

# 237 10<sup>th</sup> Street SE- GARAGE

Washington, DC 20003

BZA-Preliminary

June 5, 2018

**OWNER:**

STEVEN & HILDA HOOTEN  
237 10TH STREET SE  
WASHINGTON, DC 20003

**ARCHITECT:**

FOWLER ARCHITECTS  
1819 D STREET SE  
WASHINGTON, DC 20003  
(202)546-0896

**PROPERTY INFORMATION:**

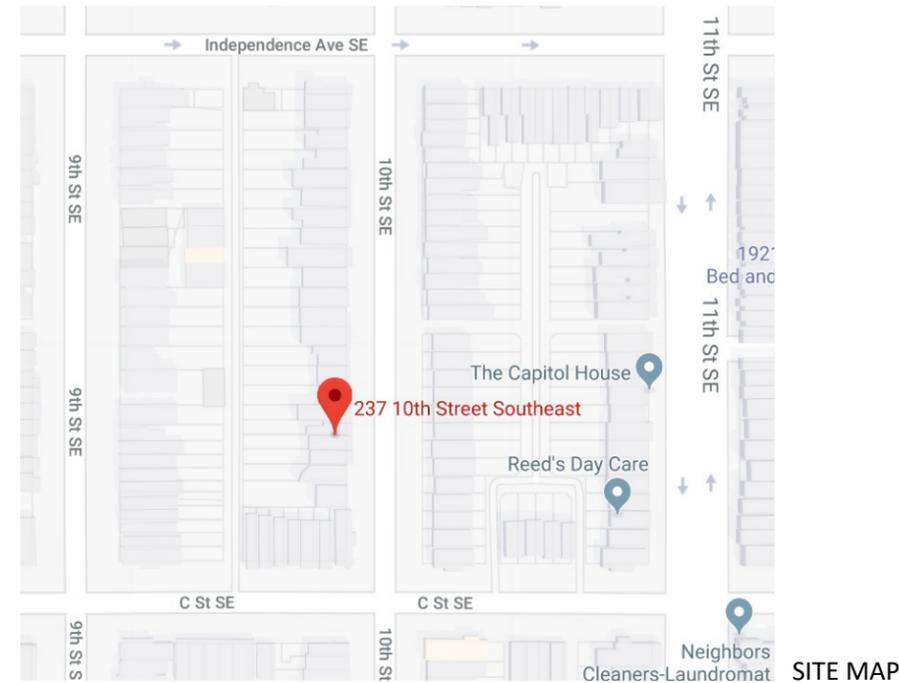
LOT: 0066  
SQUARE: 0944  
LOT AREA: 1588 SF  
ZONE: RF-1  
USE GROUP: R-3  
THREE STORY ROW DWELLING  
SINGLE FAMILY DWELLING

**PROJECT DESCRIPTION:**

NEW GARAGE AT REAR, EXISTING REAR DECK TO BE ENLARGED

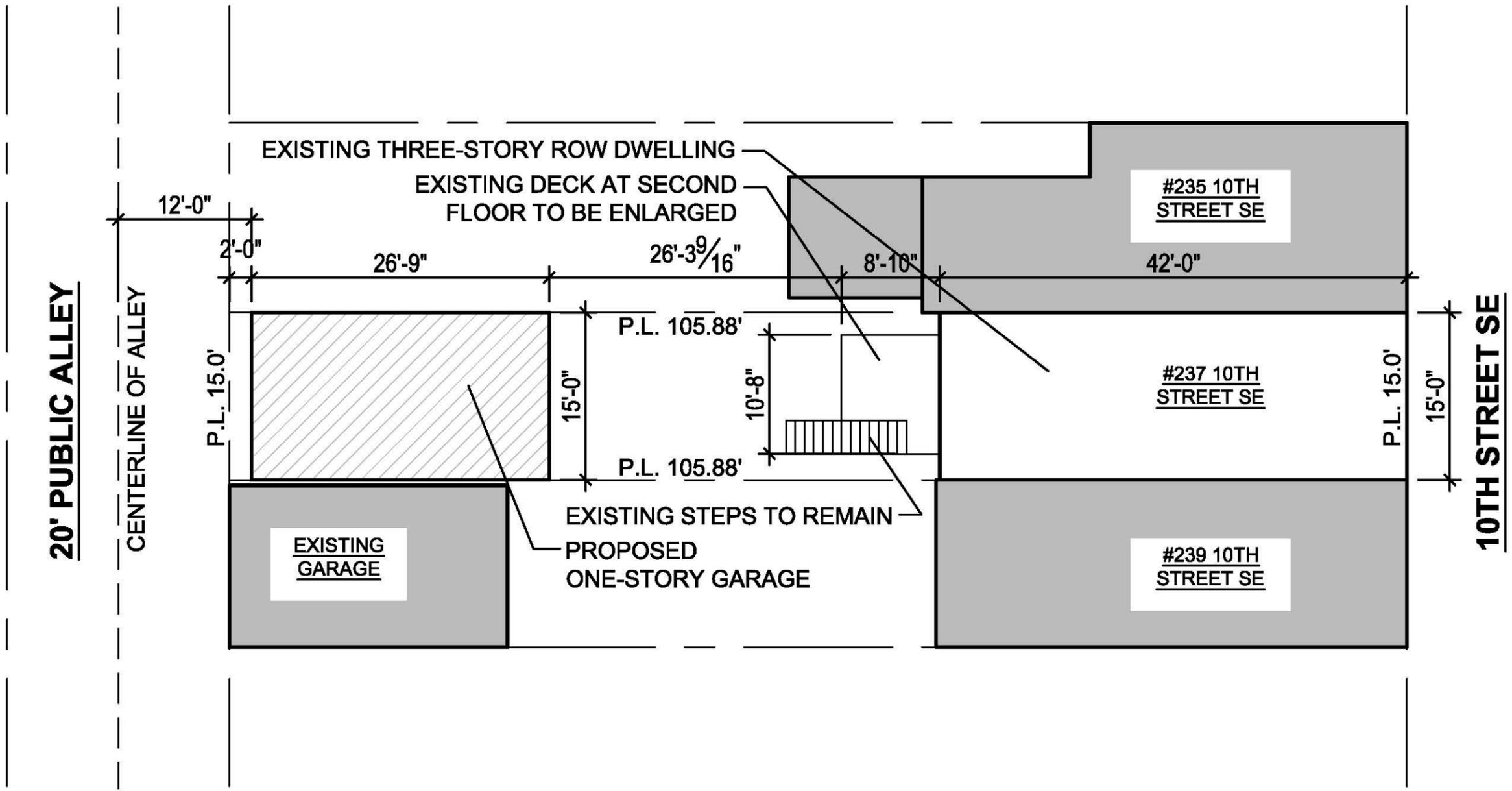
**ZONING INFORMATION:**

	Existing	Proposed	Allowable
Lot Coverage	694 SF	1108 SF	952.8 SF
(Percentage)	43.7%	69.8%	60%
Rear Yard	57.83'	55.0'	20 FT MIN
Side Yard	N/A	N/A	N/A
Open Court	N/A	N/A	N/A
Height	30.0'	NO CHANGE	35.0'
Stories	3	NO CHANGE	3+CELLAR
Pervious Surface	41.4%	33.2%	20%
Parking	1 SPOT	1 SPOT	1 PER PRINCIPLE DU
Square Footage			
First Floor	630 SF	NO CHANGE	N/A
Second Floor	630 SF	NO CHANGE	N/A
Third Floor	630 SF	NO CHANGE	
Total	1890 SF	NO CHANGE	N/A



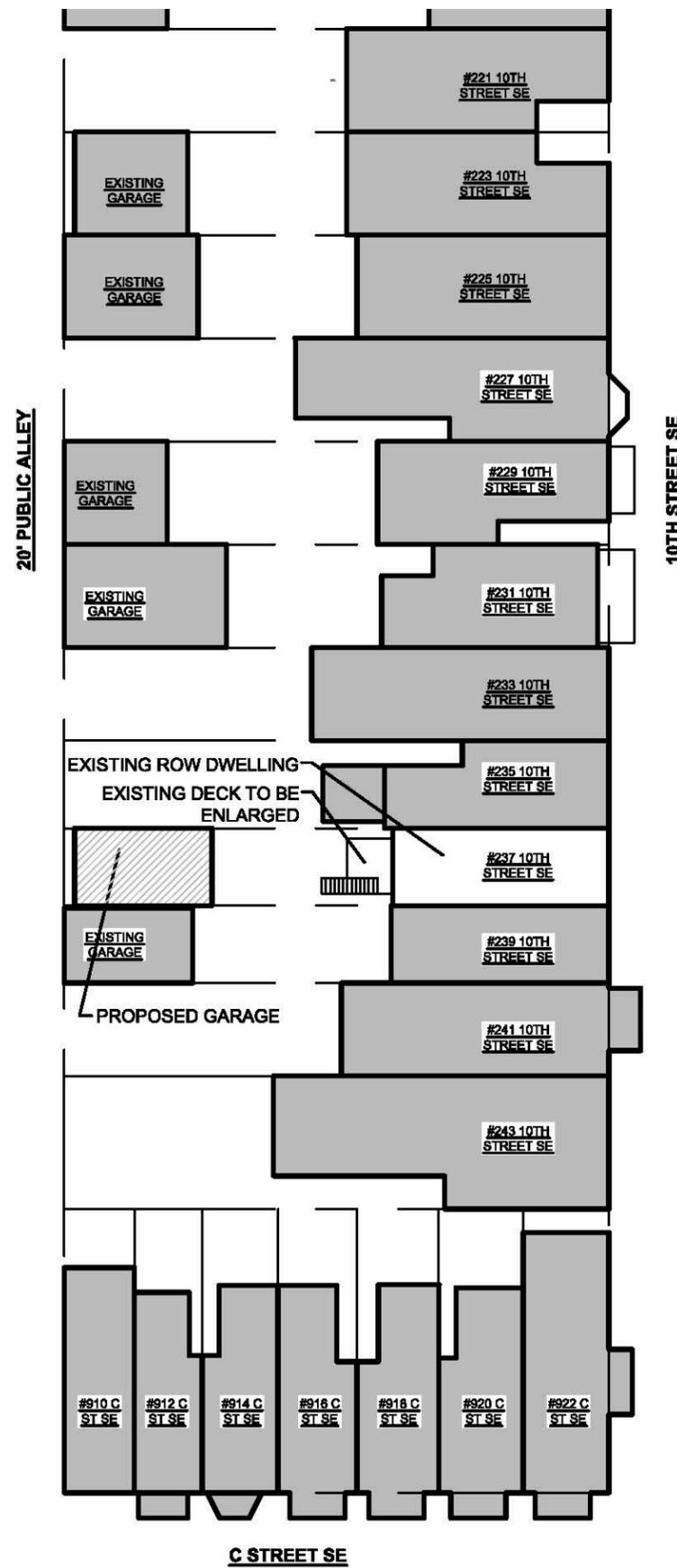
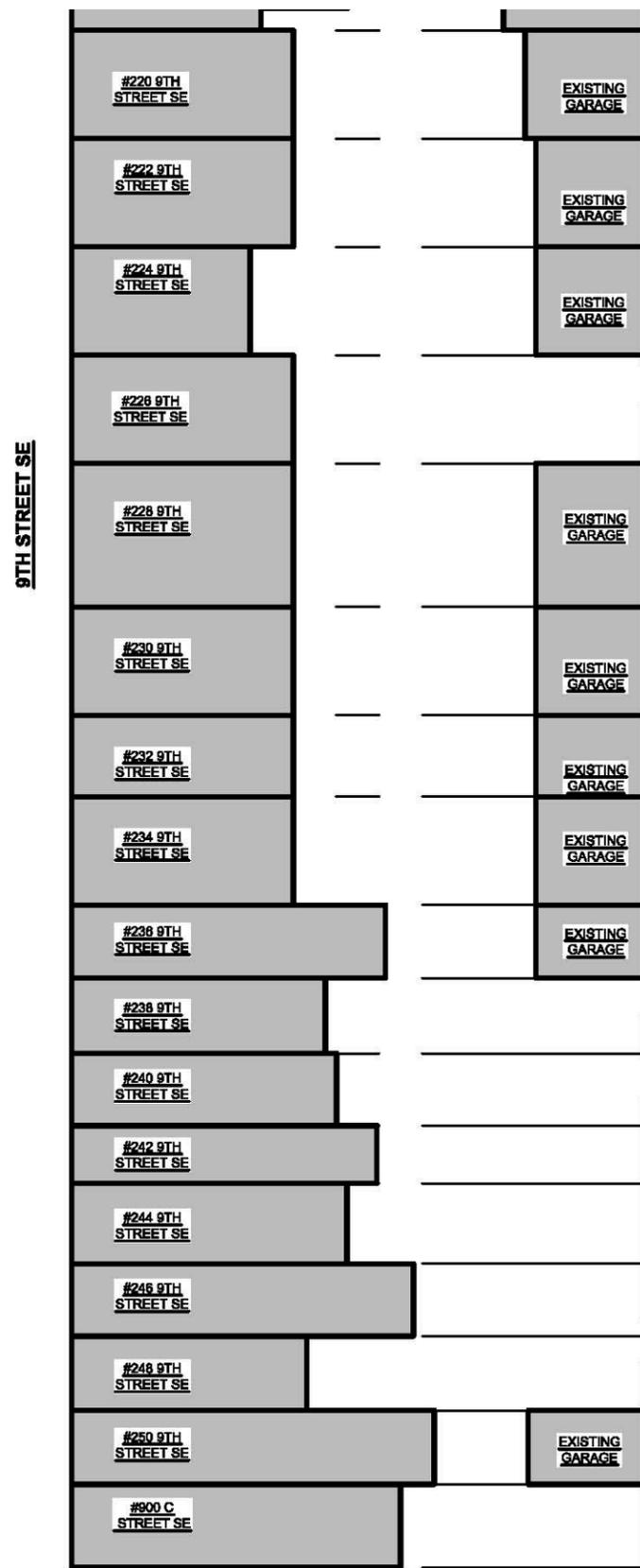
**DRAWING INDEX:**

- |     |             |     |                     |
|-----|-------------|-----|---------------------|
| C-1 | COVER SHEET | D-1 | EXISTING YARD PLAN  |
| C-2 | SITE PLAN   | A-1 | YARD PLAN           |
| C-3 | BLOCK PLAN  | A-2 | ROOF PLAN           |
| C-4 | PHOTOGRAPHS | A-3 | EXTERIOR ELEVATIONS |
| C-5 | PHOTOGRAPHS |     |                     |



1 SITE PLAN  
 C-2 SCALE: 3/32" = 1'-0"





1 BLOCK PLAN  
 C-3 SCALE: 1/32" = 1'-0"



237 10<sup>th</sup> Street SE- BLOCK PLAN

Fowler Architects

6/5/18



EXISTING REAR FAÇADE



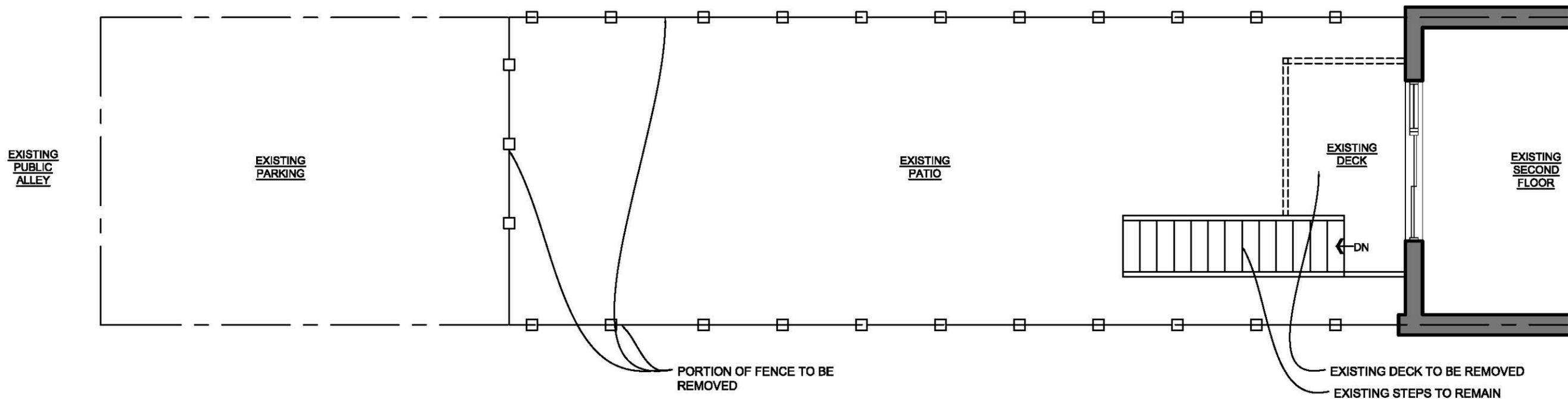
REAR OF HOUSE FROM ALLEY



REAR ALLEY LOOKING NORTH



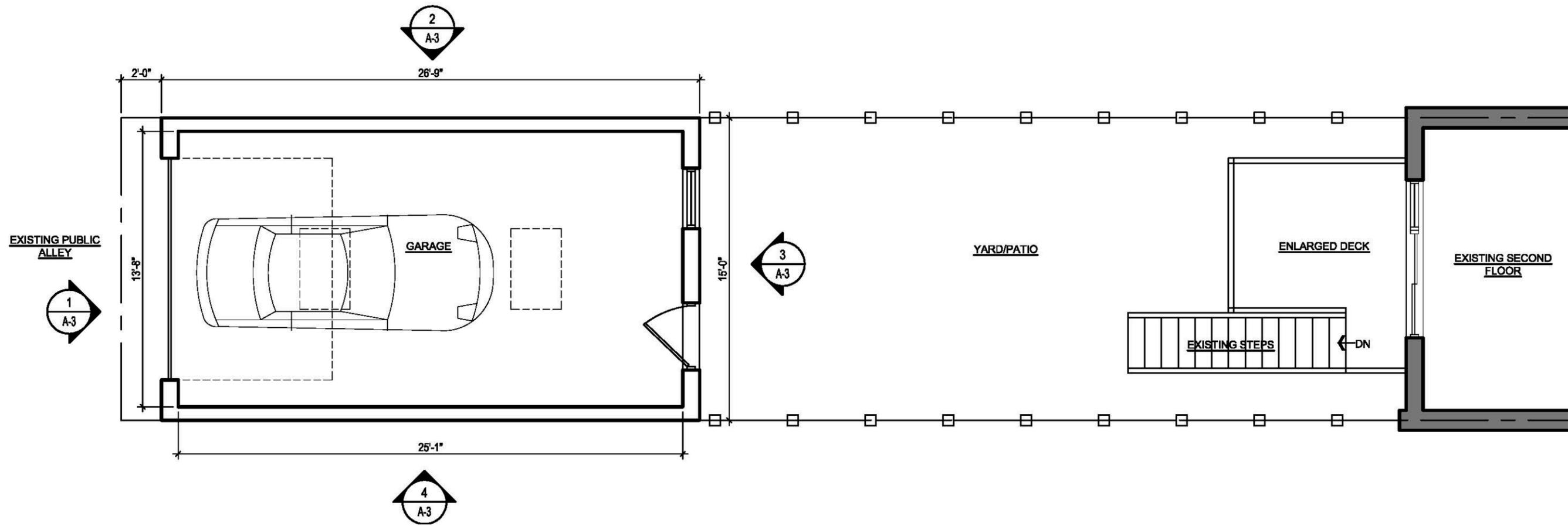
REAR ALLEY LOOKING SOUTH



1  
D-1

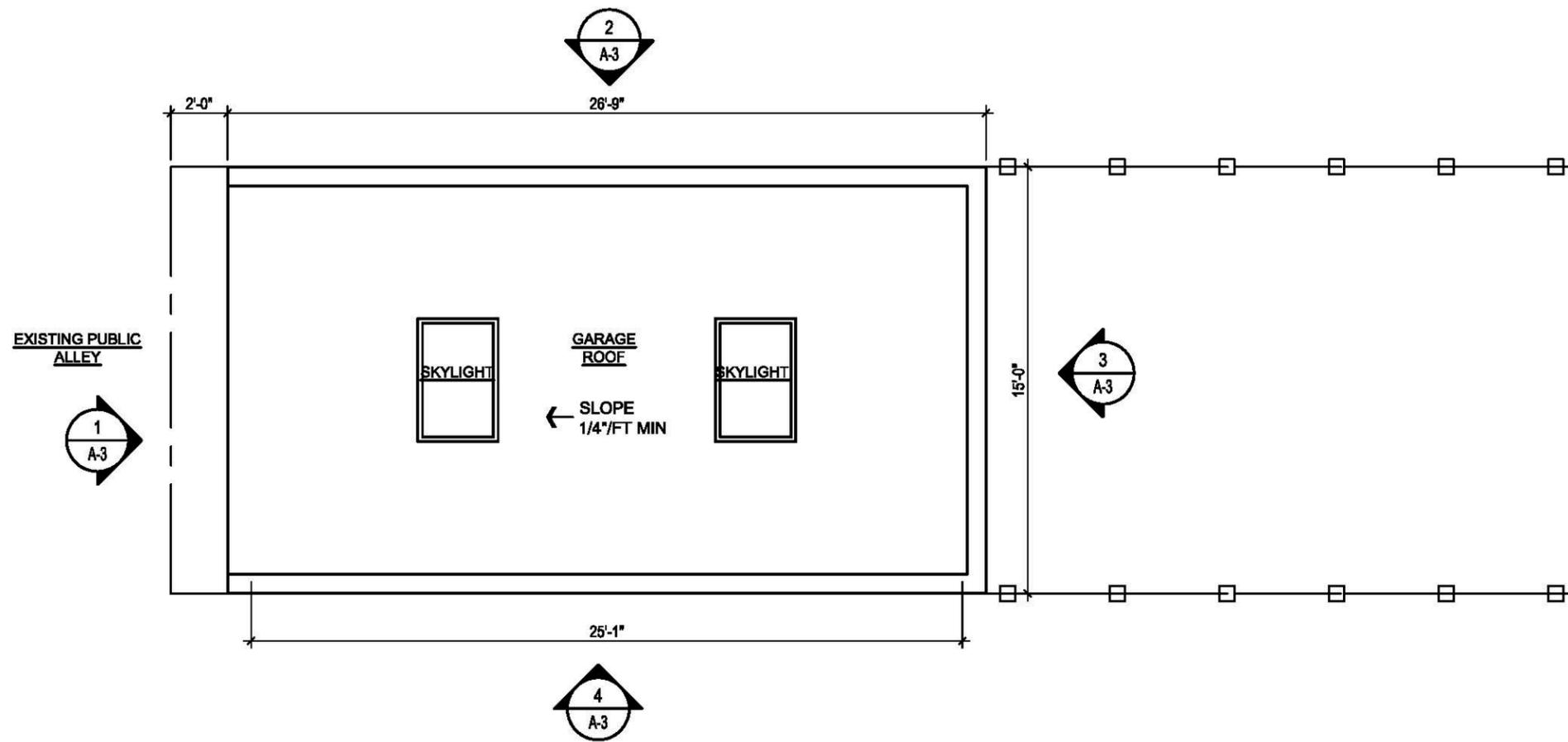
EXISTING YARD PLAN  
SCALE: 3/16" = 1'-0"





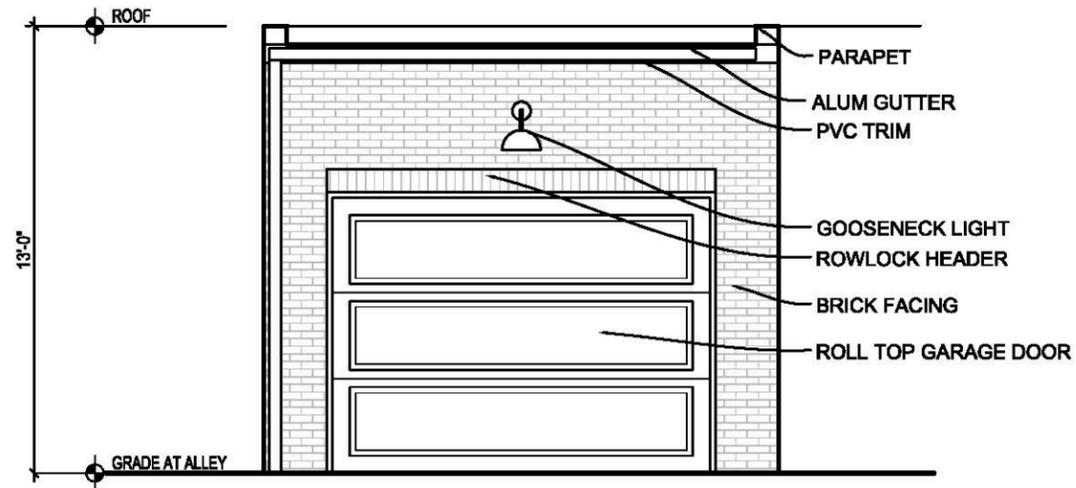
1 YARD PLAN  
A-1 SCALE: 3/16"=1'-0"



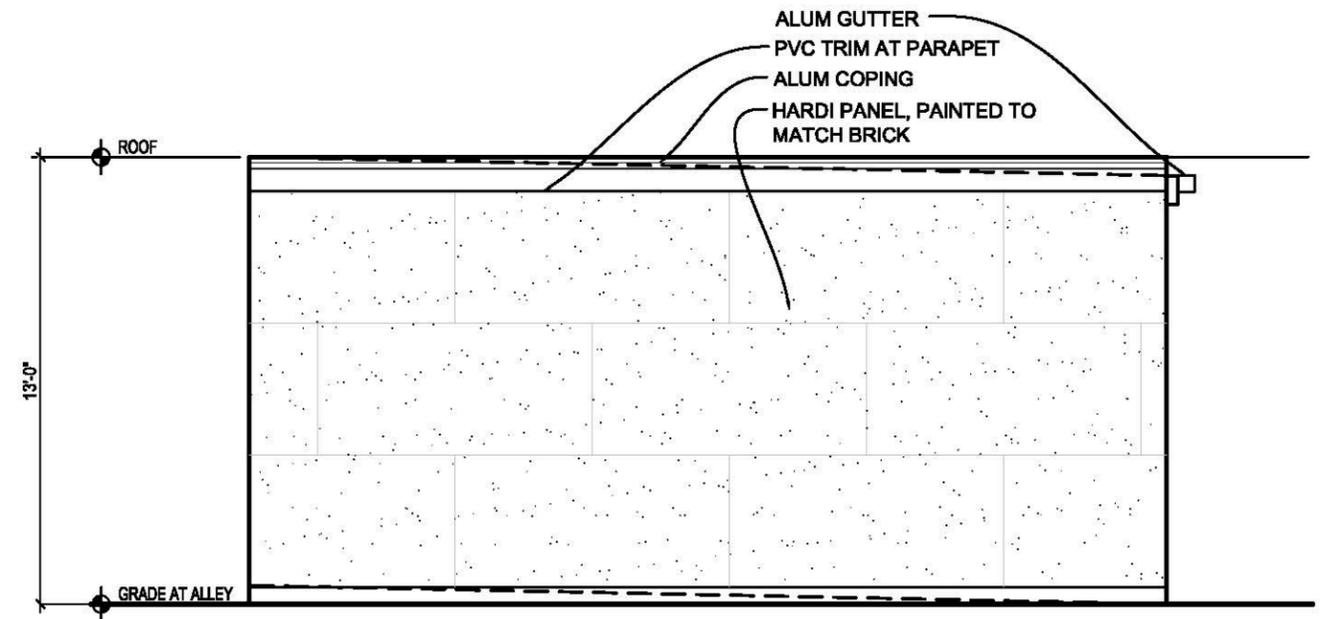


1 ROOF PLAN  
 A-2 SCALE: 3/16" = 1'-0"

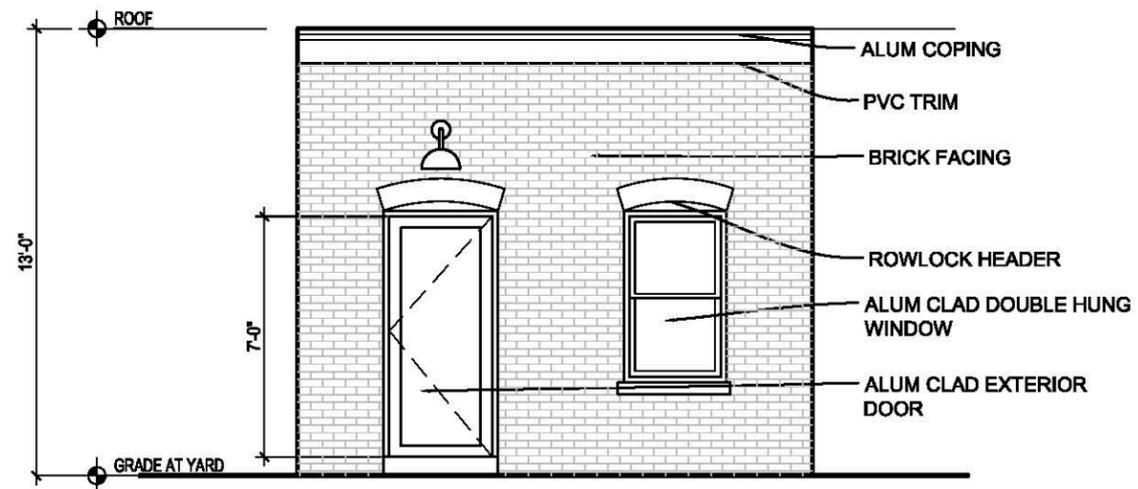




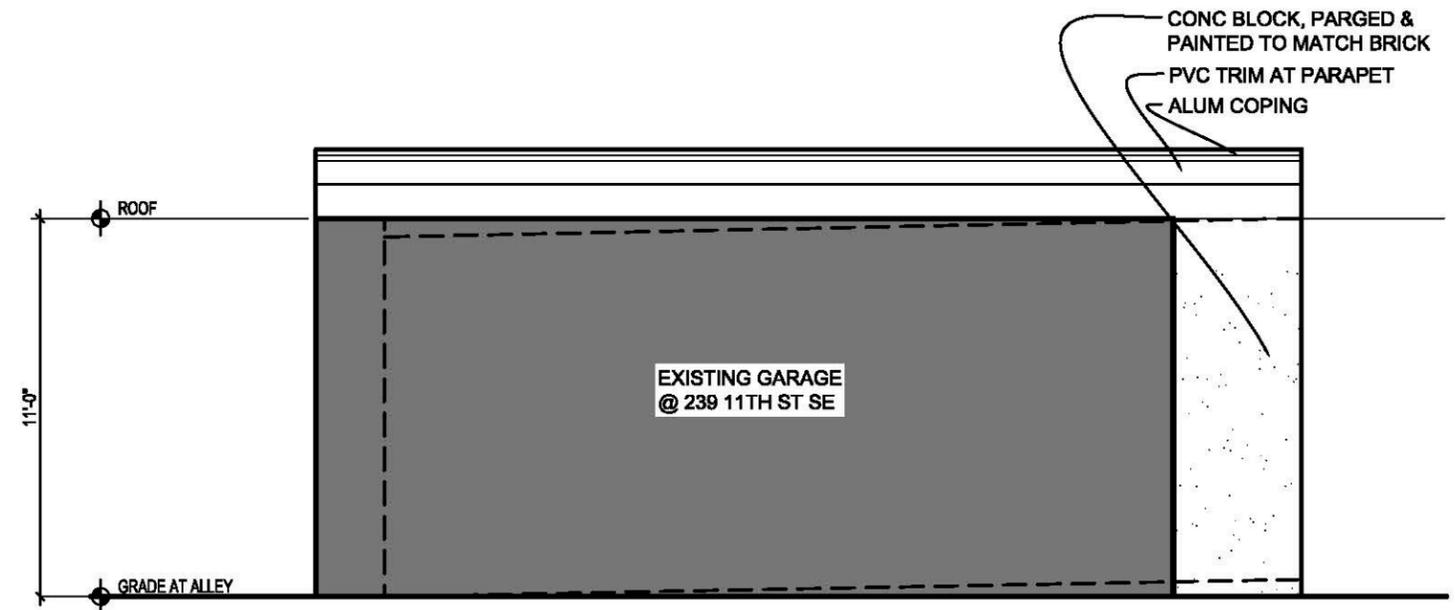
1 ALLEY ELEVATION  
A-3 SCALE: 3/16" = 1'-0"



2 NORTH ELEVATION  
A-3 SCALE: 3/16" = 1'-0"



3 YARD ELEVATION  
A-3 SCALE: 3/16" = 1'-0"



4 SOUTH ELEVATION  
A-3 SCALE: 3/16" = 1'-0"