

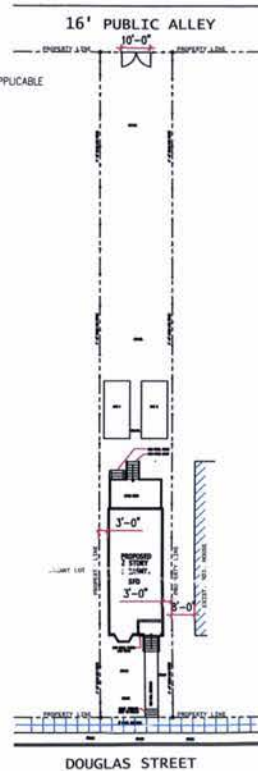
PROPOSED NEW
SINGLE FAMILY DWELLING
LOCATED AT
4336 DOUGLAS STREET, N.E.
WASHINGTON D.C. 20019

REVISED

RECEIVED
BZA # 18381
C.O. OFFICE OF ZONING
2012 OCT 31 AM 10:14



THE VACANT LOT (0115) AND ADJACENT PROPERTY



SITE PLAN
SCALE: 1" = 20'

REMARKS:

THIS BUILDING IS DESIGNED IN ACCORDANCE WITH THE FOLLOWING CODES AND APPLICABLE SECTIONS AND REQUIREMENTS:
IRC 2006
IMC 2006 (MECHANICAL)
IPC 2006 w/o MODIFICATION
IFC 2003
IECC 2003
NFPA 2003
NEC 2005
ANSI 117.1 ACCESSIBILITY

PROPERTY OWNER'S NAME:

MR. LAHAL ABUDUL GANIYU
4336 DOUGLAS STREET, NE
WASHINGTON D.C. 20019

LEAD: BBS
DRAWING: TMS
LIST AREA: 2545 SF.
UNITS: 1
ZONING REVISIONS:
2011 LAC CODE USE GROUP 103
2011 LAC CODE CONSTRUCTION TYPE 1B
2011 BOM CODE 12

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18381
EXHIBIT NO. 35

ZONING DATA / CODE ANALYSIS

CODE ITEM	ALLOWED / REQUIRED	PROPOSED / PROVIDED
APPLICABLE ZONING CODE	2006 DCMR 11 FEBRUARY, 2006 & AMENDMENTS	2006 DCMR 11 FEBRUARY, 2006 & AMENDMENTS
ZONING DESIGNATION	R1B	R1B
USE TYPE	SINGLE FAMILY DWELLING	SINGLE FAMILY DWELLING
SITE AREA	SF 5,845	5'845 SF
LOT WIDTH (MIN.)	25' (MIN. REQUIRED LOT WIDTH)	25'
GROSS FLOOR AREA (FOOTPRINT)	1,048SF	1,048 SF
NUMBER OF STORES	2 STORES + BASEMENT	2 STORES + BASEMENT
OVERALL BUILDING HEIGHT	40'	28'-11"
PERCENTAGE OF LOT OCCUPANCY	40%	19%
F.A.R.	N/A	N/A
FRONT YARD (BLDG. RESTRICT LINE)	(BLDG. RESTRICT LINE)	(BLDG. RESTRICT LINE)
SIDE YARD	8'	3' (SPECIAL EXCEPTION)
REAR YARD	20'	46'
CLOSED COURT YARD	N/A	N/A
INDOOR RECREATION	N/A	N/A
OUTDOOR RECREATION	N/A	N/A
ROOF STRUCTURE	SHINGLES	SHINGLES
PARKING	2	2

REMARKS:

BUILDING DATA / CODE ANALYSIS

CODE ITEM	ALLOWED / REQUIRED	PROPOSED / PROVIDED
APPLICABLE BUILDING CODE	IRC 2006, IRC 2006 AND REVISED 2008 DCMR 12 SUPPLEMENT	IRC 2006, IRC 2006 AND REVISED 2008 DCMR 12 SUPPLEMENT
USE GROUP	R1B	R1B
CONSTRUCTION TYPE	SB	SB
GROSS FLOOR AREA	1,048 SF	1,048 SF
CONSTRUCTION PROPOSED	SINGLE FAMILY DWELLING	SINGLE FAMILY DWELLING
NUMBER OF STORES	2 STORES + BASEMENT	2 STORES + BASEMENT
NUMBER OF EXITS	2	2
CORRIDOR WIDTH	3'-0"	3'-4"
APPLICABLE FIRE CODE	NFPA 13R, IRC 2006, IRC 2006 AND REVISED 2008 DCMR 12 SUPPLEMENT	NFPA 13R, IRC 2006, IRC 2006 AND REVISED 2008 DCMR 12 SUPPLEMENT
FIRE PROTECTION	EXTERIOR WALLS-2 HRS	EXTERIOR WALLS-2 HRS
MAIN STRUCTURAL MATERIALS	MASONRY & WOOD	MASONRY & WOOD
PROPERTY PARTY WALL	1 HOUR SEPARATION	1 HOUR SEPARATION
APPLICABLE ENERGY CODE	2006 IECC	2006 IECC (RESIDENTIAL)

REMARKS:

ZONING HEARING

Drawing Name:

COVER SHEET

Spec. Division/Section:

TITLE, ZONING DATA & BUILDING DATA

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Contract Date: 10/31/12 Drawing Sheet Number: 1

Revised Date: 10/31/12 Drawing Sheet Number: 1

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REVISION	SCHEDULE
Number	Name Date

