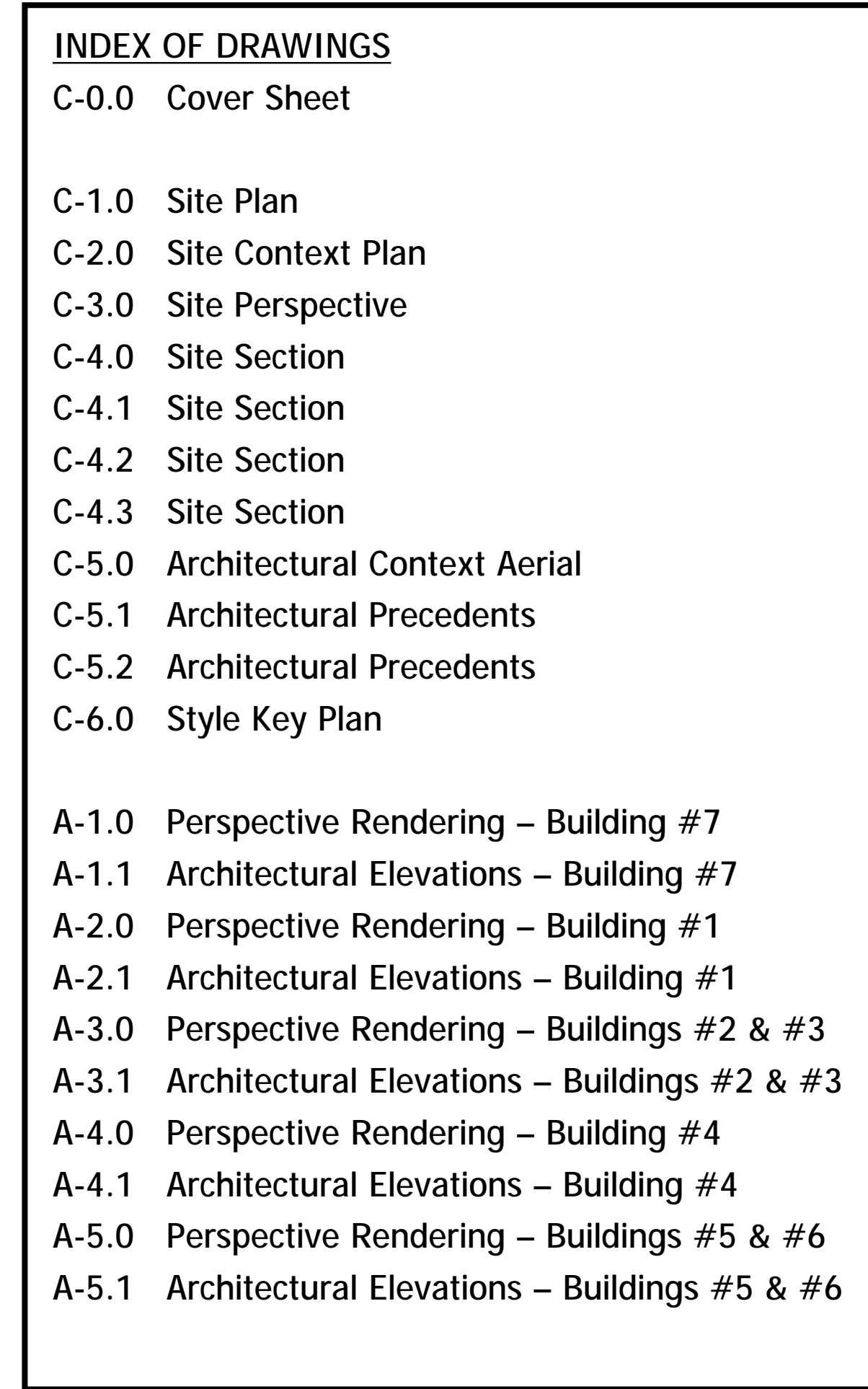
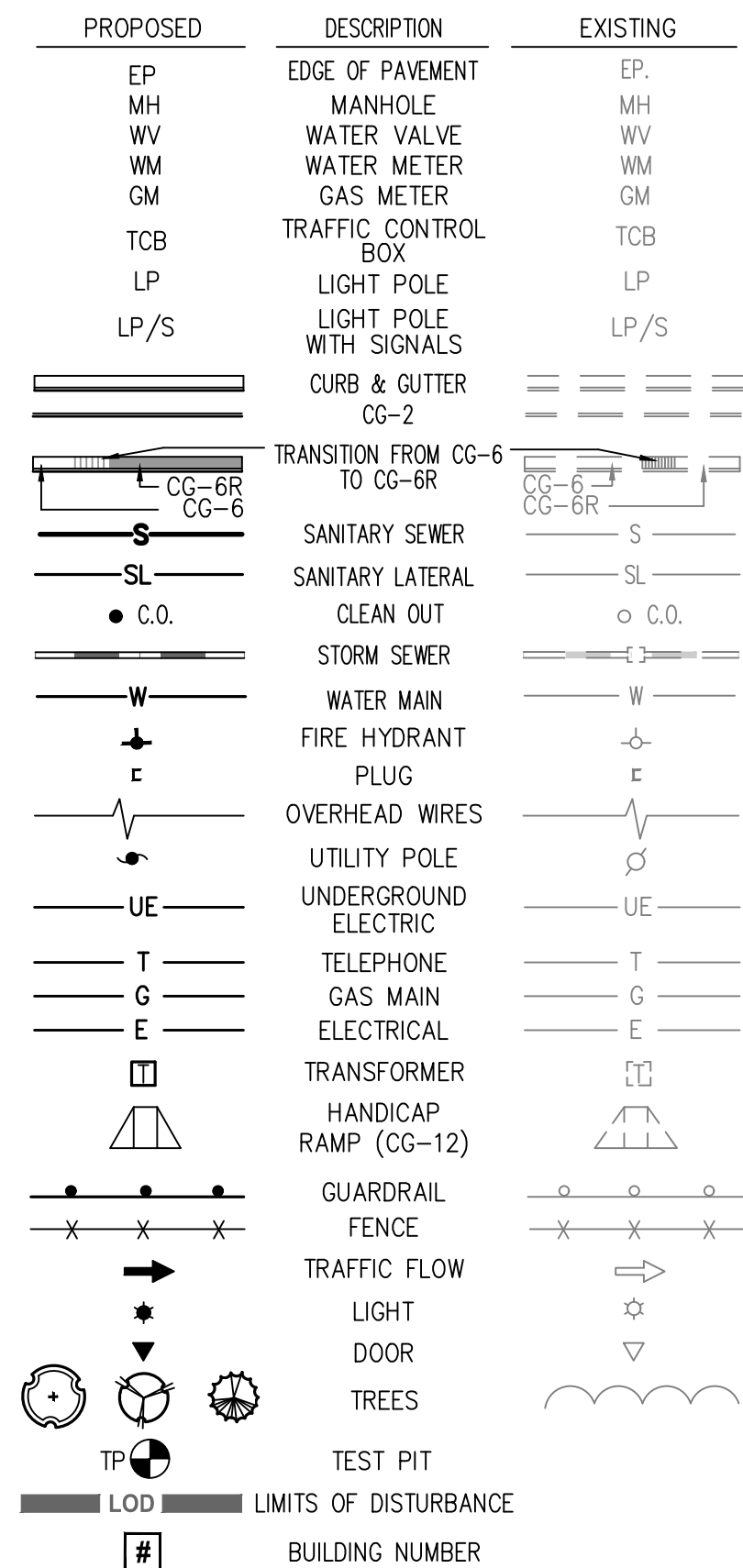
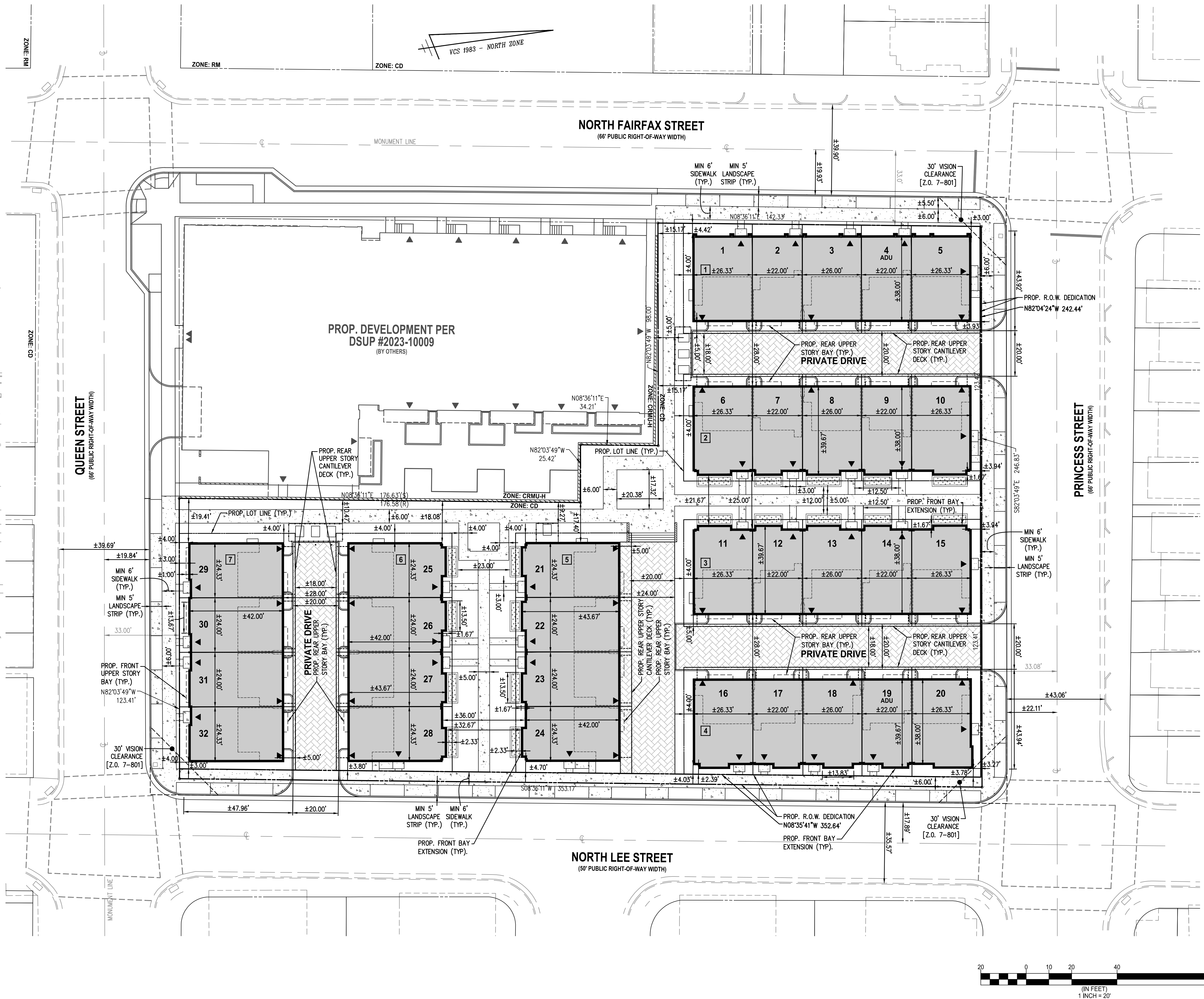


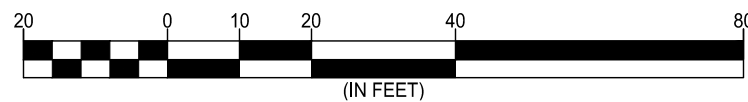
BAR CONCEPT REVIEW SUBMISSION #2
September 29, 2025





1. INFORMATION & DETAILS SHOWN ON THESE PLANS ARE CONCEPTUAL AND SUBJECT TO CHANGE.
2. REFER TO ARCHITECTURE PLANS FOR DETAILS OF BUILDING DESIGN.





SITE CONTEXT PLAN

3333 N. Fairfax St.
City of Alexandria, VA

THE NEIGHBORHOODS OF
EYA
life within walking distance[®]

333 N. Fairfax LLC

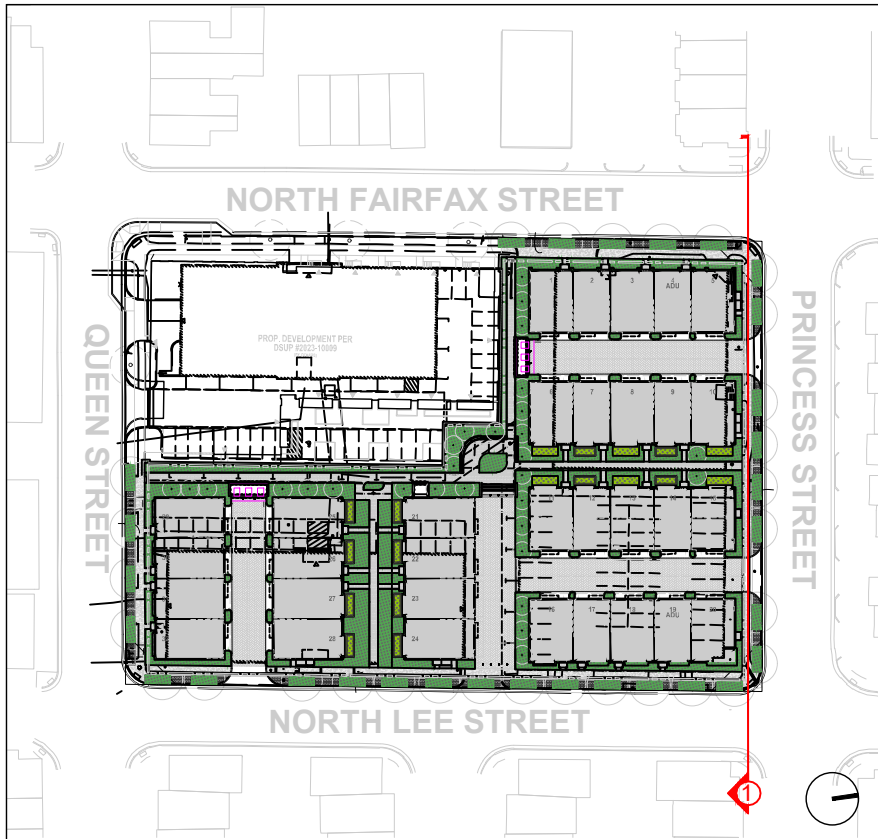
4800 Hampden Lane
Suite 300
Bethesda, MD 20814
P 301-864-8600
F 301-634-8601
WWW.EYA.COM

The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. No part of the drawings or publications by any method, in whole or in part, is prohibited. The drawing is classified as part of an unpublished collection of visual art under the 1978 copyright law. No part of the drawing may be reproduced. None of the pictorial graphic or technical charts or drawings depicted on this sheet may be reproduced by any method, including tracing or photographing, or by any means, including electronic, mechanical or otherwise, nor may they be used as a basis for any publication or other use without the written consent of the author. Title and ownership remains with the author without prejudice. Visual contact with these plans shall be maintained at all times. NO RIGHTS RESERVED under these restrictions. ALL RIGHTS RESERVED. Copyright ©2025 EYA, LLC

[illegible]

FILE NAME:	
PLOT DATE:	Sep. 17, 2025
DRAWING SCALE:	

C-2.0



KEY MAP



1 PRINCESS STREET SECTION / ELEVATION
SECTION A

1" = 10'



1 PRINCESS STREET SECTION / ELEVATION
SECTION B

1" = 10'

333 N. Fairfax LLC

4800 Hampden Lane
Suite 300
Bethesda, MD 20814
P 301-864-8600
F 301-634-8601
WWW.EYA.COM

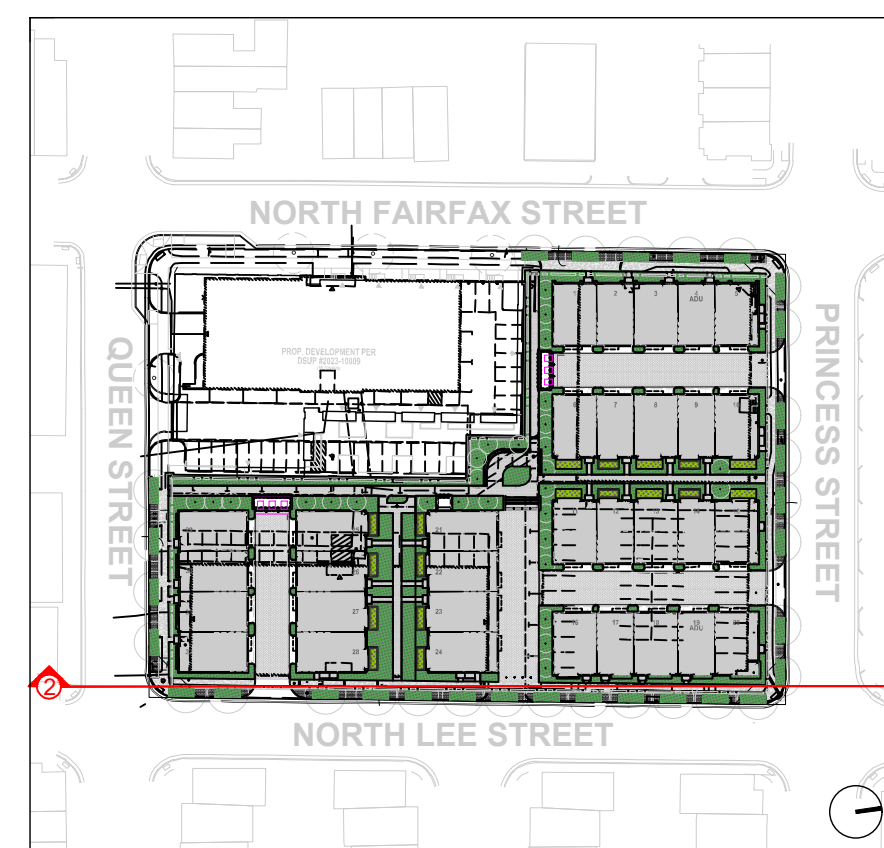
The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Reuse, reproduction or publication by any method, in whole or in part, is prohibited. This drawing is classified as part of an unpublished collection of visual art under the 1978 copyright act. It is an exclusive work of original authorship. None of the pictorial graphic or technical charts or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, stored in a retrieval system, or transmitted in any form or by means electronic, mechanical or otherwise, nor may they be used or re-used for any purpose without the express prior written permission of the author. Title and ownership remains with the author without prejudice. Visual contact with these plans shall constitute prima facie evidence of the acceptance of these restrictions. ALL RIGHTS RESERVED. Copyright ©2025 EYA, LLC

SITE SECTIONS

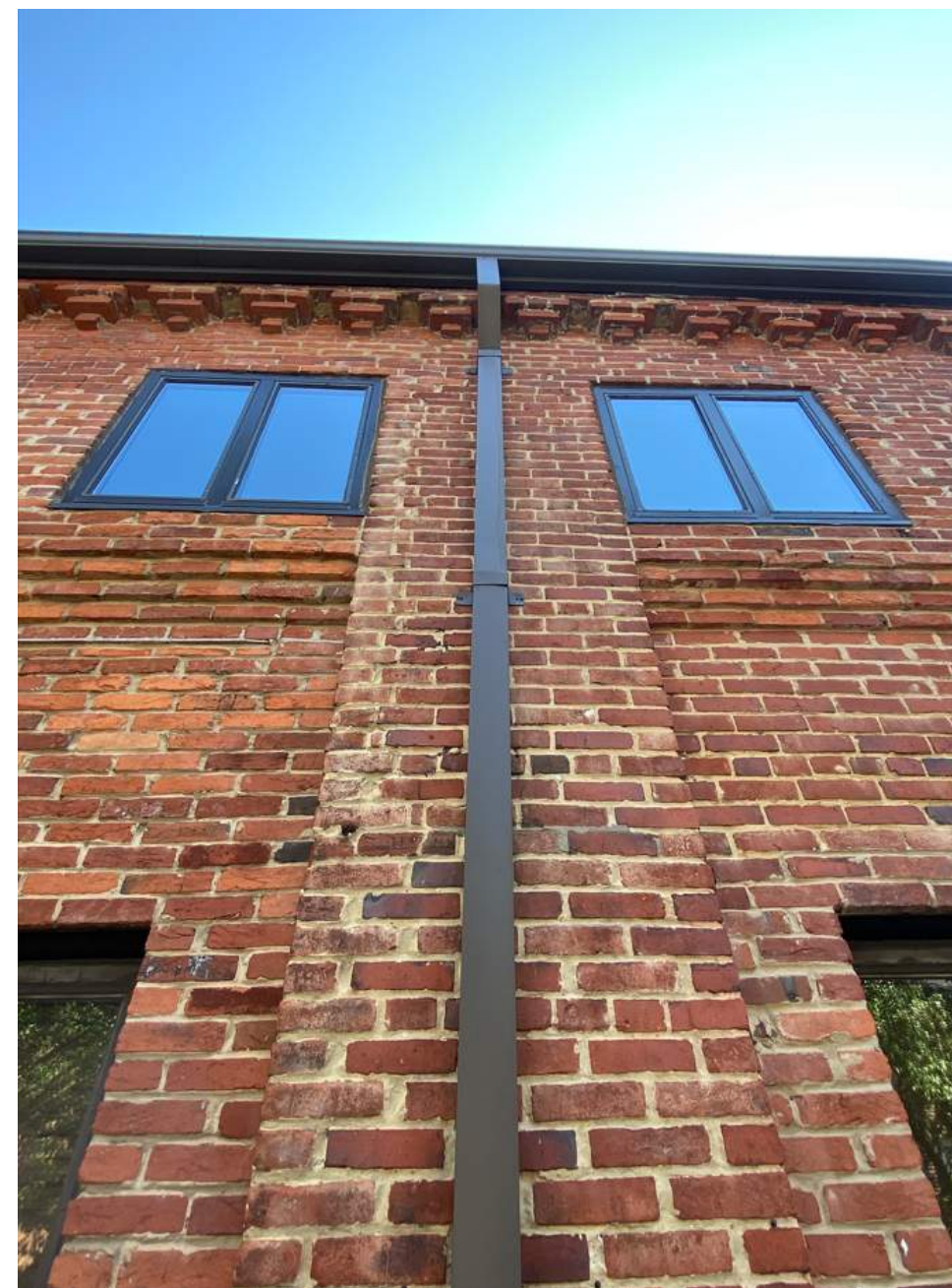
333 N. Fairfax St.
City of Alexandria, VA

ISSUE/REVISION	DATE
BAR CONCEPT SUBMISSION #1	7/28/25
BAR CONCEPT REVIEW - SUBMISSION #2	9/23/25
NO	
FILE NAME:	
PLOT DATE:	Sep. 17, 2025
DRAWING SCALE:	

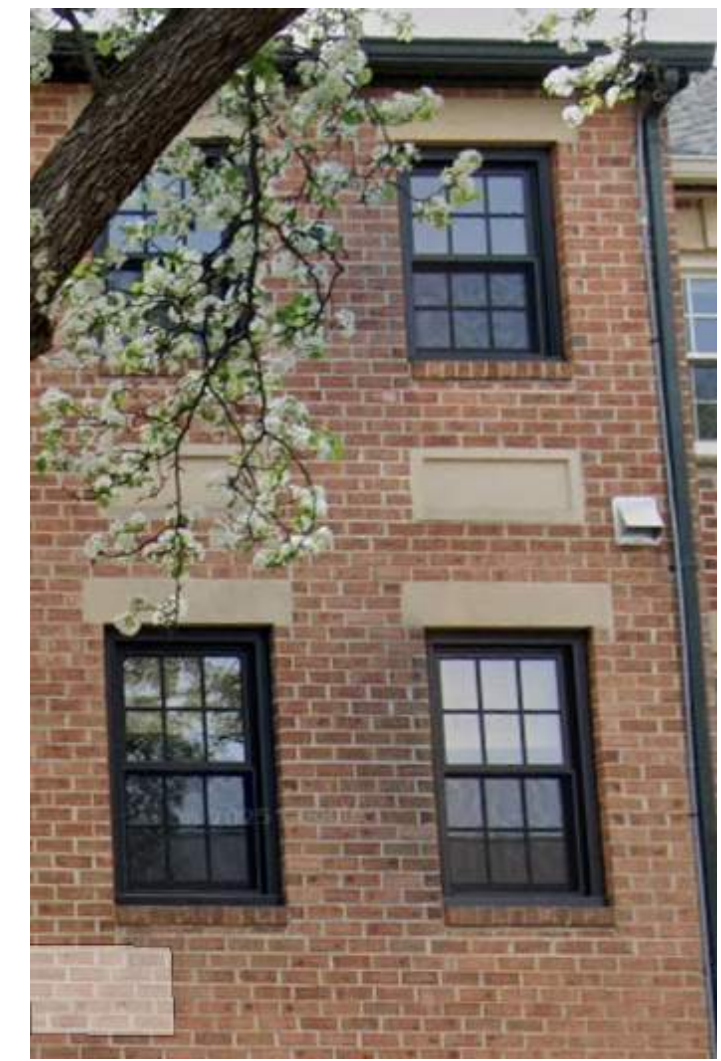
C-4.0





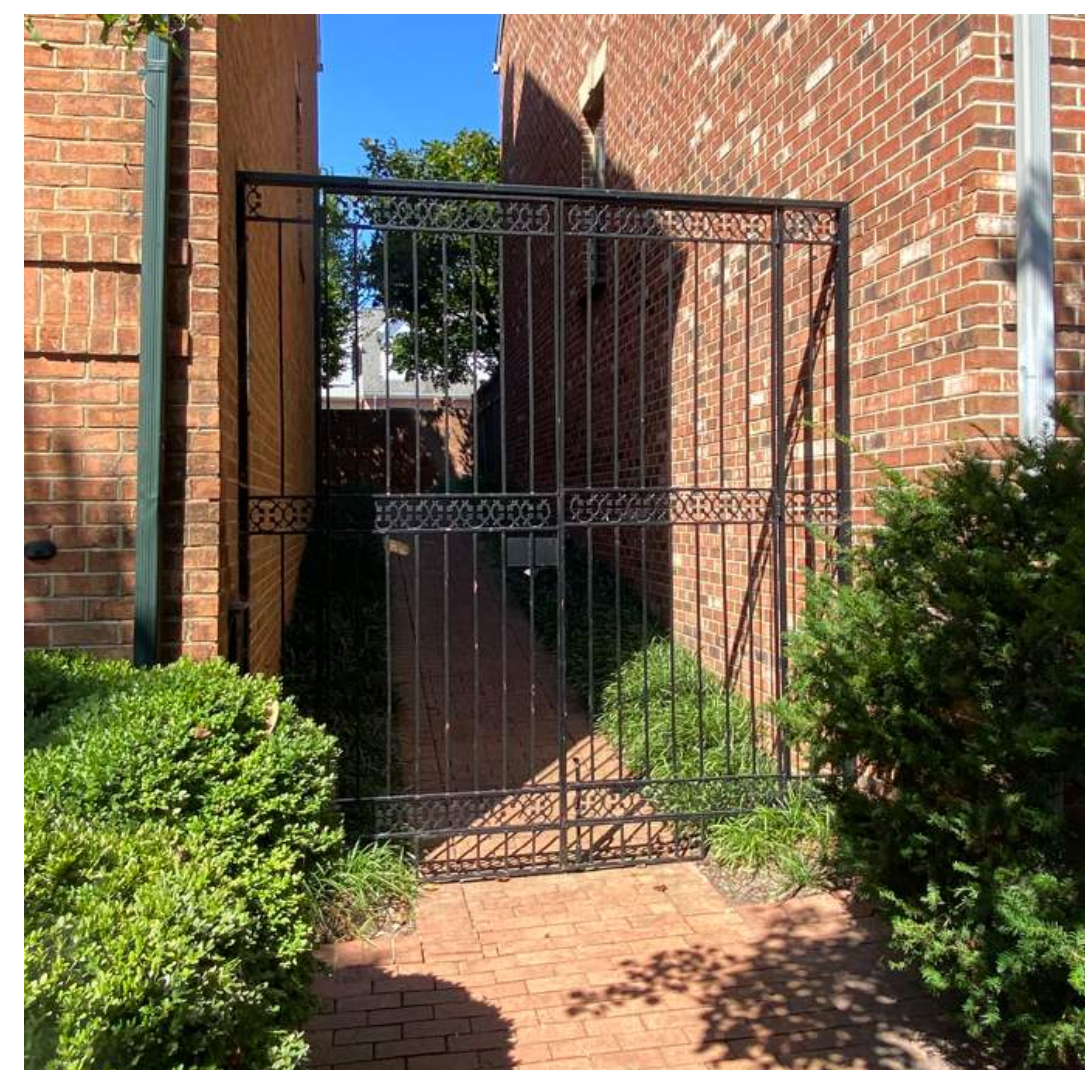
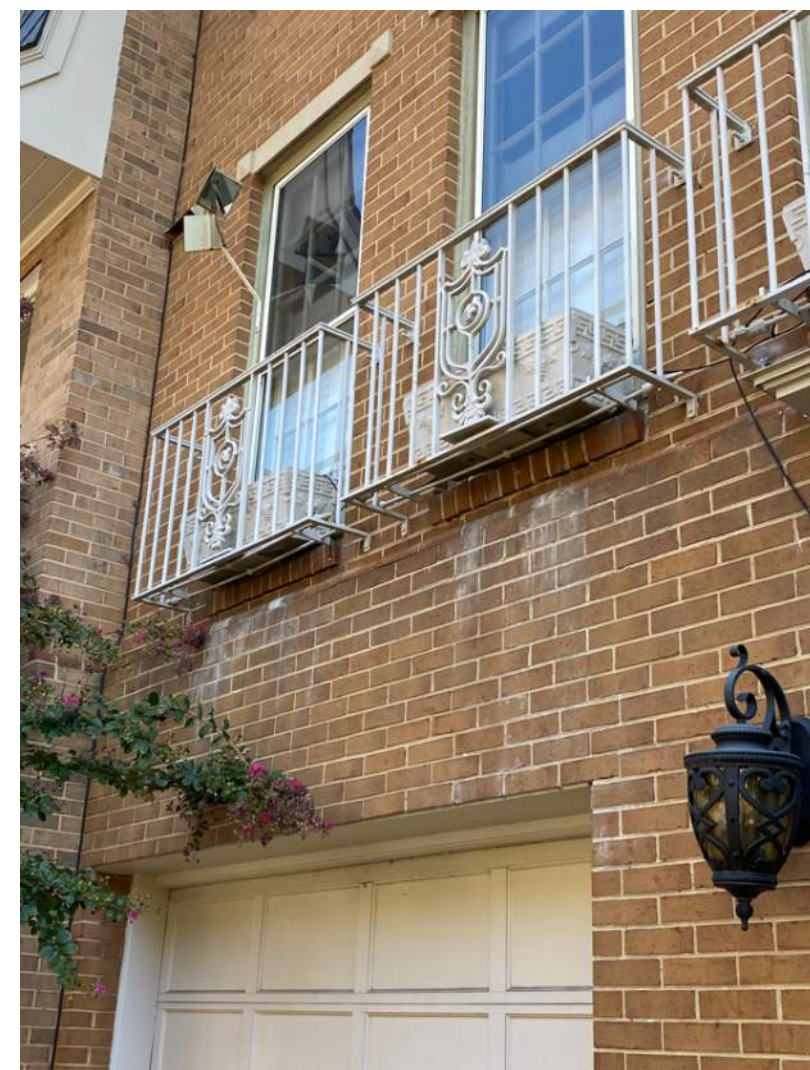
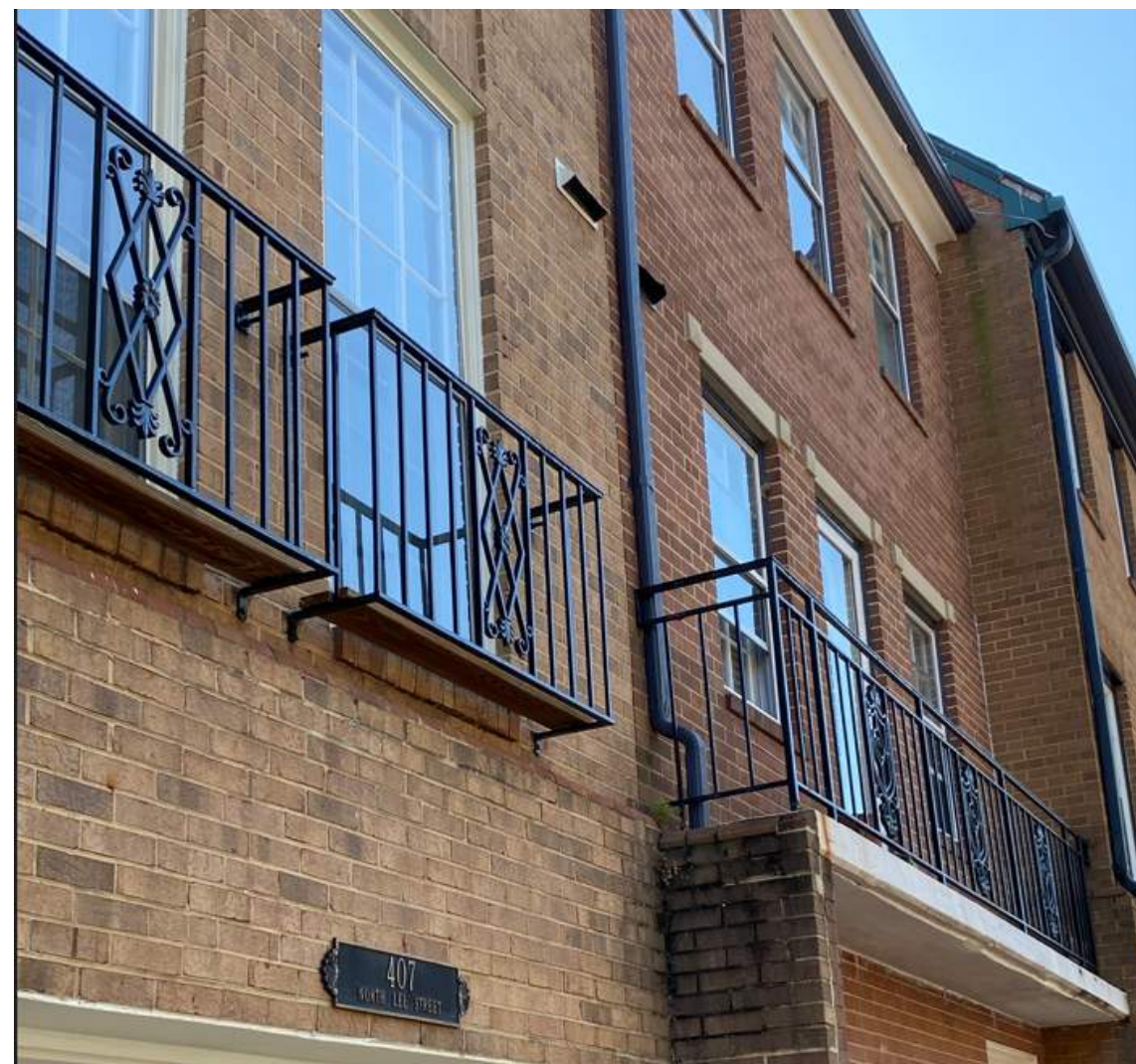


All photos taken from immediate surrounding neighborhood



Precast Panels

Materials - Masonry



Materials - Iron



300 Block N. Lee Street

BAR CONCEPT REVIEW - SUBMISSION #2

ARCHITECTURAL PRECEDENTS

333 N. Fairfax St.
City of Alexandria, VA

[illegible]

C-5.1

THE NEIGHBORHOODS OF
EYA
life within walking distance®

333 N. Fairfax LLC

4800 Hampden Lane
Suite 300
Bethesda, MD 20814
P 301-864-8600
F 301-634-8601
WWW.EYA.COM

The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Reuse, reproduction or publication by any other person without the express written consent of the author is prohibited. This collection is classified as part of an unpublished work of visual art under the 1978 copyright act. It is an exclusive work of original authorship, and the pictorial, graphic, charts or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, or may be transmitted, in any form or by means electronic, mechanical or otherwise, nor may they be used or reproduced for any purpose without the express prior written permission of the artist. No ownership remains with the author without further agreement. Visual contact with these plans shall constitute prima facie evidence of the acceptance and use of the restrictions and conditions reserved. Copyright ©2025 EYA, LLC

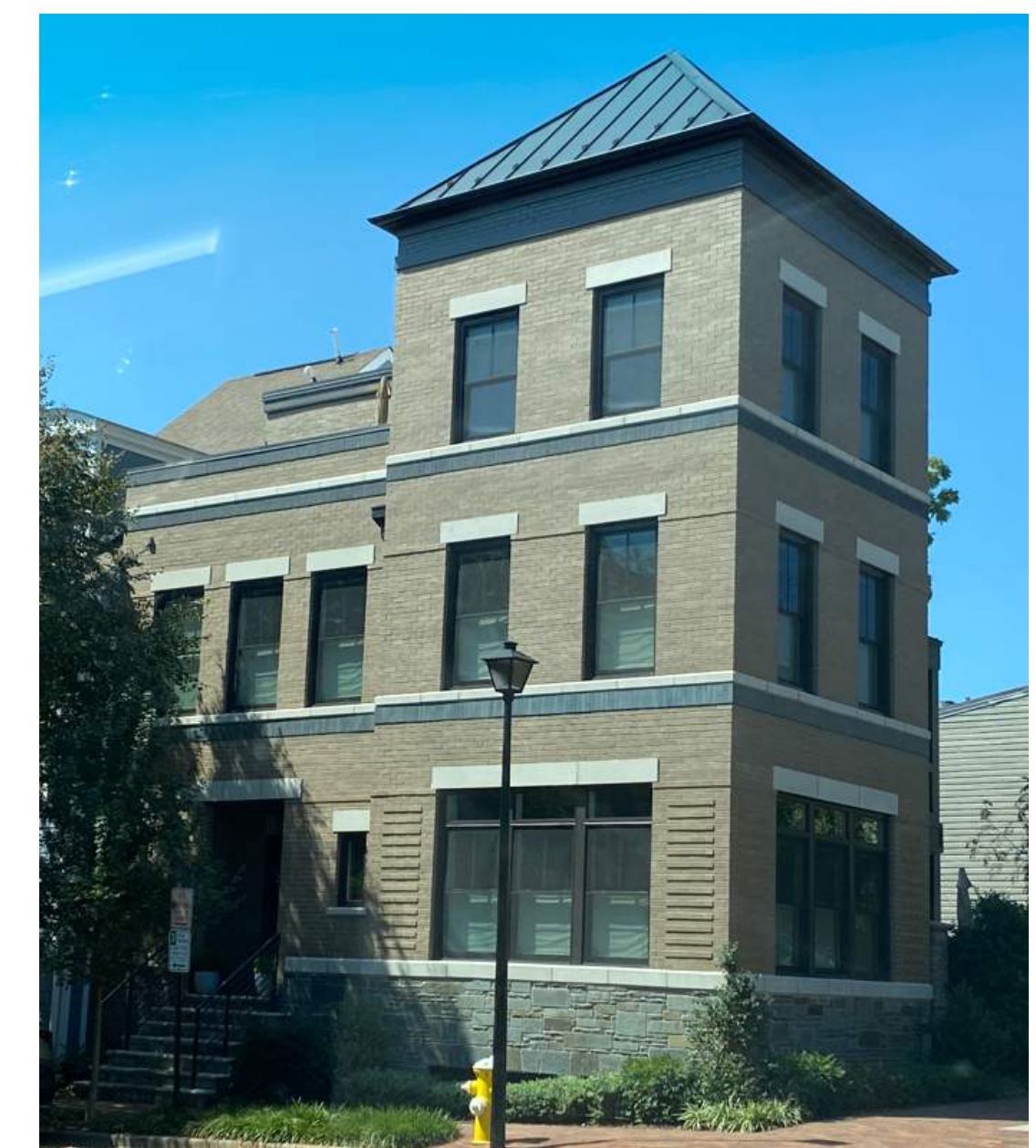


Adjacent Commercial



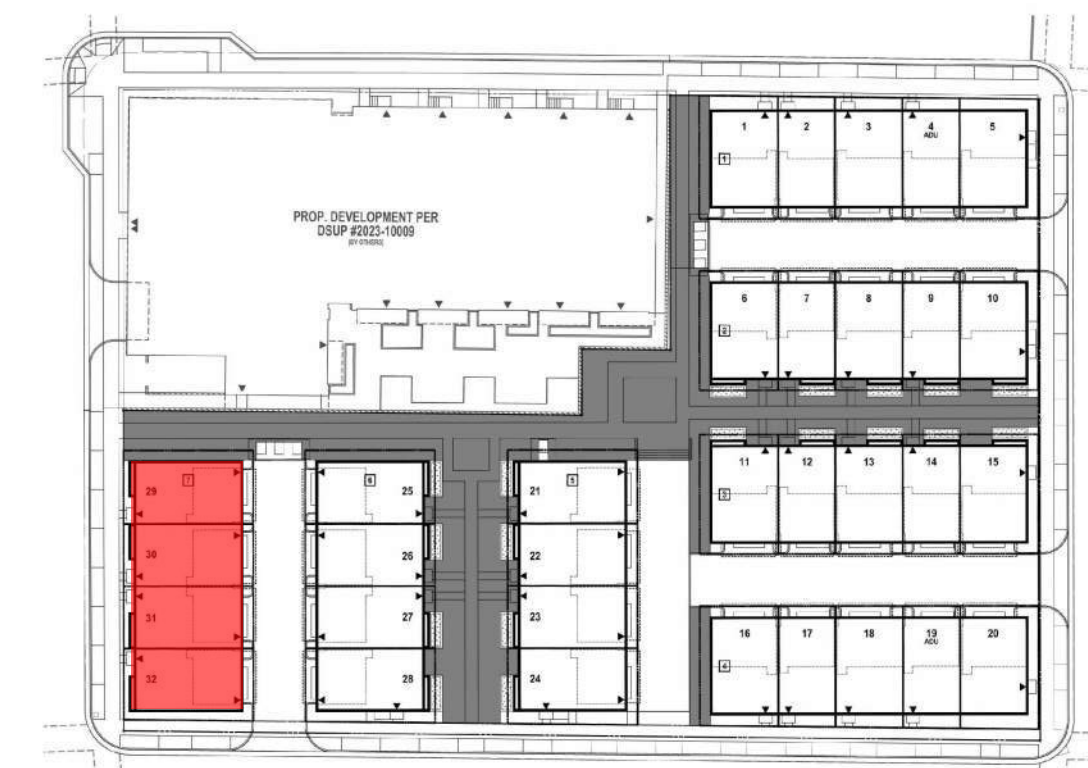
All photos taken from
immediate surrounding
neighborhood

Flat Roof / Italianate



Corners

[illegible]



BAR CONCEPT REVIEW - SUBMISSION #2

THE NEIGHBORHOODS OF
EYA.
life within walking distance®

333 N. Fairfax LLC

4800 Hampden Lane
Suite 300
Bethesda, MD 20814
P 301-864-8600
F 301-634-8601
WWW.EYA.COM

The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Reproduction or publication in any form, in whole or in part, is prohibited. This drawing is classified as part of an unpublished collection of visual art under the 1978 copyright law, 17 U.S.C. § 113, and is not in the public domain. Non of the pictorial graphic or technical charts or drawings depicted on this sheet may be reproduced by any method, including tracing or copying, or by any electronic, mechanical, or transmitted in any form or by means electronic, mechanical or otherwise, nor may they be used or copied in any form or by any means without prior written permission of the author. Title and ownership remains with the author without prejudice. Visual contact with these plans shall constitute prior written consent to the existence of these restrictions. ALL RIGHTS RESERVED. Copyright ©2025 EVA, LLC

BUILDING #7 - STYLE 1 PERSPECTIVE RENDERING

333 N. Fairfax St.
City of Alexandria, VA

[illegible]

C-1.0

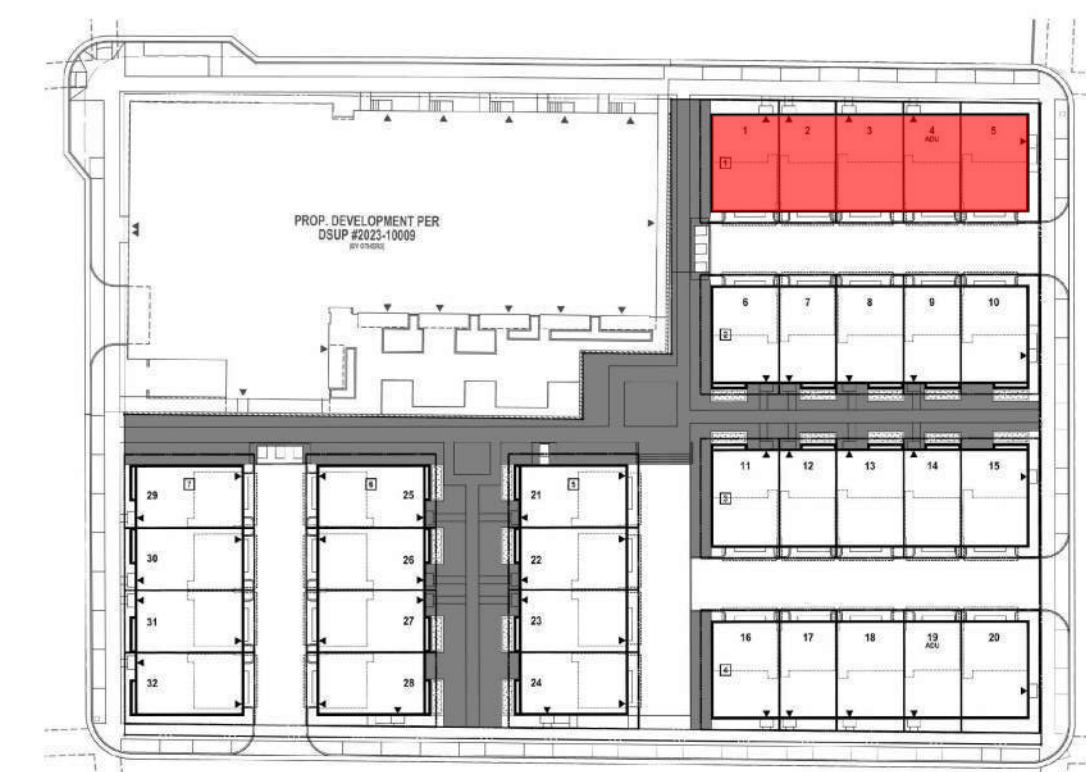


2 RIGHT SIDE ELEVATION
Scale: 1/8"=1'



4 LEFT SIDE ELEVATION
Scale: 1/8"=1'





		THE NEIGHBORHOODS OF  <i>life within walking distance®</i>	
333 N. Fairfax LLC <hr/> 4800 Hampden Lane Suite 300 Bethesda, MD 20814 P 301-864-8600 F 301-634-8601 WWW.EYA.COM			
<p>The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Reuse, reproduction or publication by any method, in whole or in part, is prohibited. This drawing is classified as part of an unpublished collection of visual art under the 1976 copyright act. It is an exclusive work of original authorship. None of the pictorial graphic or technical charts or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, stored in a retrieval system, or transmitted in any form or by means electronic, mechanical or otherwise, nor may they be used or re-used for any purpose without the express prior written permission of the author. Title and ownership remains with the author without prejudice. Visual contact with these plans shall constitute prima facie evidence of the acceptance of these restrictions. ALL RIGHTS RESERVED.</p> <p>Copyright ©2025 EYA, LLC.</p>			
BUILDING #1 - STYLE 2 PERSPECTIVE RENDERING		333 N. Fairfax St. City of Alexandria, VA	
	<hr/>		
NO	ISSUE/REVISION	DATE	
	BAR CONCEPT SUBMISSION #1	7/28/25	
	BAR CONCEPT REVIEW - SUBMISSION #2	9/23/25	
FILE NAME:			
PLOT DATE:		Sep. 17, 2025	
DRAWING SCALE:			
C-2.0			

4800 Hampden Lane
Suite 300
Bethesda, MD 20814
P 301-864-8600
F 301-634-8601
WWW.EYA.COM

The use of these plans shall be restricted to the original project for which they were created, and publication or use shall be strictly limited to such use. Reuse, reproduction or publication by any method, in whole or in part, is prohibited. This document is the property of EYA, LLC and the collection of visual art under the 1976 copyright act. It is an exclusive work of original authorship. None of the pictorial graphic or technical charts or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, or be transmitted in any form or by means electronic, mechanical or otherwise, nor may they be used or further reproduced without the express prior written permission of the author. Title and ownership remain with the author without prejudice to the author's right to sue. These plans shall constitute prima facie evidence of the existence of these restrictions. ALL RIGHTS RESERVED.
Copyright ©2025 EYA, LLC

**BUILDING #1 - STYLE 2
PERSPECTIVE RENDERING**

333 N. Fairfax St.
City of Alexandria, VA

[illegible]



2 RIGHT SIDE ELEVATION
Scale: 1/8"=1'



4 LEFT SIDE ELEVATION
Scale: 1/8"=1'





THE NEIGHBORHOODS OF

EYA

life within walking distance®

333 N. Fairfax LLC

4800 Hampden Lane
Suite 300
Bethesda, MD 20814

P 301-864-8600
F 301-634-8601

WWW.EYA.COM

The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Reuse, reproduction or publication by any method, in whole or in part, is prohibited. This drawing is classified as part of an unpublished collection of visual art under the 1978 copyright act. It is an exclusive work of original authorship. None of the pictorial graphic or technical sheets or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, stored in a retrieval system, or transmitted in any form or by means electronic, mechanical or otherwise, nor may they be used or re-used for any purpose without the express prior written permission of the author. Title and ownership remains with the author without prejudice. Visual contact with these plans shall constitute prima facie evidence of the acceptance of these restrictions. ALL RIGHTS RESERVED.
Copyright ©2003 EYA, LLC.

BUILDINGS #2 & #3 - STYLE 3

PERSPECTIVE RENDERING

333 N. Fairfax St.

City of Alexandria, VA

NO	ISSUE/REVISION	DATE	
	BAR CONCEPT SUBMISSION #1	7/28/25	
	BAR CONCEPT REVIEW - SUBMISSION #2	9/23/25	

FILE NAME:

PLOT DATE: Sep. 17, 2025

DRAWING SCALE:

C-3.0

THE NEIGHBORHOODS OF
EYA
life within walking distance[®]

333 N. Fairfax LLC

4800 Hampden Lane
Suite 300
Bethesda, MD 20814
P 301-864-8600
F 301-634-8601
WWW.EYA.COM

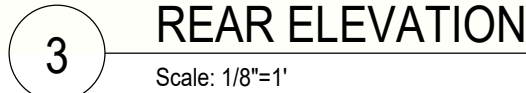
The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Reproduction and publication by any method, in whole or in part, is prohibited. This drawing is classified as part of an unpublished collection of visual art under the 1978 copyright law. It is not a drawing of a technical nature. Non of the pictorial graphic or technical charts or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, or by any other means, or transmitted in any form or by means electronic, mechanical or otherwise, nor may they be used or referred to for any purpose without the express prior written permission of the author. All other ownership remains with the author without prejudice. Visual contact with these plans shall constitute an acknowledgment of the authorship of these restrictions. All RIGHTS RESERVED
Copyright ©2025 EYA, LLC

BUILDINGS #2 & #3 - STYLE 3 PERSPECTIVE RENDERING

333 N. Fairfax St.
City of Alexandria, VA

[illegible]

C-3.0





THE NEIGHBORHOODS OF		EYA		life within walking distance®																															
333 N. Fairfax LLC																																			
4900 Hampden Lane Suite 300 Bethesda, MD 20814																																			
P 301-864-8600 F 301-634-8601 WWW.EYA.COM																																			
<p>The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Reuse, reproduction or publication by any method, in whole or in part, is prohibited. This drawing is classified as part of an unpublished collection of visual art under the 1976 copyright act. It is an exclusive work of original authorship. None of the pictorial graphic or technical charts or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, stored in a retrieval system, or transmitted in any form or by means electronic, mechanical or otherwise, nor may they be used or re-used for any purpose without the express prior written permission of the author. Title and ownership remains with the author without prejudice. Visual contact with these plans shall constitute prima facie evidence of the acceptance of these restrictions. ALL RIGHTS RESERVED. Copyright ©2025 EYA, LLC.</p>																																			
BUILDINGS #5 & #6 - STYLE 3 PERSPECTIVE RENDERING																																			
333 N. Fairfax St. City of Alexandria, VA																																			
<table><tr><td>DATE</td><td>7/28/25</td><td></td><td></td><td></td><td></td></tr><tr><td>ISSUE/REVISION</td><td></td><td></td><td></td><td></td><td></td></tr><tr><td>BAR CONCEPT SUBMISSION #1</td><td></td><td></td><td></td><td></td><td></td></tr><tr><td>BAR CONCEPT REVIEW - SUBMISSION #2</td><td>9/23/25</td><td></td><td></td><td></td><td></td></tr><tr><td>NO</td><td></td><td></td><td></td><td></td><td></td></tr></table>						DATE	7/28/25					ISSUE/REVISION						BAR CONCEPT SUBMISSION #1						BAR CONCEPT REVIEW - SUBMISSION #2	9/23/25					NO					
DATE	7/28/25																																		
ISSUE/REVISION																																			
BAR CONCEPT SUBMISSION #1																																			
BAR CONCEPT REVIEW - SUBMISSION #2	9/23/25																																		
NO																																			
FILE NAME:																																			
PLOT DATE:		Sep. 17, 2025																																	
DRAWING SCALE:																																			
C-4.0																																			

THE NEIGHBORHOODS OF
EYA.
life within walking distance®

333 N. Fairfax LLC

4800 Hampden Lane
Suite 300
Bethesda, MD 20814
P 301-864-8600
F 301-634-8601
WWW.EYA.COM

The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Reuse, reproduction or publication by any method or means, including photocopying, is prohibited. This drawing is classified as part of an unpublished collection of visual art under the 1978 copyright act. It is an exclusive work of original authorship. The use of the original drawing or any parts or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, stored in a retrieval system, or transmitted in any form or by any means, mechanical or otherwise, nor may they be used or re-used for any purpose without the express prior written permission of the author. Title and ownership shall remain with the author and no prejudice. Visual contact with these plans shall constitute prima facie evidence of the acceptance of the terms and conditions. ALL RIGHTS RESERVED. ©2025 EYA, LLC.

**BUILDINGS #5 & #6 - STYLE 3
PERSPECTIVE RENDERING**

333 N. Fairfax St.
City of Alexandria, VA

[illegible]

C-4.0





THE NEIGHBORHOODS OF

EYA

life within walking distance®

333 N. Fairfax LLC

4800 Hampden Lane
Suite 300
Bethesda, MD 20814

P 301-864-8600
F 301-634-8601
WWW.EYA.COM

The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Resale, reproduction or publication by any method, in whole or in part, is prohibited. This drawing is classified as part of an unpublished collection of visual art under the 1976 copyright act. It is an exclusive work of original authorship. None of the pictorial graphic or technical charts or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, stored in a retrieval system, or transmitted in any form or by means electronic, mechanical or otherwise, nor may they be used or re-used for any purpose without the express prior written permission of the author. Title and ownership remains with the author without prejudice. Visual contact with these plans shall constitute prima facie evidence of the acceptance of these restrictions. ALL RIGHTS RESERVED. Copyright ©2025 EYA, LLC.

BUILDING #4 - STYLE 4

PERSPECTIVE RENDERING

333 N. Fairfax St.

City of Alexandria, VA

NO	ISSUE/REVISION	DATE	
	BAR CONCEPT SUBMISSION #1	7/28/25	
	BAR CONCEPT REVIEW - SUBMISSION #2	9/23/25	

FILE NAME:

PLOT DATE:

DRAWING SCALE:

Sept. 17, 2025

C-5.0

THE NEIGHBORHOODS OF
EYA.
life within walking distance®

4800 Hampden Lane
Suite 300
Bethesda, MD 20814
P 301-864-8600
F 301-634-8601
WWW.EYA.COM

The use of these plans shall be restricted to the original project for which they were created, and publication thereof is expressly limited to such use. Reuse, reproduction or publication by any method, in whole or in part, without the written consent of the author, is prohibited. This drawing is classified as part of an unpublished collection of visual art under the 1978 copyright act. It is an exclusive work of original authorship. Not all of the drawings and photographs or charts or drawings depicted on this sheet may be reproduced by any method, including tracing or photocopying, stored in a retrieval system, or transmitted in any form or by any means, mechanical or otherwise, nor may they be used or re-used for any purpose without the express prior written permission of the author. Title and content of this drawing may be used without prejudice. Visual contact with these plans shall constitute prima facie evidence of the acceptance of the terms and conditions. ALL RIGHTS RESERVED. ©2025 EYA, LLC

**BUILDING #4 - STYLE 4
PERSPECTIVE RENDERING**

333 N. Fairfax St.
City of Alexandria, VA

[illegible]

C-5.0



2 RIGHT SIDE ELEVATION
Scale: 1/8"=1'



4 LEFT SIDE ELEVATION
Scale: 1/8"=1'

