

Project Name:

**ALTERATIONS AND REPAIRS
OF EXISTING SINGLE FAMILY DWELLING**

LOCATED AT
2709 36th STREET, NW
WASHINGTON, D.C. 20016

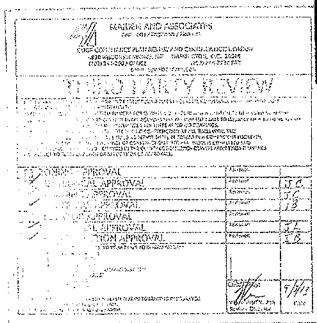
APPLICABLE CODES

THIS BUILDING IS DESIGNED IN ACCORDANCE WITH THE FOLLOWING CODES AND APPLICABLE SECTIONS AND REQUIREMENTS:

DCMR 12F-2008 (PLUMBING)
IFPC 2006
DCMR 12H-2008 (FIRE)
DCMR 12I-2008 (ZONING REGULATIONS (FEB 2003 & AMENDMENTS))
IECC 2006
NFPA 13C
DCMR 12I-2008 (ENERGY)
IBC 2006
DCMR 12A-2008
DCMR 12J-2008 (EXISTING BUILDINGS)
IRC 2006
NEC 2005
DCMR 12C-2008 (ELECTRICAL)
ANSI 117.1 ACCESSIBILITY
GREEN BUILDING ACT OF 2006
IPC 2006

ZONING INFORMATION:

LOT: 0811
SQUARE: 1938
WARD: 3



ZONING DATA / CODE ANALYSIS

CODE ITEM	ALLOWED / REQUIRED	PROPOSED / PROVIDED
APPLICABLE ZONING CODE	2003 DCMR 11 FEBRUARY, 2003 & AMENDMENTS	2003 DCMR 11 FEBRUARY, 2003 & AMENDMENTS
ZONING DESIGNATION	R-1-B	R-1-B
USE TYPE	RESIDENTIAL-DETACHED SINGLE FAMILY	RESIDENTIAL-DETACHED SINGLE FAMILY
SITE AREA	5,000	6,450
LOT WIDTH (MIN.)	50'	60'
GROSS FLOOR AREA (FOOTPRINT)	2,580	2,541
NUMBER OF STORIES	3	3
OVERALL BUILDING HEIGHT	40' MAX	30'
PERCENTAGE OF LOT OCCUPANCY	40%	38%
F.A.R.	1.00 (PERMITTED)	1.07 (PROPOSED)
FRONT YARD (BLDG. RESTRICT LINE)		
SIDE YARD	8' MIN.	10'
REAR YARD	25' MIN.	29'
CLOSED COURT YARD	N/A	N/A
OPEN COURT YARD	N/A	N/A
ROOF STRUCTURE	N/A	N/A
PARKING	N/A	N/A
REMARKS:		

BUILDING DATA / CODE ANALYSIS

CODE ITEM	ALLOWED / REQUIRED	PROPOSED / PROVIDED
APPLICABLE BUILDING CODE	1.B.C. 2006 AND 2008 DCMR SUPPLEMENT	1.B.C. 2006 AND 2008 DCMR SUPPLEMENT
USE GROUP	R3	R3
CONSTRUCTION TYPE	3B	3B
GROSS FLOOR AREA		
CONSTRUCTION PROPOSED	--	ALTERATION AND REPAIR
NUMBER OF STORIES		
NUMBER OF EXITS	2	3
CORRIDOR WIDTH		
APPLICABLE FIRE CODE	IFPA-13	IFPA-13
FIRE PROTECTION	EXTERIOR WALLS-2 HRS	EXTERIOR WALLS-2 HRS
MAIN STRUCTURAL MATERIALS	BRICK	BRICK
HEATING SYSTEM	N/A	N/A
APPLICABLE ENERGY CODE	N/A	N/A

ON FILE.
2003 DCMR 11 FEBRUARY, 2003 & AMENDMENTS
PERMIT # 10-20932011-000000
All alterations to this building must be made in accordance with the requirements of the 2003 DCMR 11 FEBRUARY, 2003 & AMENDMENTS. Any proposed changes must be submitted to the Board of Zoning Adjustment for review.

LIST OF PROJECT DRAWINGS

C1 COVER SHEET
C2 CELLAR DEMOLITION PLAN
FIRST FLOOR DEMOLITION PLAN
SECOND FLOOR DEMOLITION PLAN
THIRD FLOOR DEMOLITION PLAN

C3 EROSION CONTROL NOTES & SPECIFICATIONS
C4 EROSION CONTROL DETAILS

A1 CELLAR PLAN, FIRST FLOOR PLAN
A2 SECOND FLOOR PLAN, THIRD FLOOR PLAN
A3 EXTERIOR ELEVATIONS
A4 PARTITION DETAILS, DOOR & WINDOW ELEVATIONS
S1 STRUCTURAL NOTES

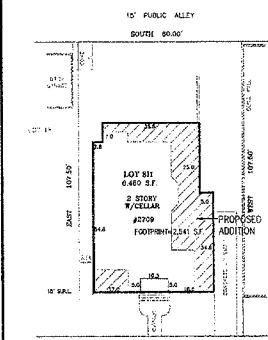
S1 BASEMENT, FOUNDATION PLAN
S2 FIRST FLOOR FRAMING
S3 SECOND FLOOR FRAMING
S4 ATTIC FRAMING
S5 ROOF FRAMING PLAN
S6 DETAILS

M1 MECHANICAL NOTES, SYMBOLS AND ABBREVIATIONS
CELLAR, FIRST FLOOR MECHANICAL PLAN
M2 SECOND, THIRD FLOOR MECHANICAL PLAN

P1 PLUMBING NOTES, SYMBOLS AND ABBREVIATIONS
CELLAR, FIRST FLOOR PLUMBING PLAN
P2 SECOND, THIRD FLOOR PLUMBING PLAN
P3 PLUMBING RISER DIAGRAMS

E1 ELECTRICAL SYMBOLS AND ABBREVIATIONS
CELLAR, FIRST FLOOR ELECTRICAL POWER & LIGHTING PLAN
E2 ELECTRICAL PANEL SCHEDULE & ELECTRICAL RISER DIAGRAM
E3 ELECTRICAL POWER & LIGHTING PLAN

OFFICIAL
GOVERNMENT OF THE DISTRICT OF COLUMBIA
PLANNING COMMISSION
2003 DCMR 11 FEBRUARY, 2003 & AMENDMENTS
PERMIT # 10-20932011-000000
EXHIBIT NO. 11



SITE PLAN
SCALE: 1" = 20'

GENERAL SCOPE OF WORK

THIS WORK INCLUDES: ALTERATIONS AND REPAIRS OF EXISTING SINGLE FAMILY DWELLING



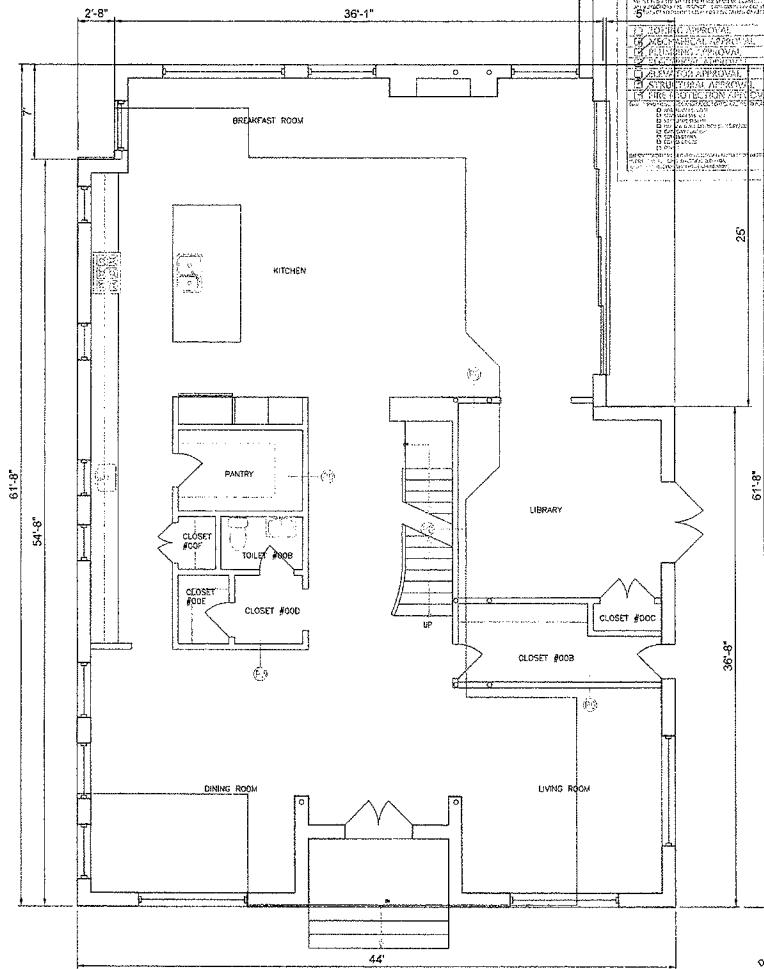
COVER SHEET
2709 36th STREET, NW
WASHINGTON, D.C.

Page	Date	Revised

CS

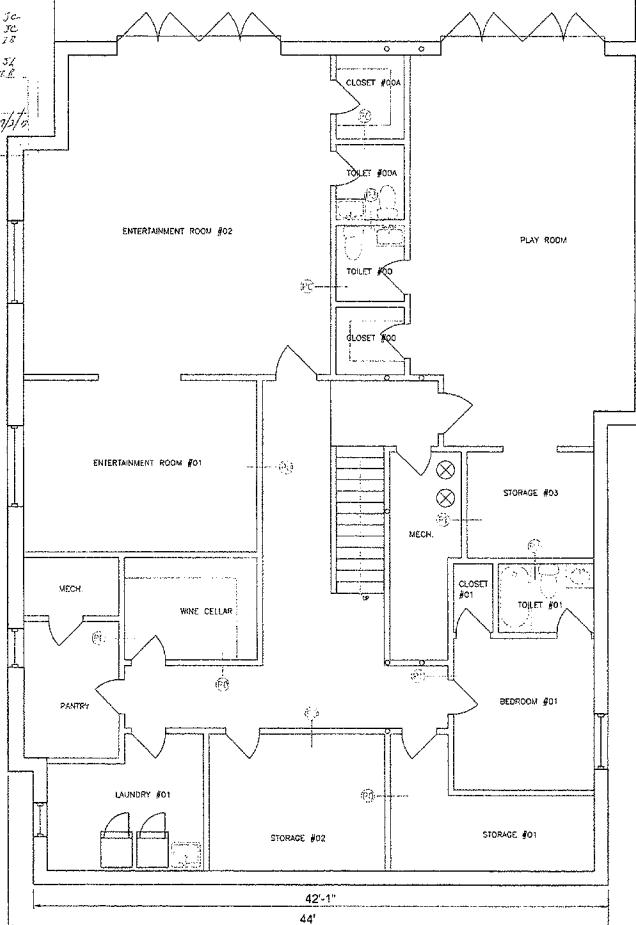
2709 36th STREET, NW
WASHINGTON, D.C. 20016

LANDSCAPING (ON GRADE BELOW)



DCRA OFFICE OF THE ZONING
ADMINISTRATOR COMPLIES
WITH REQUIREMENTS OF
DC ZONING REGULATIONS (11DCR-
Mark
7/1/13

LANDSCAPING (ON GRADE)

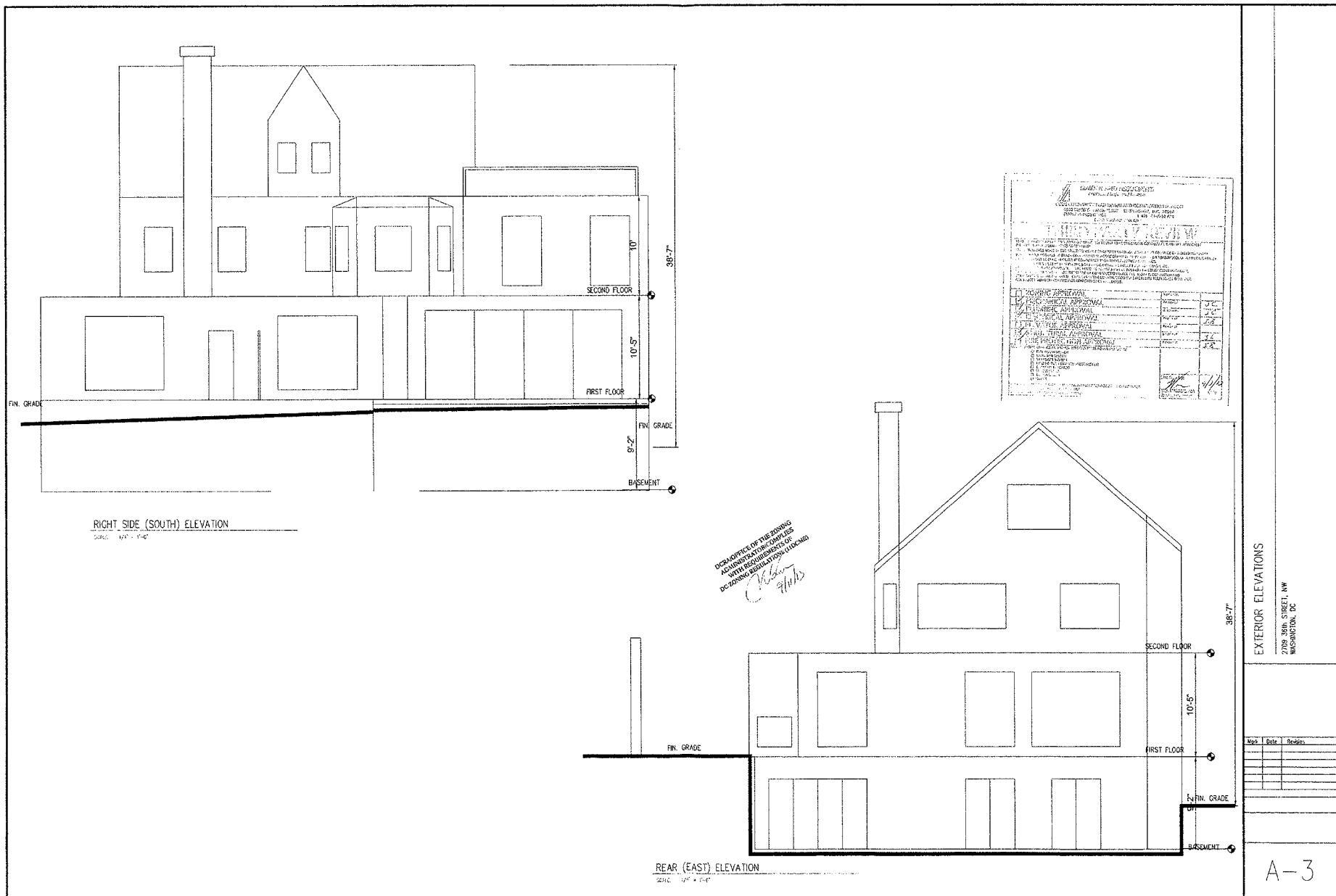


CELLAR FLOOR PLAN, FIRST FLOOR PLAN

22109 35th STREET, NEW
WILMINGTON, PA

Work	Date	Row

A-1



GENERAL NOTES**DESIGN LIVE LOADS**

THE FOLLOWING DESIGN LIVE LOADS HAVE BEEN USED, AS SPECIFIED IN I.B.C. 2006.

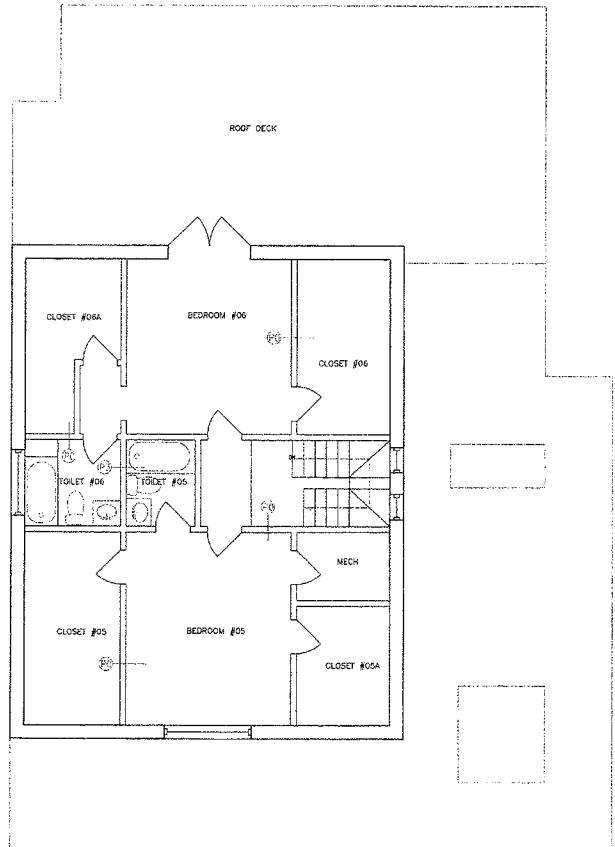
MINIMUM FLOOR LIVE LOADS:

FLOORS	40 LBS./SQ. FT.
PARTITION LOAD	20 LBS./SQ. FT.
STAIRS AND CORRIDORS	100 LBS./SQ. FT.
SLAB ON GRADE	100 LBS./SQ. FT.

FLOORS ARE DESIGNED FOR THE UNIFORMLY DISTRIBUTED LIVE LOADS NOTED ABOVE OR ACTUAL CONCENTRATED LOADS, WHERE SUCH LOADING GOVERNS.

ALL BRACING SHALL BE MAINTAINED UNTIL STRUCTURAL ELEMENTS ARE REBRAZED BY OTHER BRACING OR UNILATERAL SUPPORT. EXISTING SHEETING IS ABLE TO WITHSTAND THE LATERAL EARTH AND GROUND WATER PRESSURES. REMOVE SHEETING, SHORING, AND TIEBACKS IN A PERMANENT MANNER. PRESTRESSED TIEBACKS ARE TO BE ANCHORED TO THE SOILS IT RETAINS, ALL PRESTRESSED TIEBACK RODS SHALL BE RELIEVED OF STRESS AT ANCHORAGES ONCE NEW WALLS ARE POURED AND SUPPORTED LATERALLY IN A PERMANENT MANNER BY THE NEW CONSTRUCTION.

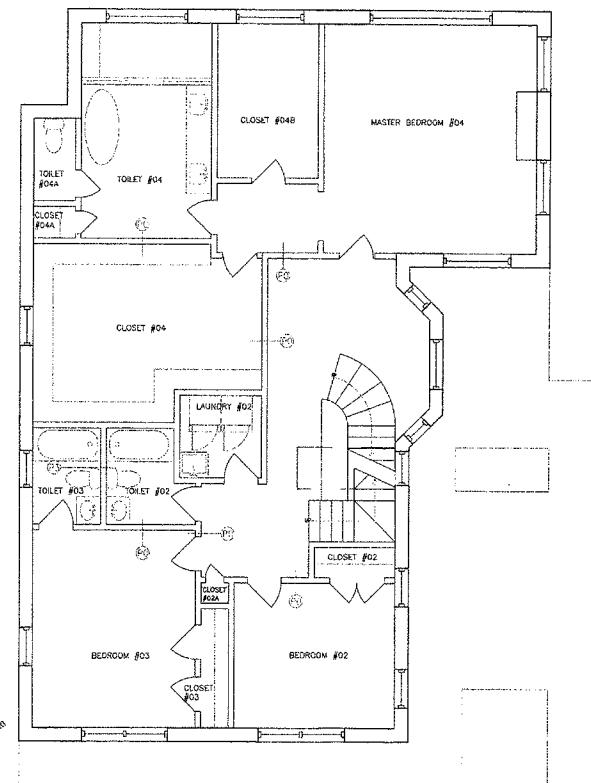
ALL EXISTING ACTIVE SEWER, WATER, GAS, ELECTRIC AND OTHER UTILITY SERVICES AND STRUCTURES SHALL BE LOCATED BY THE CONTRACTOR AND PROTECTED AT ALL TIMES.



THIRD FLOOR PLAN
DATE 1/1/0

SHOP DRAWINGS

THE GENERAL CONTRACTOR (OR CONSTRUCTION MANAGER) SHALL SUBMIT SHOP DRAWING FOR ALL FINISH ITEMS, GRANITE PANELS AND ALL STRUCTURAL ELEMENTS SHOWN ON THE CONTRACT DOCUMENTS FOR APPROVAL - (TWO [2] PRINTS). THE STRUCTURAL ENGINEER WILL NOT BE RESPONSIBLE FOR THE STRUCTURAL CERTIFICATION AND DESIGN OF THE PROJECT IF GENERAL CONTRACTOR FAILS TO OBTAIN APPROVAL OF THE SHOP DRAWINGS. THE GENERAL CONTRACTOR SHALL INFORM THE ARCHITECT IN WRITING CONCERNING REVISIONS AND CHANGES MADE TO THE CONTRACT DOCUMENTS. UPON RECEIPT OF SHOP DRAWINGS SUBMISSION, THE GENERAL CONTRACTOR SHALL REVIEW ALL SHOP DRAWINGS AND SHALL MAKE ALL CORRECTIONS HE DEEMS NECESSARY BEFORE SUBMISSION. THE GENERAL CONTRACTOR SHALL STATE ON THE SHOP DRAWINGS THAT CONTRACT DOCUMENT REQUIREMENTS HAVE BEEN MET AND THAT ALL DIMENSIONS, CONDITIONS AND QUANTITIES HAVE BEEN REVIEWED AND VERIFIED AS SHOWN AND/OR CORRECTED ON THE SHOP DRAWINGS. PRODUCT SAMPLES AND MANUFACTURER'S SPECIFICATIONS SHALL ACCOMPANY THE SHOP DRAWINGS.



SECOND FLOOR PLAN
DATE 1/1/0

SECOND FLOOR PLAN, THIRD FLOOR PLAN
2709 16TH STREET, NW
WASHINGON, DC

Mark	Date	Review

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