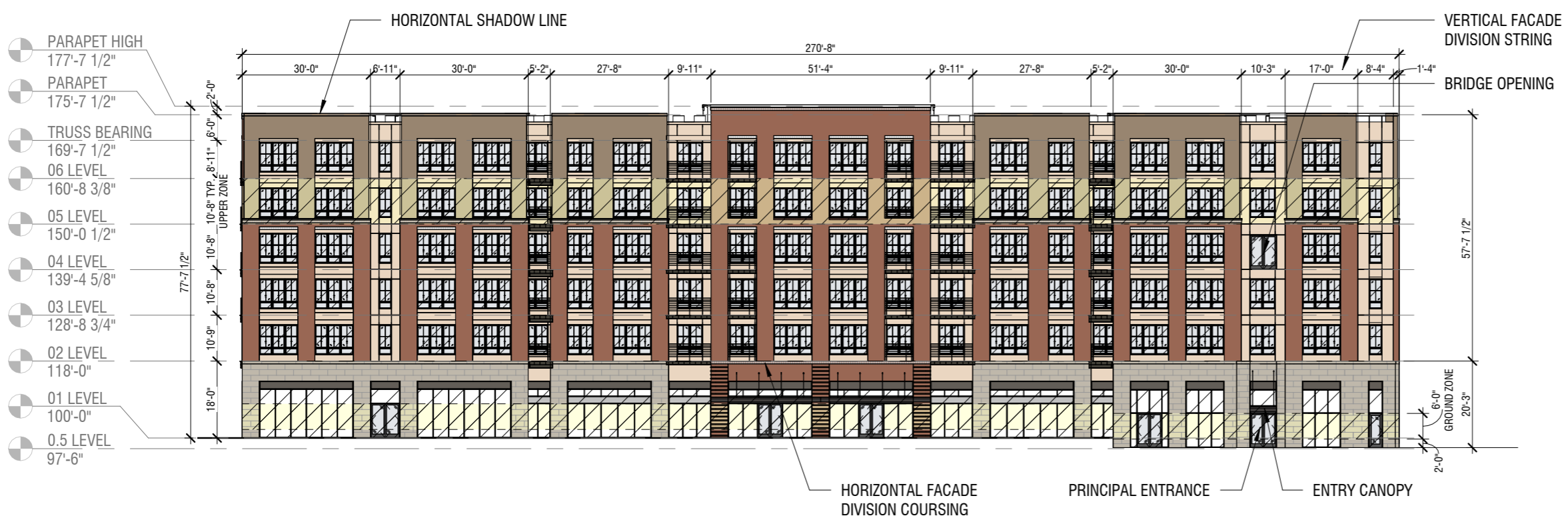
-  METAL / FIBER CEMENT
-  FUTURE LOUVERS / METAL
-  MILLENNIUM TILE
-  HOLLOW METAL DOOR

MATERIAL TYPE:		FACADE REQUIREMENTS		UPPER STORY:	
EAST FACADE TOTAL AREA: 20,467 SF		STREET FACADE: YES PRINCIPAL ENTRANCE: YES		HEIGHT: 10'-8" UPPER STORY TOTAL AREA: 2,884 SF (EA. FLOOR 02-06)	
PRIMARY	GLAZING (WINDOWS & DOORS)	7,612 SF	NUMBER OF ENTRANCES:		UPPER STORY TRANSPARENCY:
PRIMARY	BRICK	4,508 SF	REQUIRED:	1 PER 75'-0" OF FACADE	UPPER STORY TRANSPARENCY ZONE: 2,884 SF (FLOOR TO FLOOR 02-06)
PRIMARY	CAST STONE	1,783 SF	TOTAL FACADE LENGTH:	270'-8"	UPPER STORY GLAZING AREA: 1,100 SF (FLOOR TO FLOOR 02-06)
SECONDARY	MILLENNIUM TILE	2,173 SF	REQUIRED:	270'-8" / 75 = 4 (3.61 ROUNDED UP)	TRANSPARENCY REQUIRED: 30%
SECONDARY	METAL/FIBER CEMENT	4,013 SF	PROVIDED:	6	TRANSPARENCY PROVIDED: 38%
SECONDARY	LOUVERS/GLAZING/METAL	378 SF	GROUND STORY:		BLANK WALL LIMITATIONS:
(TBD PER TENANT REQ. - UPPER PORTION OF GROUND FLOOR STOREFRONTS)		HEIGHT: (VARIES)		18'-0" (SOUTH & CENTER) 20'-3" (NORTH)	REQUIRED: YES PROVIDED: YES
PRIMARY MATERIAL TOTAL: 13,903 SF		GROUND STORY TOTAL AREA: 5,023 SF		VERTICAL FACADE DIVISIONS:	
REQUIRED:	80%	GROUND STORY TRANSPARENCY:		REQUIRED: YES (NO GREATER THAN 45'-0" INCREMENTS)	PROVIDED: YES, ONE GREATER THAN 45'-0"
PROVIDED:	68% (13,903 / 20,467 = 0.679)	GROUND STORY TRANSPARENCY ZONE: 1,624 SF (2'-0" TO 8'-0" ABOVE GRADE)		HORIZONTAL FACADE DIVISIONS:	
SECONDARY MATERIAL TOTAL: 6,564 SF		GROUND STORY GLAZING AREA: 1,179 SF (2'-0" TO 8'-0" ABOVE GRADE)		REQUIRED: YES (WITHIN 3'-0" TO TOP OF GROUND STORY)	PROVIDED: YES, MATERIAL TYPE CHANGE, BRICK COURSING
REQUIRED:	<20%	TRANSPARENCY REQUIRED: 60%			
PROVIDED:	32% (6,564 / 20,467 = 0.320)	TRANSPARENCY PROVIDED: 73%			





 POTENTIAL WAIVER REQUEST







KEYPLAN



PRIMARY MATERIALS

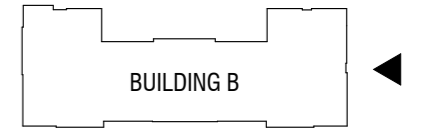
-  BRICK
-  CAST STONE
-  GLAZING
-  TRANSPARENCY ZONE GLAZING

SECONDARY MATERIALS

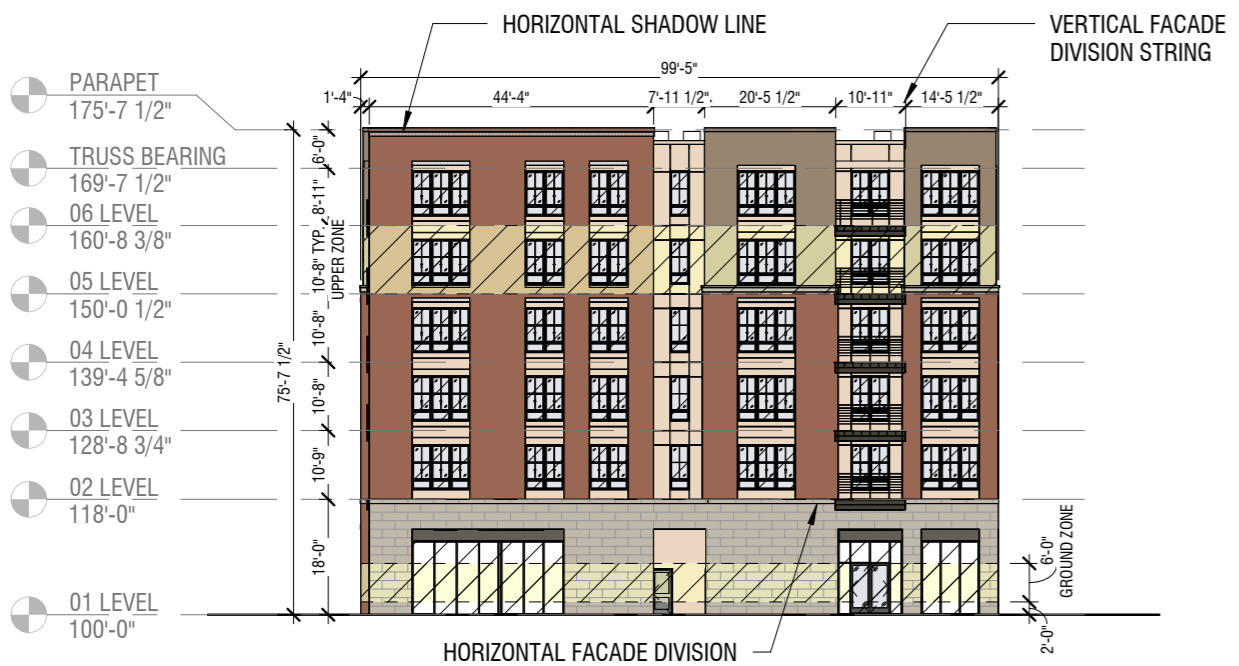
-  METAL / FIBER CEMENT
-  FUTURE LOUVERS / METAL
-  MILLENNIUM TILE
-  HOLLOW METAL DOOR

MATERIAL TYPE:		FACADE REQUIREMENTS		UPPER STORY:	
SOUTH FACADE TOTAL AREA: 7,494 SF		STREET FACADE: NO		HEIGHT: 10'-8"	
		PRINCIPAL ENTRANCE: NO		UPPER STORY TOTAL AREA: 1,053 SF (EA. FLOOR 02-06)	
PRIMARY GLAZING (WINDOWS & DOORS): 2,171 SF		NUMBER OF ENTRANCES:		UPPER STORY TRANSPARENCY:	
PRIMARY BRICK: 2,255 SF		REQUIRED: NO - NOT A STREET FACADE		UPPER STORY TRANSPARENCY ZONE: 1,053 SF (FLOOR TO FLOOR 02-06)	
PRIMARY CAST STONE: 1,088 SF		TOTAL FACADE LENGTH: 99'-5"		UPPER STORY GLAZING AREA: 336 SF (FLOOR TO FLOOR 02-06)	
SECONDARY MILENNIUM TILE: 540 SF		REQUIRED: 0		TRANSPARENCY REQUIRED: 15%	
SECONDARY METAL/FIBER CEMENT: 1,341 SF		PROVIDED: 0		TRANSPARENCY PROVIDED: 32%	
SECONDARY HOLLOW METAL DOOR: 21 SF		GROUND STORY:		BLANK WALL LIMITATIONS:	
SECONDARY LOUVERS/GLAZING/METAL: 78 SF		HEIGHT: (VARIES)		REQUIRED: YES	
(TBD PER TENANT REQ. - UPPER PORTION OF GROUND FLOOR STOREFRONTS)		18'-0" (EAST)		PROVIDED: YES	
		18'-0" (WEST)		VERTICAL FACADE DIVISIONS:	
PRIMARY MATERIAL TOTAL: 5,514 SF		GROUND STORY TOTAL AREA: 1,790 SF		REQUIRED: YES (NO GREATER THAN 45'-0" INCREMENTS)	
REQUIRED: 80%		GROUND STORY TRANSPARENCY:		PROVIDED: YES	
PROVIDED: 74% (5,514 / 7,494 = 0.735)		GROUND STORY TRANSPARENCY ZONE: 597 SF		HORIZONTAL FACADE DIVISIONS:	
		(2'-0" TO 8'-0" ABOVE GRADE)		REQUIRED: YES (WITHIN 3'-0" TO TOP OF GROUND STORY)	
SECONDARY MATERIAL TOTAL: 1,980 SF		GROUND STORY GLAZING AREA: 256 SF		PROVIDED: YES, MATERIAL TYPE CHANGE	
REQUIRED: <20%		(2'-0" TO 8'-0" ABOVE GRADE)			
PROVIDED: 26% (1,980 / 7,494 = 0.264)		TRANSPARENCY REQUIRED: 15%			
		TRANSPARENCY PROVIDED: 43%			





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KEYPLAN



PRIMARY MATERIALS

-  BRICK
-  CAST STONE
-  GLAZING
-  TRANSPARENCY ZONE GLAZING

SECONDARY MATERIALS

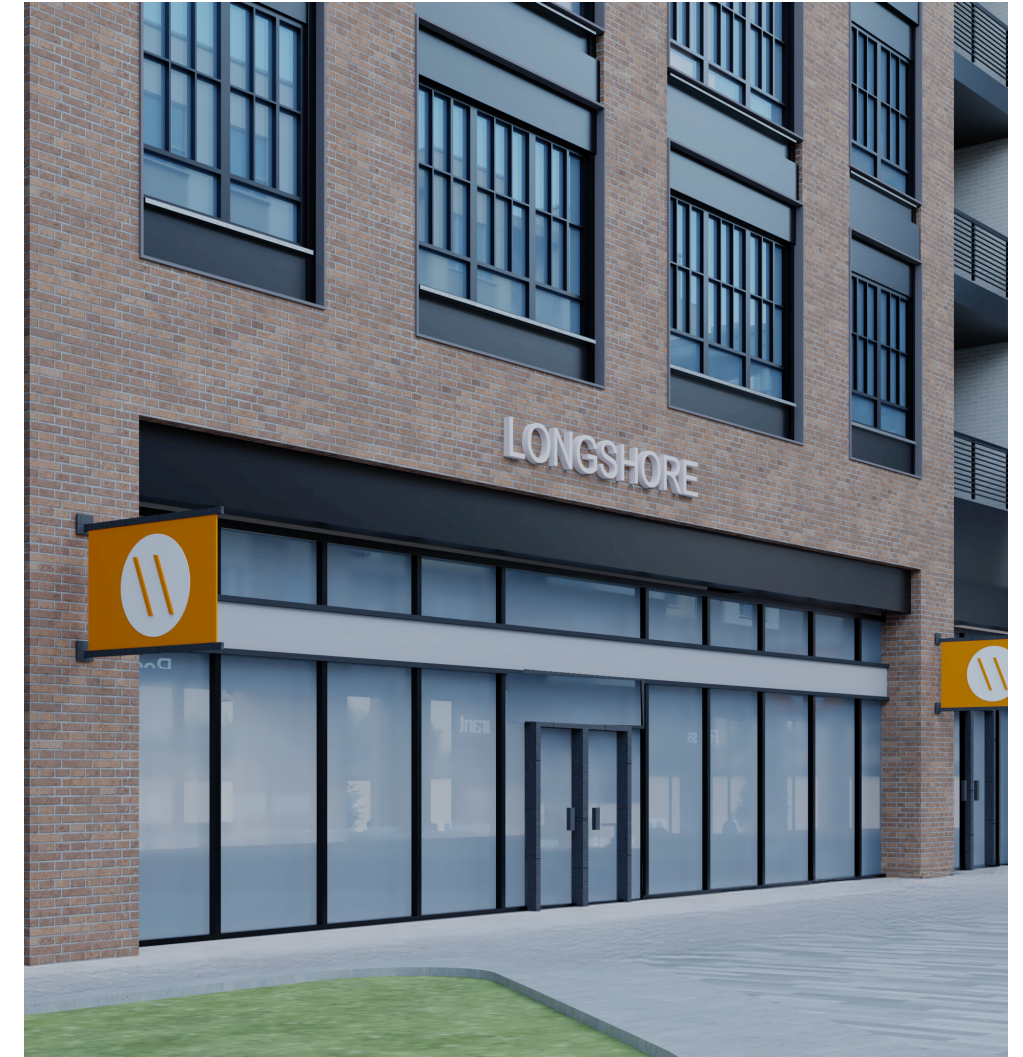
-  METAL / FIBER CEMENT
-  FUTURE LOUVERS / METAL
-  MILENNIUM TILE
-  HOLLOW METAL DOOR



1. Trellis



2. Canopy



3. No canopy

Retailers may choose from one of the approved storefront options for installation, in order to maintain visual variety across the overall street scape within the Bridge North development.





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