

PROJECT DATA

OWNER:
NAZAROV RESIDENCE
915 C STREET NE
WASHINGTON, DC. 20002

ZONING DATA

LOT: 802
SQUARE: 939
LOT AREA: 1306 SF
ZONE: R-4
USE GROUP: R-3
CONSTRUCTION TYPE: 3B

TWO STORY ROW DWELLING w/ BASEMENT
SINGLE FAMILY DWELLING

FIRE ALARM: NO
SPRINKLER: NO
FIRE DETECTION: HARD WIRED AND INTERCONNECTED
SMOKE DETECTORS W/ BATTERY BACKUP
ACCESSIBILITY NO



VICINITY MAP (NTS)

	EXISTING	PROPOSED	MAXIMUM
LOT COVERAGE	831.5 SF	914.2 SF	783.6 SF
(PERCENTAGE)	63.7%	70%	60.0%
REAR YARD	27'-2"	20'-6"	20.0' MINIMUM
SIDE YARD	N/A	N/A	N/A
OPEN COURT	4.4'	4.4'-5.0'	6.0' MIN
HEIGHT	25.0'	NO CHANGE	40' / 3 STORIES
STORIES	2+B	NO CHANGE	3+B
F.A.R.	N/A	N/A	N/A
SQUARE FOOTAGE			
BASEMENT	762 SF	NO CHANGE	
FIRST FLOOR	762 SF	NO CHANGE	
SECOND FLOOR	762 SF	NO CHANGE	
TOTAL	2286 SF	NO CHANGE	

PROJECT DESCRIPTION:

TWO STORY REAR COVERED PORCH

RELIEF REQUESTED:

SPECIAL EXCEPTIONS PURSUANT TO DCMR 11 3104.4 SECTION 223:

1. 2001.3
2. 403.2
3. 406.1
- ADDITION TO A NON-CONFORMING STRUCTURE
- LOT OCCUPANCY
- OPEN COURT REQUIREMENTS

APPLICABLE BUILDING CODES:

DCMR 11
IBC 2012
IRC 2012
DCMR 12-B, DC CONSTRUCTION CODES SUPPLEMENT 2008 EDITION

FIRE RATING DATA:

EXTERIOR LOAD BEARING FACE-ON-LINE WALLS
1 HOUR RATED WOOD FRAME W/ VENEER
EXTERIOR LOAD BEARING PARTY WALLS
2 HOUR RATED SOLID MASONRY, 12" THICK
FLOOR FRAMING
0 HOUR RATED, 2X10 WOOD JOISTS @ 16" OC
ROOF FRAMING
1 HOUR RATED w/IN 4" OF P.L.V 2X8 RAFTERS, OR
2 HOUR RATED PARAPET WALL TO 30" ABOVE ROOF

REAR PORCH

915 C Street NE
Washington, DC 20002

DRAWING INDEX

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REVISIONS		
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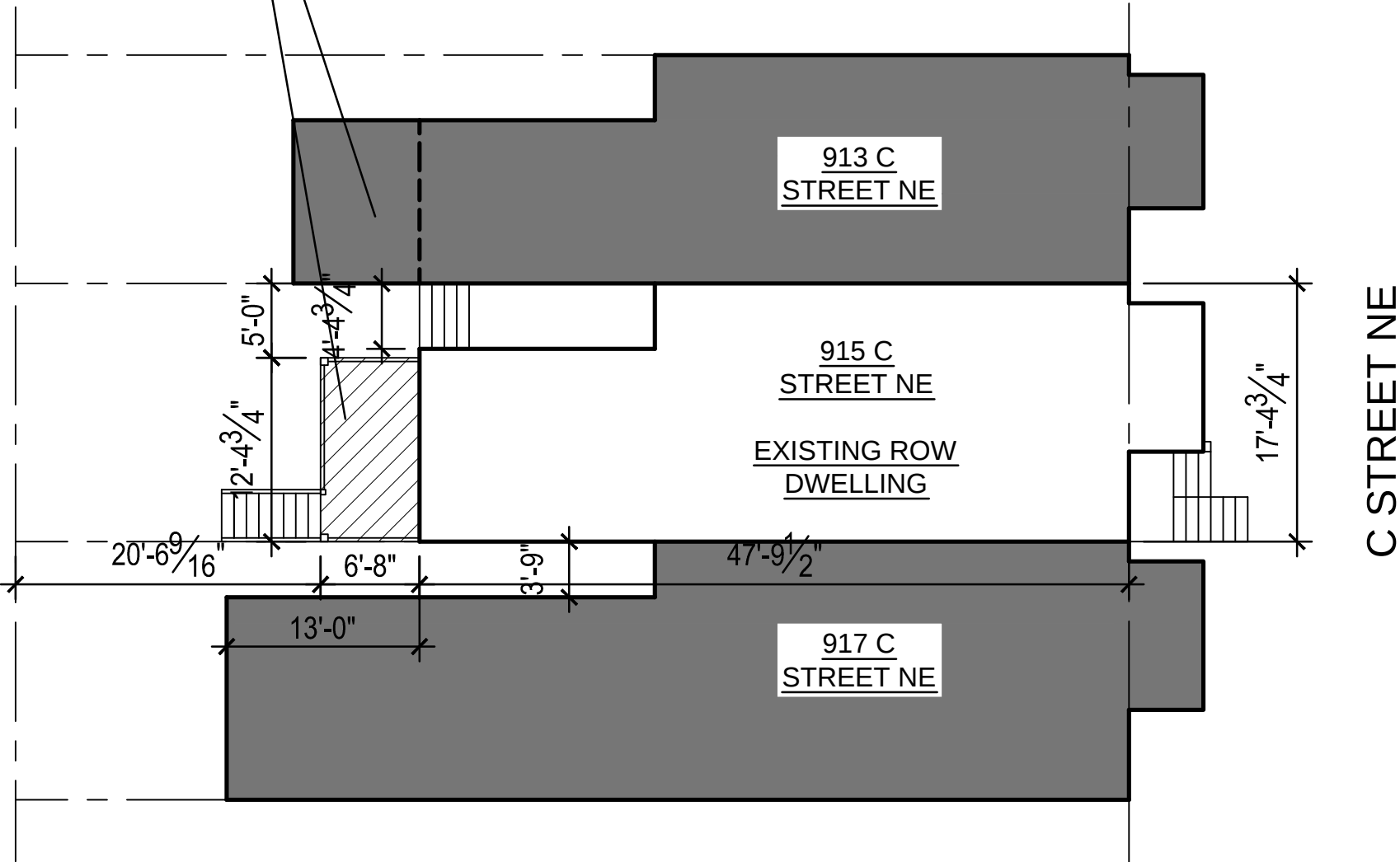
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SCALE: N.T.S.

COVER SHEET

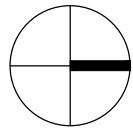
Board of Zoning Adjustment
District of Columbia
CASE NO.18939
EXHIBIT NO.8

C-1

EXISTING TWO STORY DECK
PROPOSED TWO
STORY COVERED PORCH



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



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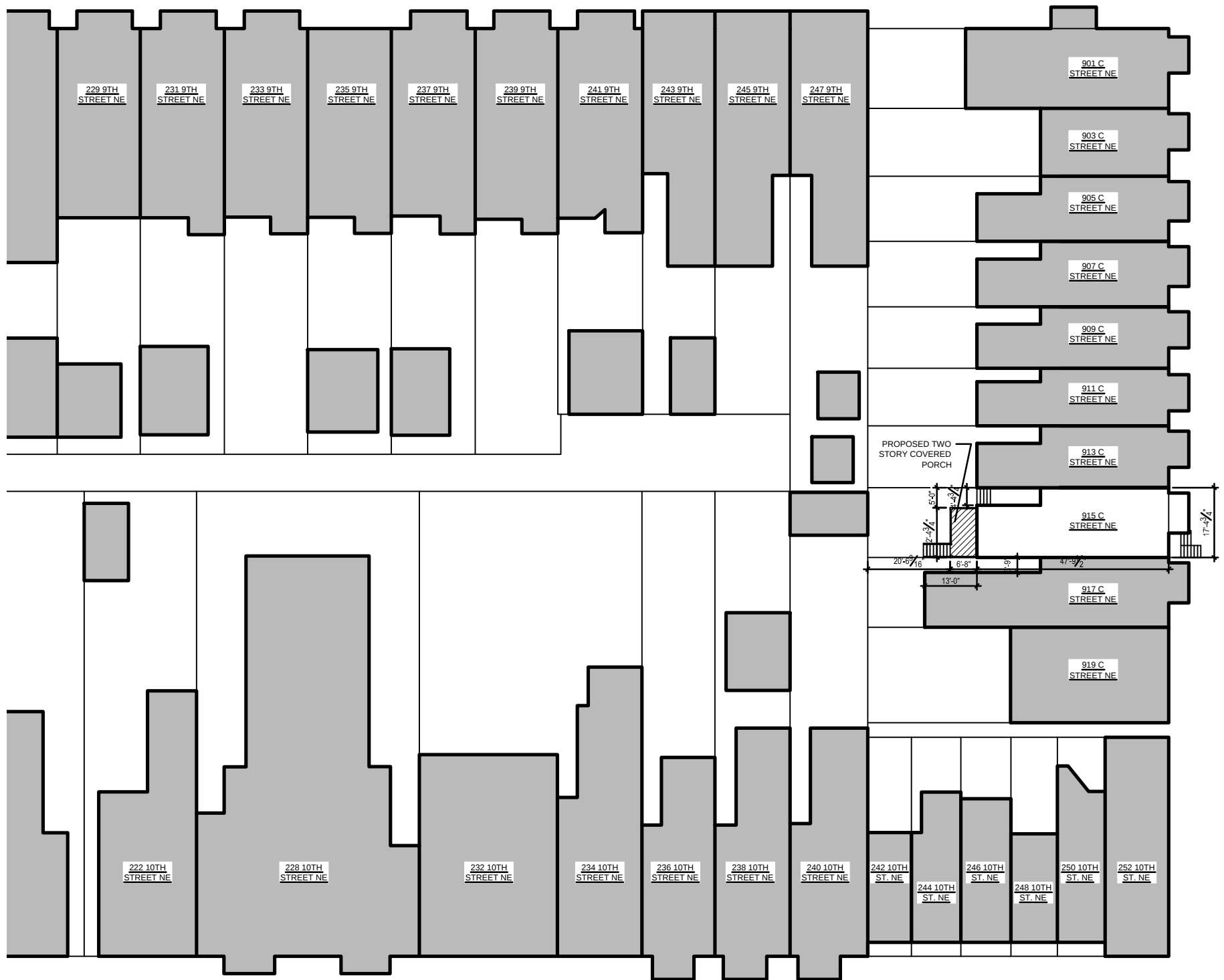
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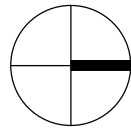
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SCALE: 3/32"=1'-0"

SITE PLAN

C-2



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



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DATE: 11-24-14
SCALE: 1/32"=1'-0"
BLOCK SITE PLAN

C-3



1 FRONT OF HOUSE, 915 C STREET NE
C-4



2 REAR OF HOUSE, 915 C STREET NE
C-4

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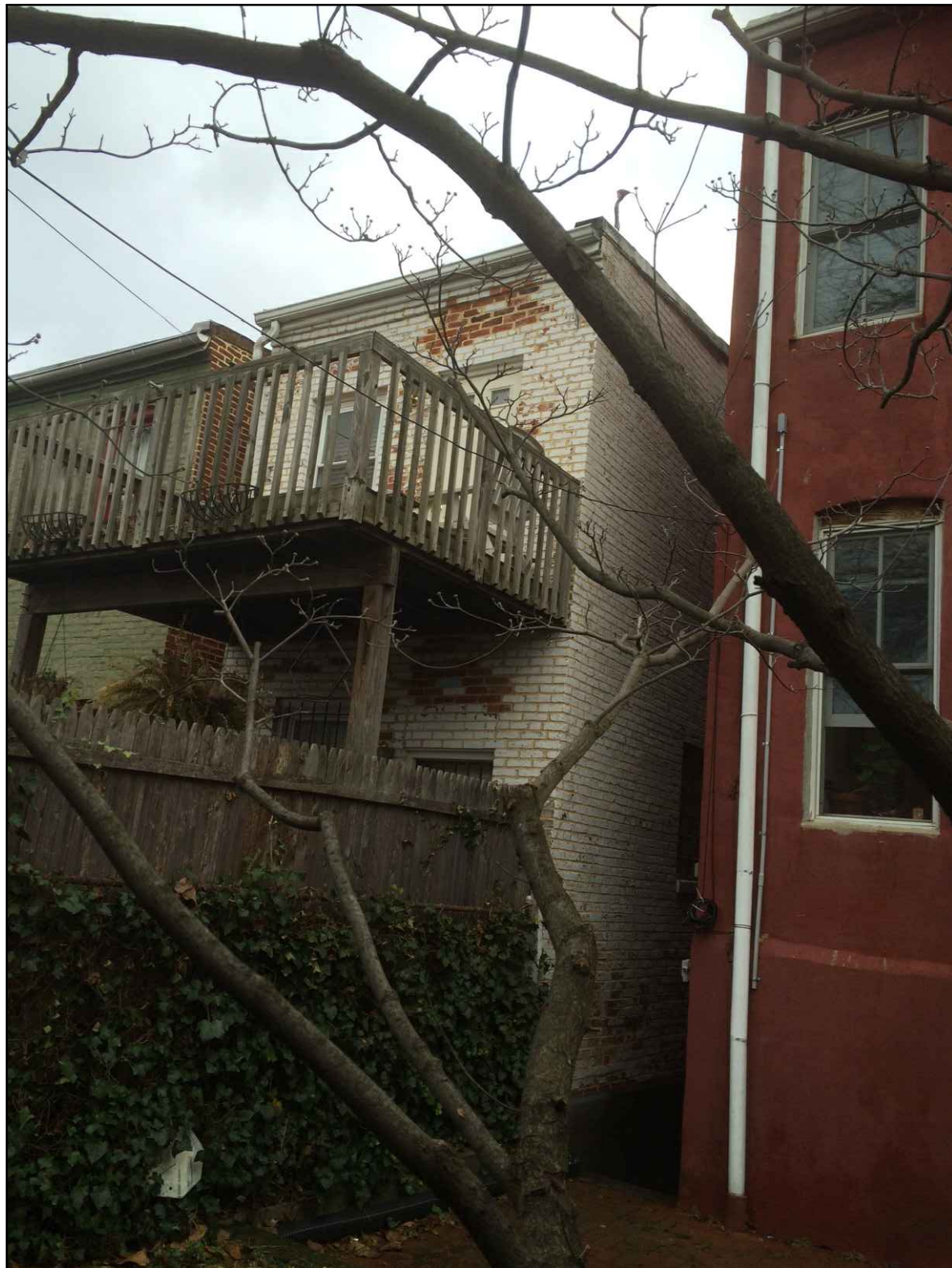
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SCALE: NTS

PHOTOGRAPHS

C-4



1
C-5

NEIGHBOR TO WEST OF 915 C STREET NE



2
C-5

VIEW TO WEST OF 915 C STREET NE

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PHOTOGRAPHS

C-5



1
C-6

NEIGHBOR TO EAST OF 915 C STREET NE



2
C-6

REAR YARD AT 915 C STREET NE

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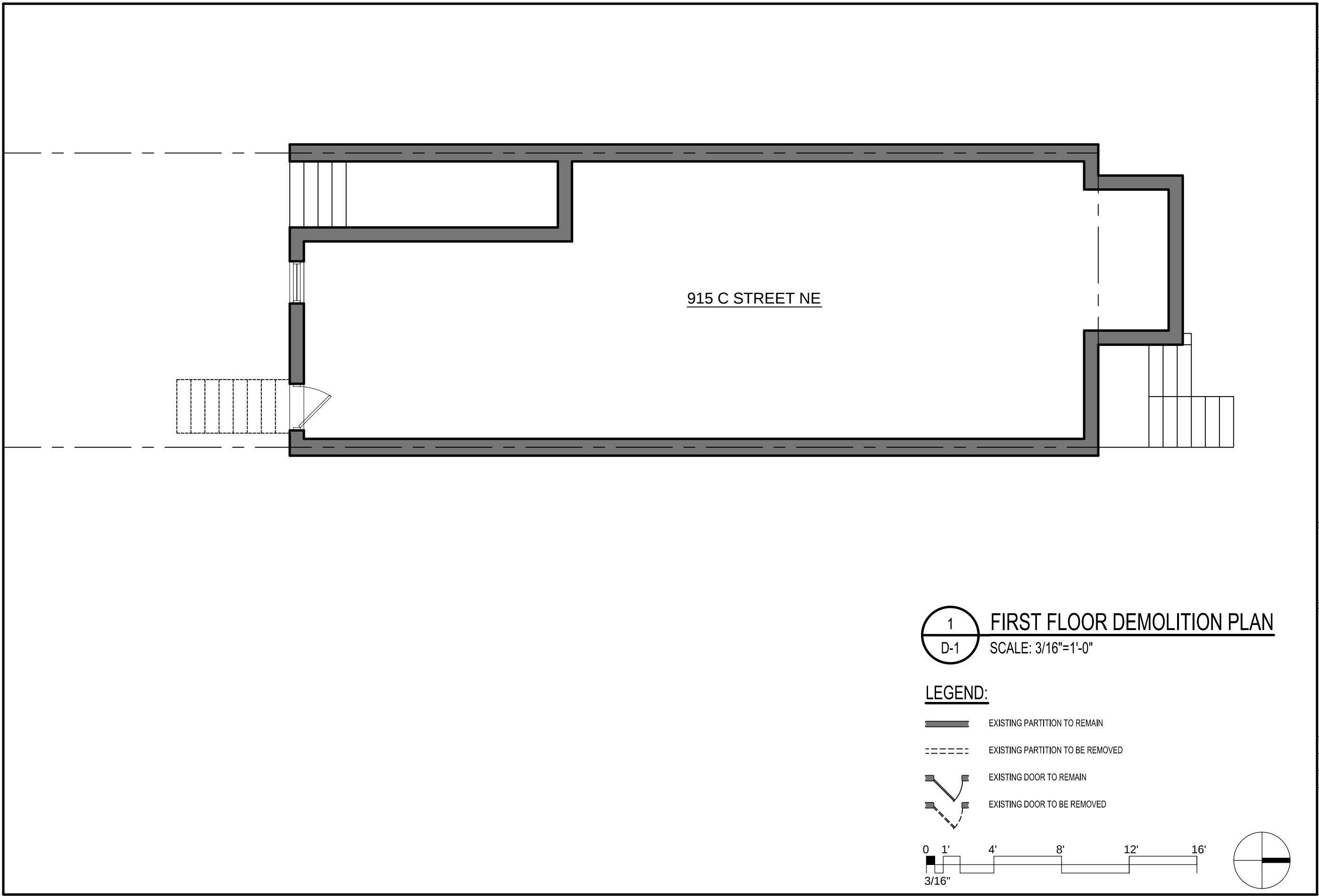
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PHOTOGRAPHS

C-6



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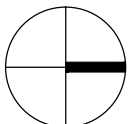
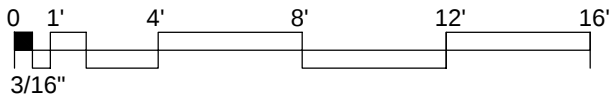
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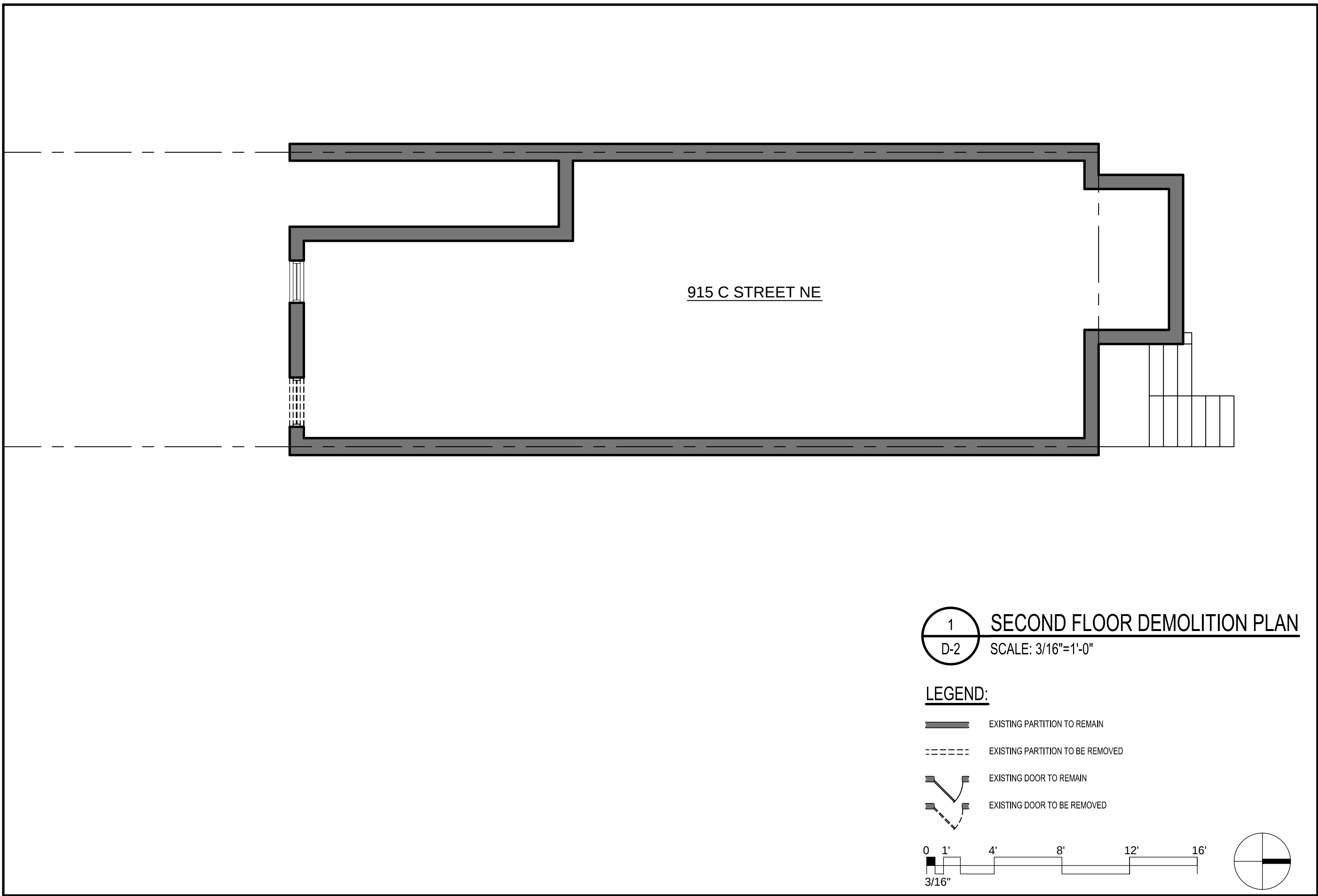
FIRST FLOOR
DEMOLITION PLAN
D-1

1 FIRST FLOOR DEMOLITION PLAN
D-1 SCALE: 3/16"=1'-0"

LEGEND:

- EXISTING PARTITION TO REMAIN
- EXISTING PARTITION TO BE REMOVED
- EXISTING DOOR TO REMAIN
- EXISTING DOOR TO BE REMOVED





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SECOND FLOOR
DEMOLITION PLAN

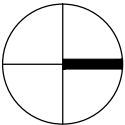
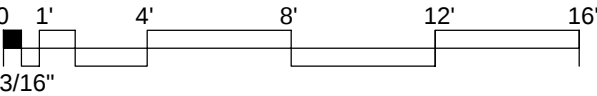
D-2

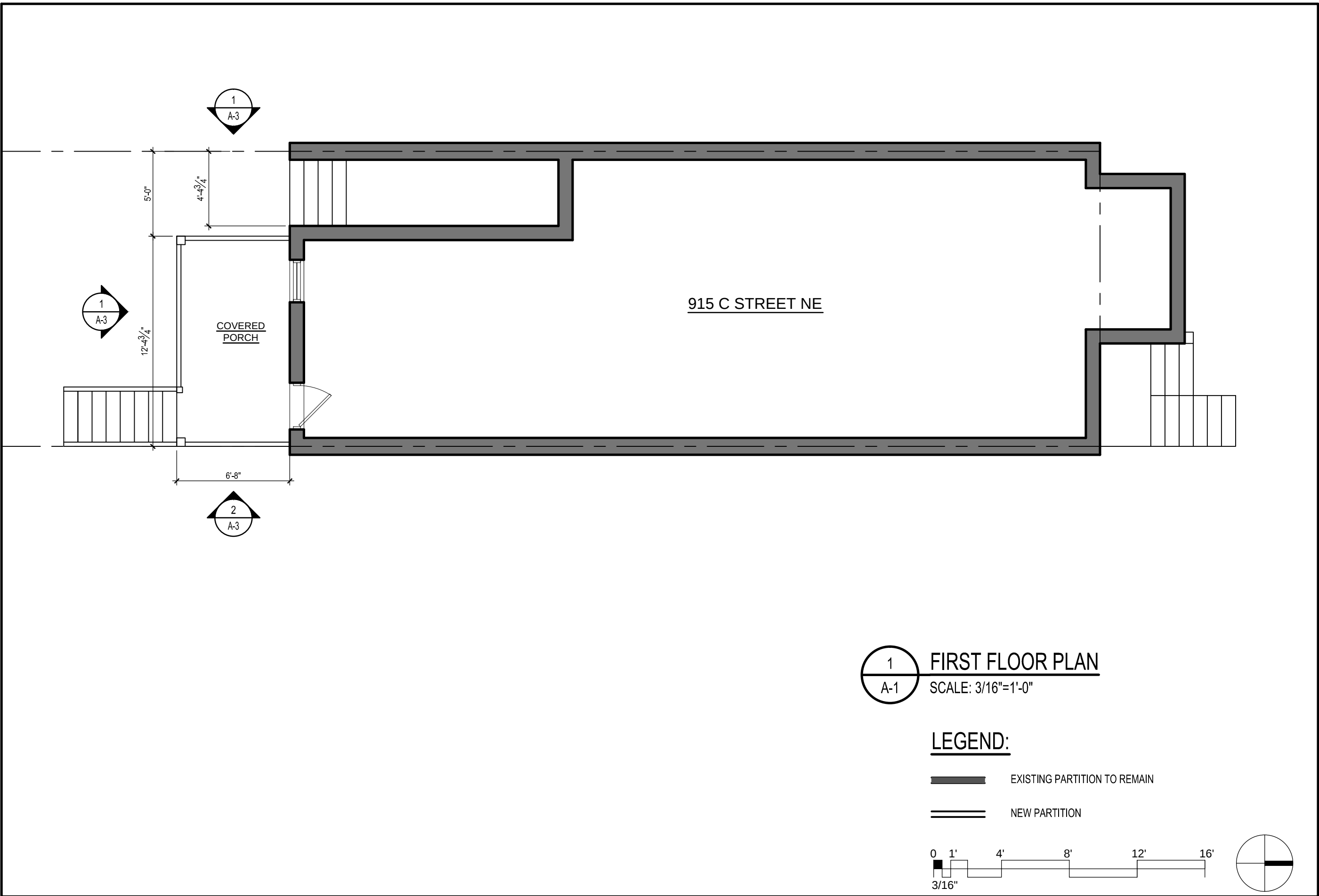
1
D-2

SECOND FLOOR DEMOLITION PLAN
SCALE: 3/16"=1'-0"

LEGEND:

- EXISTING PARTITION TO REMAIN
- EXISTING PARTITION TO BE REMOVED
- EXISTING DOOR TO REMAIN
- EXISTING DOOR TO BE REMOVED





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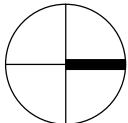
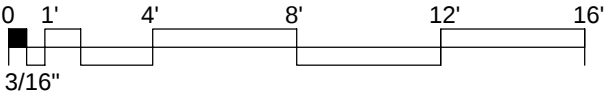
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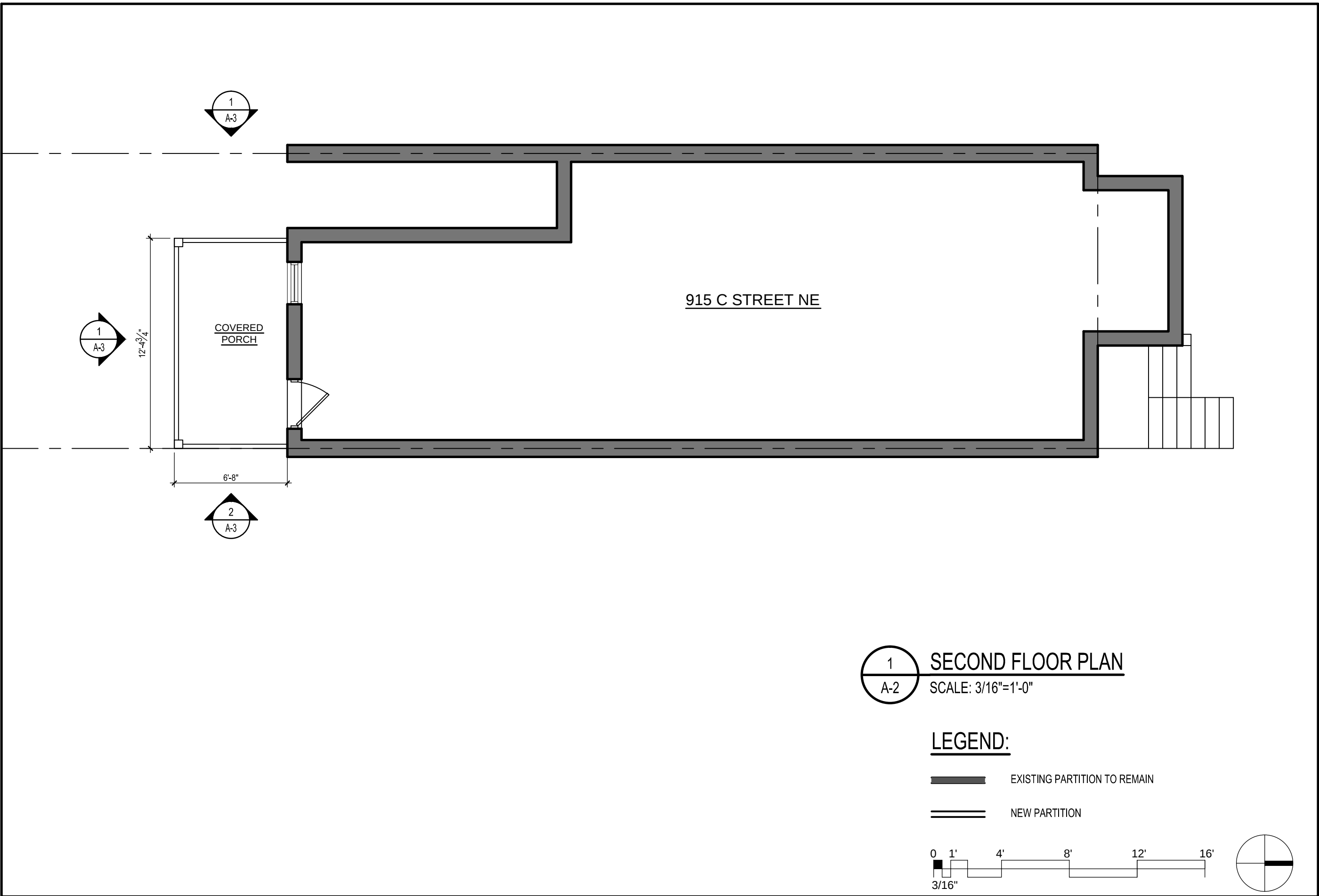
FIRST
FLOOR PLAN

A-1

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

- LEGEND:
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 - NEW PARTITION





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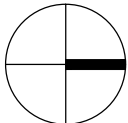
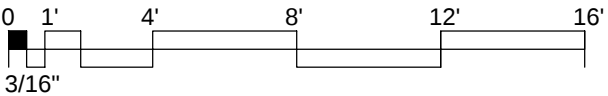
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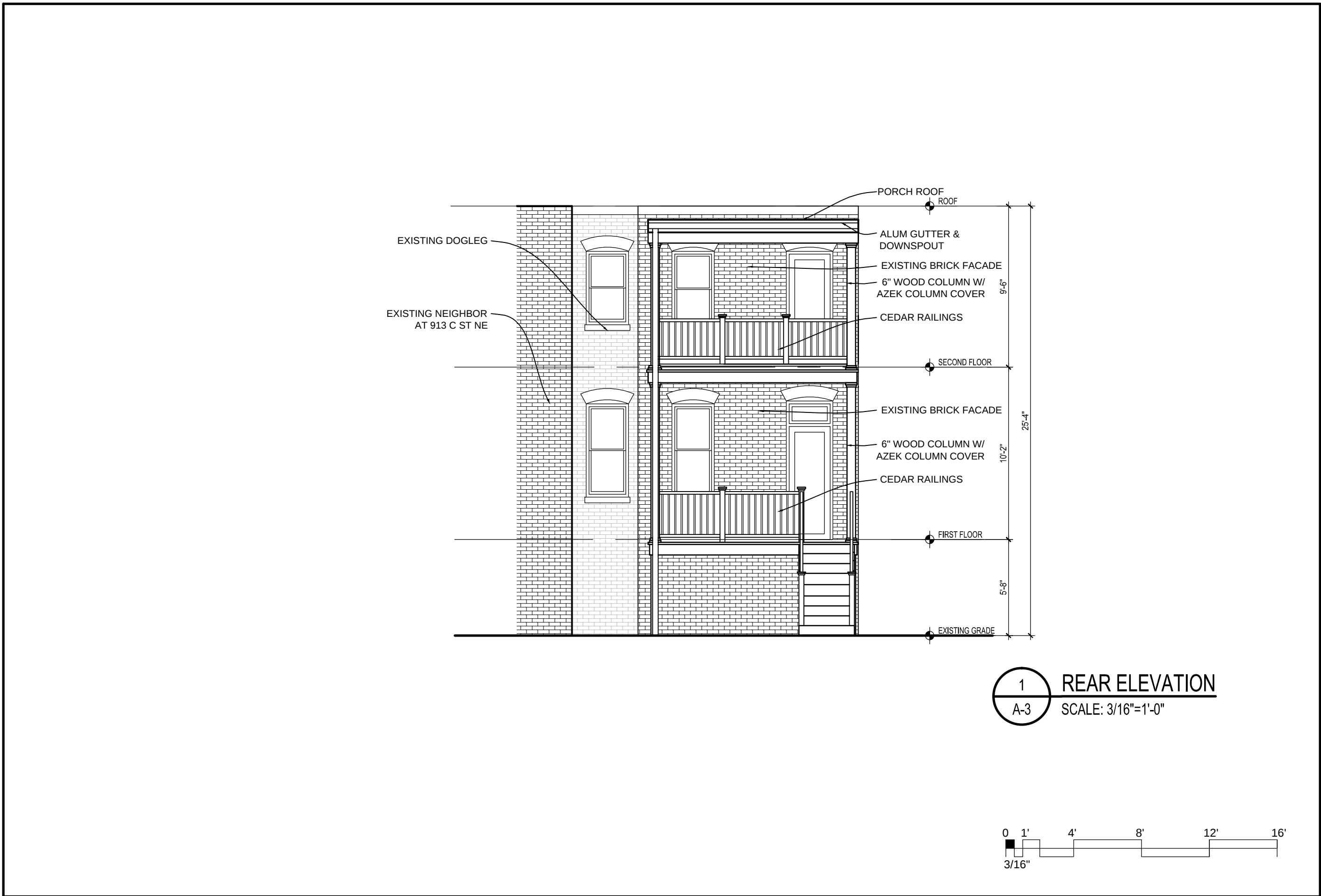
SECOND FLOOR PLAN

A-2

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

- LEGEND:
- EXISTING PARTITION TO REMAIN
 - NEW PARTITION





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

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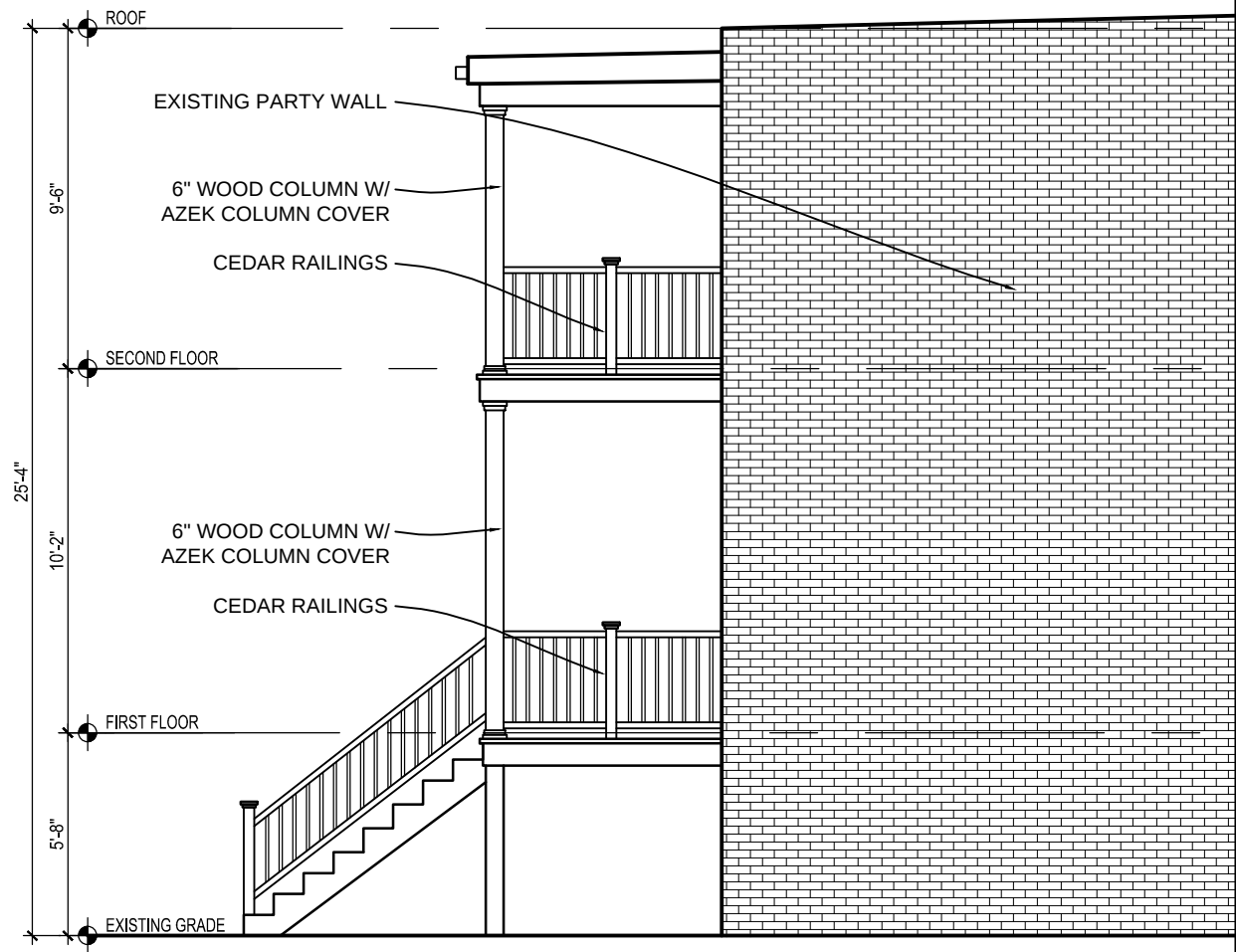
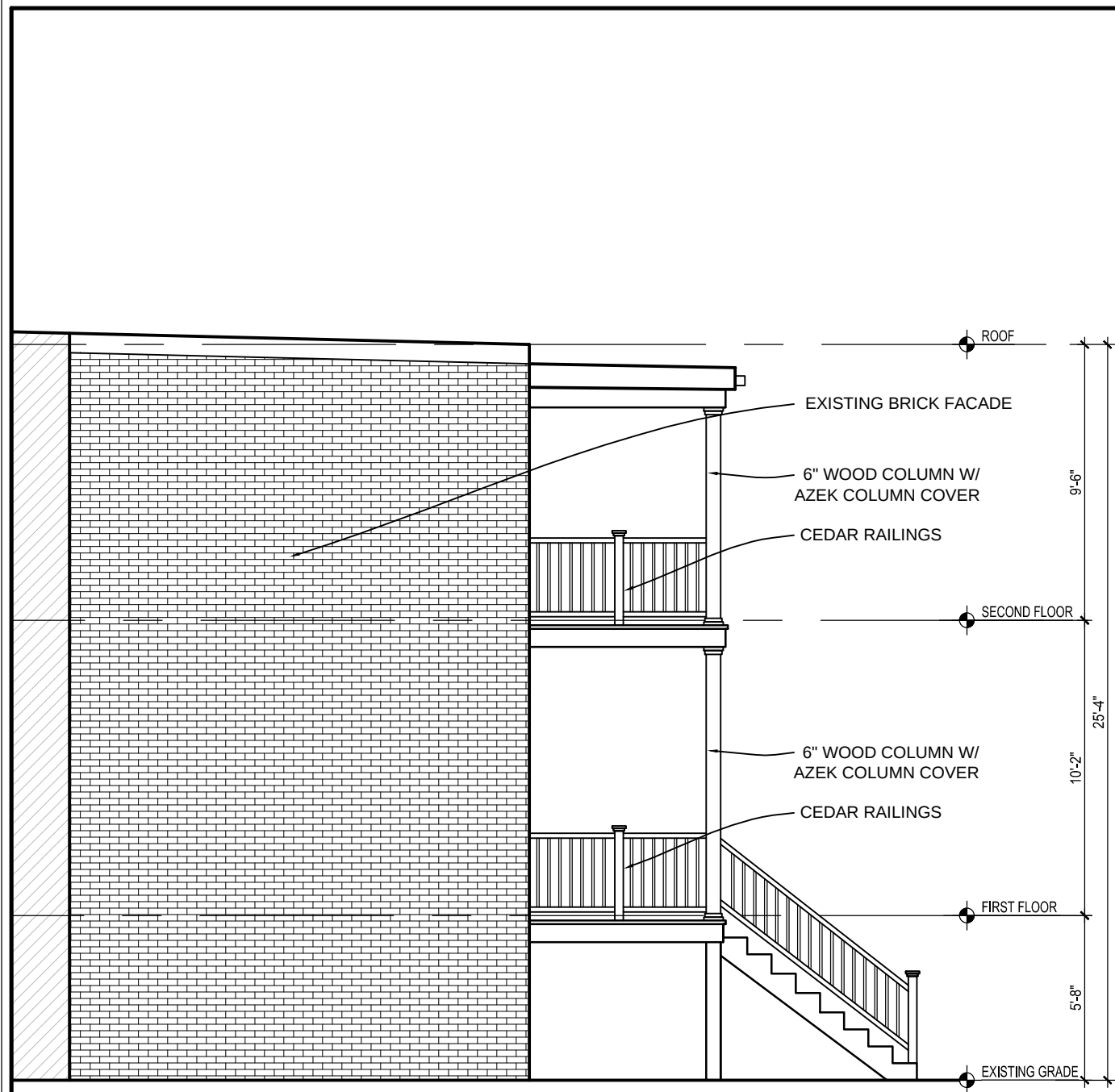
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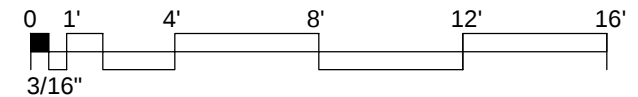
EXTERIOR ELEVATIONS

A-3



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

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



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EXTERIOR ELEVATIONS

A-4