PROPOSED SANCTUARY FOR GIDEON BAPTIST CHURCH

901 INGRAHAM STREET NW
WASHINGTON, DC 20011

ARCHITECT
STEVEN ALADEKOBA, AIA, CSI, ASCE
3611 Cherrivale Drive
Beltsville, Maryland 20705
301-937-4232

STRUCTURAL ENGINEER
MICHAEL HARRIS, P.E.
1302 Crosthaven Drive
Silver Spring, Maryland 20905
301-455-3227

OWNER
GIDEON BAPTIST CHURCH
(PASTOR LYFORD W. BANKS)
901 Ingraham Street NW
Washington, DC 20011
202-723-1244

SITE / CIVIL ENGINEER
C. PETER OKAFOR, P.E.
13710 Creola Ct.
Germantown, Maryland 20874
240-498-8636

MECHANICAL / ELECTRICAL / PLUMBING
DESIGN AMERICA
ALFONS MASSOUD, P.E.
14080 Red River Drive
Centerville, VA 20121
703-909-6974

GENERAL NOTES

1. ALL WORK SHALL BE DONE IN ACCORDANCE WITH ALL LOCAL CODES AND REGULATIONS.
2. ALL DIMENSIONS ARE TO ROUGH UNLESS OTHERWISE INDICATED. DIMENSIONS SHALL BE CALCULATED AND NEVER SCALED.
3. DIMENSIONS ARE TO FACE OF SHL, CHANNEL, FACE OF SHL, C JOIST, OR FACE OF MASONRY WALL, UNLESS OTHERWISE NOTED.
4. CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS IN THE FIELD. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT FOR JUSTIFICATION AND / OR CORRECTION BEFORE PROCEEDING WITH THE WORK. THE CONTRACTOR SHALL ASSUME RESPONSIBILITY FOR ERRORS THAT ARE NOT REPORTED.
5. THE CONTRACTOR SHALL BE REQUIRED TO MAKE PRUDENT JUDGEMENT AND PROCEED WITH COMPLETING PERFORMANCE OF WORK WHICH IS PARTIALLY INDICATED TO AVOID NEEDLESS REPETITION.
6. EXCEPT FOR OWNER FURNISHED ITEMS, THE CONTRACTOR SHALL FURNISH AND INSTALL ALL WORK AND MATERIALS AS MAY BE SUITABLE FOR PREPARATIONS, INCLUDING REQUIRED SUPPORTS AND FINISHES, FOR ALL WORK WHICH ARE SHOWN ON THE DRAWINGS.
7. DURING CONSTRUCTION, THE CONTRACTOR SHALL MAKE EVERY EFFORT TO KEEP DUST, DEBRIS, NOISE AND VIBRATION LEVELS TO AN ABSOLUTE MINIMUM.
8. THE CONTRACTOR SHALL OBTAIN ALL PERMITS NECESSARY FOR THE COMPLETION OF THIS WORK.
9. ALL EXISTING FEATURES SHOWN ARE FROM THE BEST AVAILABLE RECORDS. NECESSARY PRECAUTIONS SHALL BE TAKEN BY THE CONTRACTOR TO PROTECT EXISTING FEATURES THAT ARE TO REMAIN. ANY DAMAGE TO THEM DUE TO CONTRACTOR'S OPERATIONS SHALL BE REPAIRED IMMEDIATELY AT CONTRACTOR'S OWN EXPENSE.
10. ALL NEW EXTERIOR WALL FRAMING TO BE METAL CHANNELS WITH E.I.F.S. ON THE EXTERIOR FINISH AND 1 / 2" GYPSUM BOARD ON THE INTERIOR FINISH.
11. ALL NEW INTERIOR PARTITION WALLS TO BE METAL CHANNELS WITH 1 / 2" GYPSUM BOARD ON BOTH SIDES.
12. TOP PLATES, DOOR HEADERS, AND DOOR JAMBS TO BE DOUBLE METAL JOISTS.
13. FOUNDATION WALLS TO BE 12" CMU w / REINFORCEMENT AND FILLED CAVITIES AS APPROPRIATE.
14. SUBFLOORING FOR ALTAR PLATFORM TO BE FIRE-RETARDANT TREATED WOOD AS SHOWN ON SHEET S-3.
15. EXCEPT FOR TILED SURFACES, ENTIRE WALL AND CEILING SURFACES IN THE TOILETS TO BE PAINTED WITH 2 COATS OF MOISTURE RESISTANT, EXTERIOR GRADE PAINT. REFER TO FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
16. OTHER GYPSUM BOARD SURFACES TO BE TAPED, SANDED, PRIMED, AND PAINTED WITH 2 COATS OF HIGH GRADE, SEMI-GLOSS PAINT. REFER TO FINISH SCHEDULE FOR ADDITIONAL INFORMATION.
17. EXCEPT FOR FACTORY FINISHED DOORS, NEW DOORS, DOOR FRAMES, AND DOOR TRIMS TO BE PAINTED WITH 2 COATS OF SEMI-GLOSS ENAMEL PAINT. REFER TO DOOR SCHEDULE FOR ADDITIONAL INFORMATION.
18. REFER TO FIXTURES NOTES FOR ADDITIONAL INFORMATION ON SIZES, HEIGHTS, LOCATIONS, AND PROPER INSTALLATION OF NEW FIXTURES.
19. REFER TO PROJECT SPECIFICATIONS FOR ADDITIONAL PROJECT REQUIREMENTS.

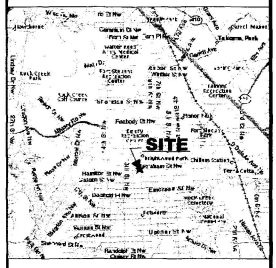
BZA
Case No. 17008
Exhibit No. 10

ABBREVIATION KEY

AFF	ABOVE FINISH FLOOR	REINF.	REINFORCE(D)
APPROX.	APPROXIMATELY	SF	SQUARE FEET
CONC.	CONCRETE	STL.	STEEL
DIA.	DIAMETER	TYP.	TYPICAL
EA.	EACH	W/	WITH
E.I.F.S.	EXTERIOR INSULATION AND FINISH SYSTEM		
EX.	EXISTING		
GYP. BD.	GYPSUM BOARD		
INSUL.	INSULATION		
LF	LINEAR FEET		
MAX.	MAXIMUM		
MECH.	MECHANICAL		
MIN.	MINIMUM		
MISC.	MISCELLANEOUS		
MTL.	METAL		

VICINITY MAP

NOT TO SCALE



CODE INFORMATION

APPLICABLE CODES:
1996 BOCA NATIONAL BUILDING CODE

USE GROUP CLASSIFICATION
ASSEMBLY: A4
(BELLGOOS WITH FIXED AND MOVABLE SEATS)

CONSTRUCTION CLASSIFICATION
TYPE:

BUILDING AREA

BASEMENT:	2,529 SF
FIRST FLOOR:	3,572 SF
SECOND FLOOR:	2,045 SF
TOTAL:	8,190 SF

SPRINKLERED: NO

MISCELLANEOUS
NO. OF FIXTURES REQUIRED:
NO. OF FIXTURES PROVIDED: 11

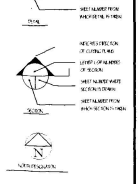
OCCUPANCY CALCULATION:

MAIN SANCTUARY -	150
UPPER GALLERY -	64
ALTAR AREA -	22
TOTAL:	216

MULTI-PURPOSE HALL - 100

ALLOWABLE FLOOR AREA
MOVABLE SEATS: 7 SF PER OCCUPANT
FIXED SEATS / PEWS: 1 PERSON PER 18 INCHES

SYMBOL KEY



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General Notes

No.	Revision/Issue	Date

Project Name and Address
PROPOSED SANCTUARY FOR GIDEON BAPTIST CHURCH

Title
COVER SHEET

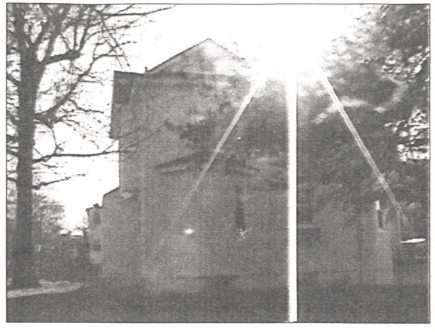
Project: AA-RF-34-2002	Dwg. No. G-1
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1 Front View



2 Left Side View



3 Left Side View



4 Rigth Side View



5 Rear View

General Notes

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Project Name and Address

PROPOSED SANCTUARY
FOR
GIDEON BAPTIST CHURCH

Title

PHOTOGRAPHS

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EROSION & SEDIMENT CONTROL NARRATIVE

PROJECT DESCRIPTION

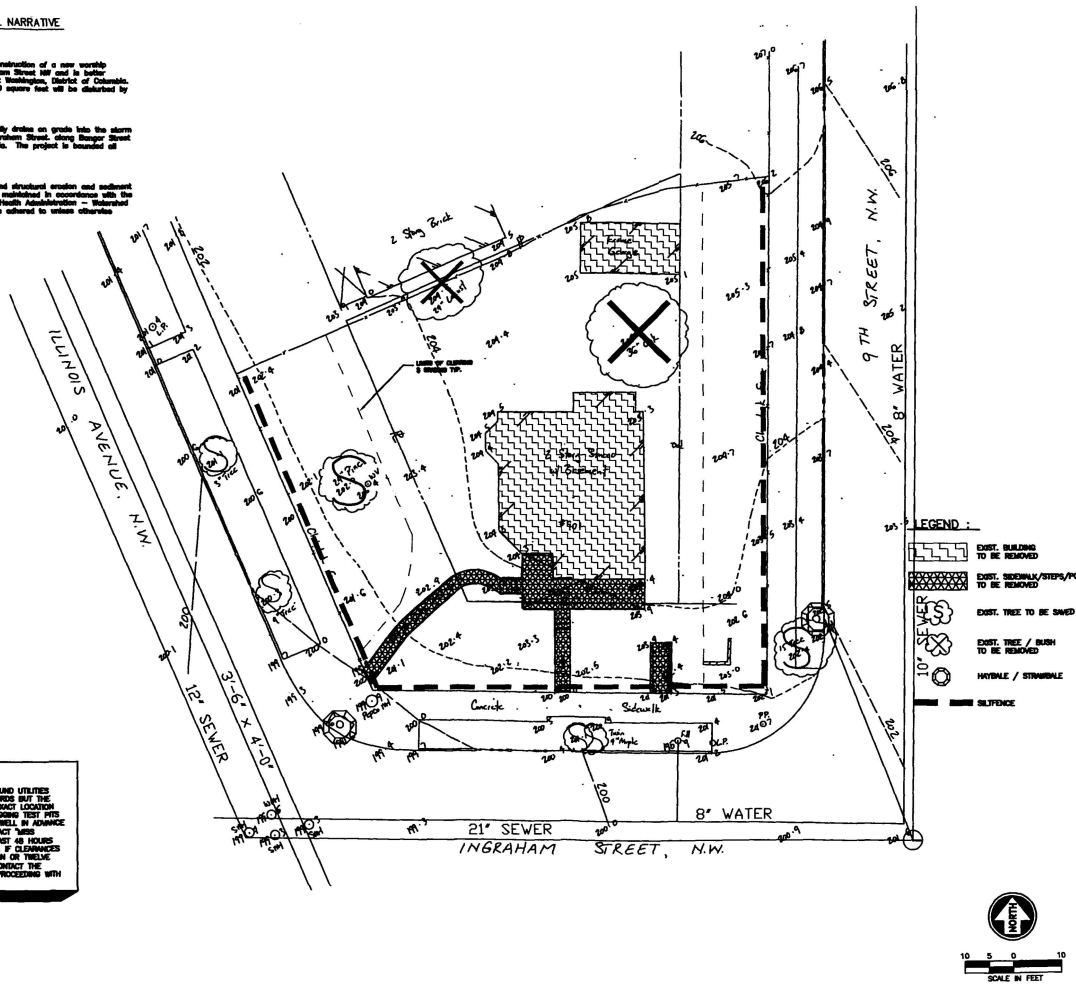
The project includes the demolition and construction of a new worship facility. The site is located at 901 Ingraham Street NW and is better described as Lot 7 Square 2888 Northwest Washington, District of Columbia. A entire project site of approximately 4230 square feet will be disturbed by this project.

EXISTING CONDITIONS

The site is presently developed and generally drains on grade into the storm sewer inlets located on 9th Street and Ingraham Street, along Kemper Street SE. which eventually drains to the Anacostia. The project is bounded all around by residential buildings.

EROSION & SEDIMENT CONTROL MEASURES

Unless otherwise indicated, all vegetative and structural erosion and sediment control practices shall be constructed and maintained in accordance with the minimum guidelines of the Department of Health Administration – Watershed Protection Division. The guidelines shall be adhered to unless otherwise waived or approved by the Department.



NOTE

INFORMATION CONCERNING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS BUT THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF THE MAINS BY DIGGING TEST PITS BY HAND AT ALL UTILITY CROSSINGS WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY BEFORE PROCEEDING WITH CONSTRUCTION.

General Notes

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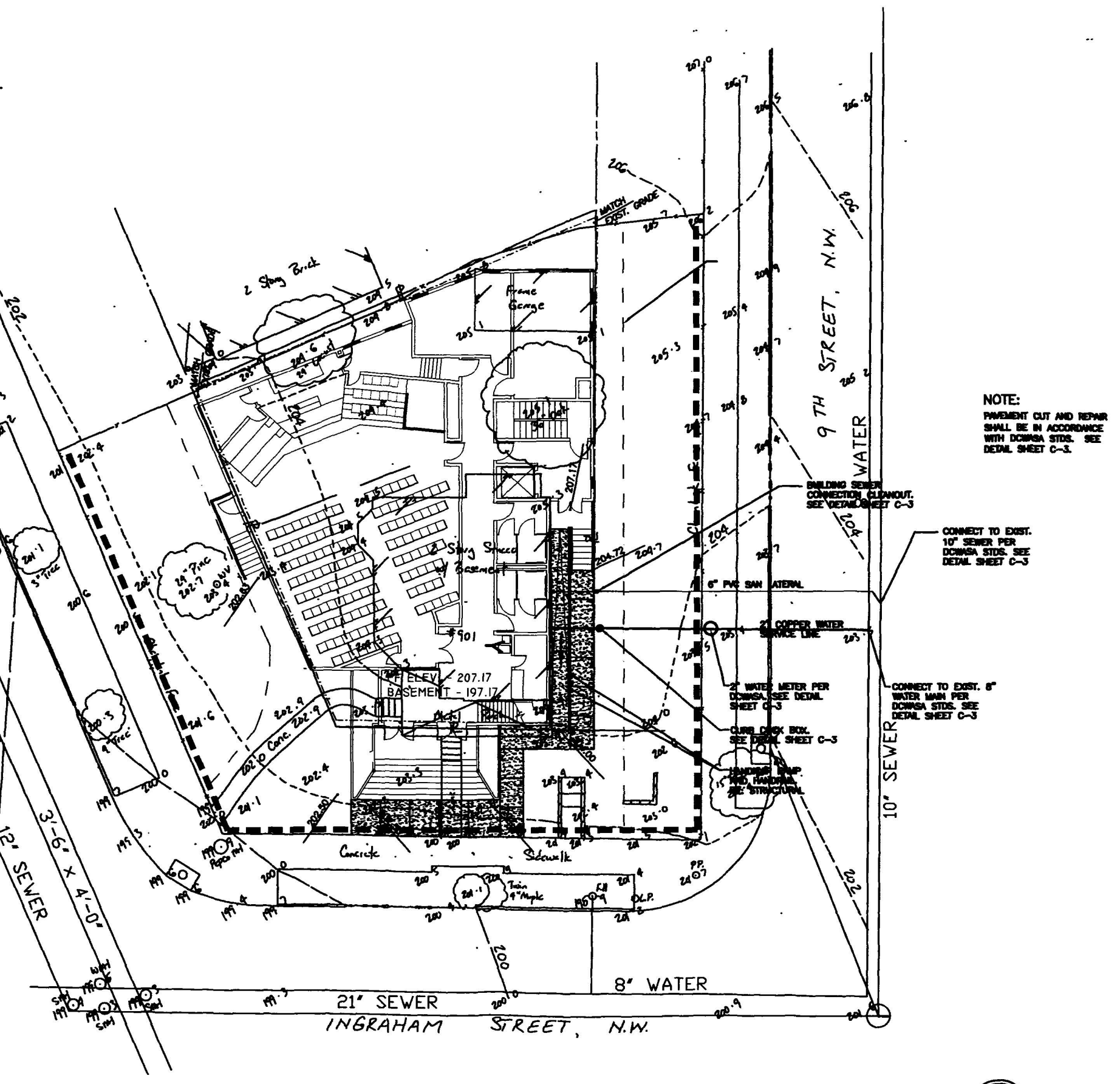
PROPOSED SANCTUARY
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SITE DEMOLITION / EROSION & SEDIMENT CONTROL PLAN

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Date SEPT. 2002	
Scale 1"=10'	Sheet 4 OF 36

GENERAL NOTES

1. SUBJECT PROPERTY: LOT 7, SQUARE 2998.
2. TOTAL AREA OF TRACT: 0.097 Ac.; 4230.5 SQ.FT.
3. BOUNDARY TAKEN FROM A SURVEY BY R.C. KELLY & ASSOCIATES, INC., JAN 14, 2002.
4. TOPOGRAPHY AND EXISTING FEATURES TAKEN FROM A SURVEY BY R.C. KELLY & ASSOCIATES, MAY, 2002. CONTOUR INTERVAL 2 FEET.
5. EXISTING ELEVATIONS & DIMENSIONS ARE APPROXIMATE AND MUST BE FIELD VERIFIED PRIOR TO CONSTRUCTION STAKEOUT. NOTIFY OWNER AND ARCHITECT OF ANY DISCREPANCIES PRIOR TO STAKEOUT AND CONSTRUCTION.
6. THERE ARE NO 100-YEAR FLOODPLAINS, WETLANDS, OR OTHER SIGNIFICANT NATURAL RESOURCES ON THIS SITE ACCORDING TO AVAILABLE INFORMATION.
7. WATERSHED: ANACOSTIA RIVER.
8. ENTIRE SITE IS LESS THAN 5000 SQ. FT. NO STORMWATER MANAGEMENT MEASURES ARE REQUIRED.



NOTE

INFORMATION CONCERNING UNDERGROUND UTILITIES WAS OBTAINED FROM AVAILABLE RECORDS BUT THE CONTRACTOR MUST DETERMINE THE EXACT LOCATION AND ELEVATION OF THE MAINS BY DIGGING TEST PITS BY HAND AT ALL UTILITY CROSSINGS WELL IN ADVANCE OF THE START OF EXCAVATION. CONTACT "MISS UTILITY" AT 1-800-257-7777 AT LEAST 48 HOURS PRIOR TO THE START OF EXCAVATION. IF CLEARANCES ARE LESS THAN SHOWN ON THIS PLAN OR TWELVE (12) INCHES, WHICHEVER IS LESS, CONTACT THE ENGINEER AND THE UTILITY BEFORE PROCEEDING WITH CONSTRUCTION.

NORTH

10 5 0 10
SCALE IN FEET

General Notes

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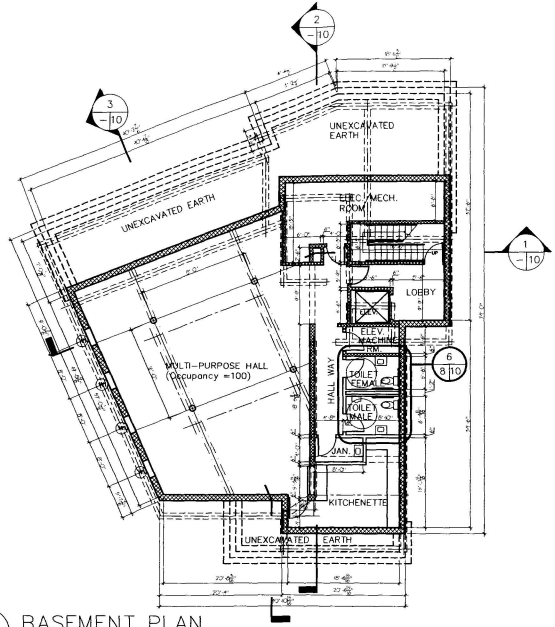
Project Name and Address

PROPOSED SANCTUARY
FOR
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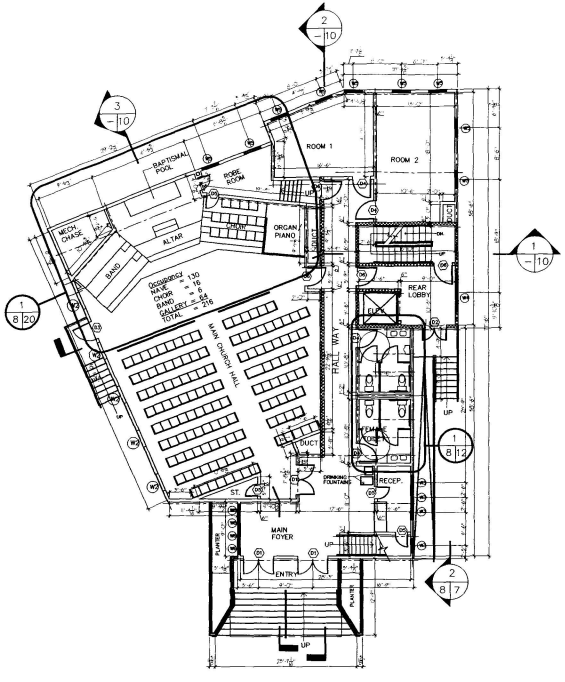
Title

SITE DEVELOPMENT AND UTILITY PLAN

Project: AA-RF-34-2002	Dwg. No.: C - 1
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Scale: 1" = 10'	Sheet: 3 OF 36



1 BASEMENT PLAN
SCALE: 1/8"=1'-0"



2 FIRST FLOOR PLAN
SCALE: 1/8"=1'-0"

CONSTRUCTION NOTES

1. ALL NEW INTERIOR PARTITION WALLS SHALL BE METAL CHANNELS WITH 1/2-INCH GYP. BD. ON BOTH SIDES.
2. EXCEPT FOR FOUNDATION WALLS, ALL NEW EXTERIOR WALLS SHALL BE METAL CHANNELS WITH 1/2-INCH GYP. BD. ON THE INTERIOR FACE, E.I.F.S. SYSTEM ON THE EXTERIOR FACE, AND R-19 BATT INSULATION WITHIN THE WALL CAVITIES.
3. ALL NEW FOUNDATION WALLS SHALL BE 12" REINF. CMU W/ CAVITIES FILLED W/ GROUT.
4. ALL NEW WINDOWS SHALL BE VINYL, TRIPLE PANE, ENERGY EFFICIENT, DOUBLE-HUNG WINDOWS.
5. NEW CONCRETE RAMP AND STEPS SHALL BE MINIMUM 4-INCH THICK, WITH NON-SKID FINISH.
6. ALL MEANS OF EGRESS DOORS SELECTED FOR THIS PROPERTY SHALL BE THOSE WHICH REQUIRE NO KEY OR SPECIAL KNOWLEDGE IN ORDER TO EGRESS.
7. CONTRACTOR SHALL INSTALL ALL GUARDRAILS AROUND RAISED ALTAR/CHOIR/BAND AREAS IN ACCORDANCE WITH SECTION 1021.0 OF 1996 BOCA.
8. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL NOTES AND FRAMING DETAILS.
9. REFER TO MECHANICAL/PLUMBING DRAWINGS FOR ADDITIONAL NOTES.
10. REFER TO ELECTRICAL DRAWINGS FOR ADDITIONAL NOTES.

General Notes

No.	Revision/Issue	Date

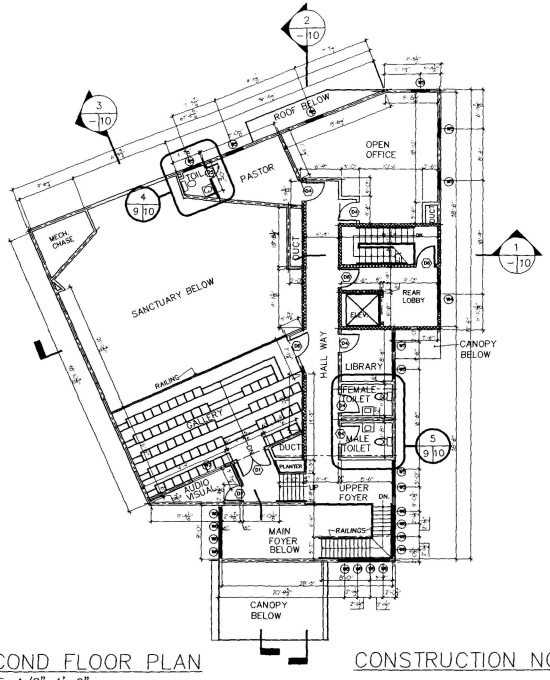
Project Name and Address

PROPOSED SANCTUARY FOR GIDEON BAPTIST CHURCH

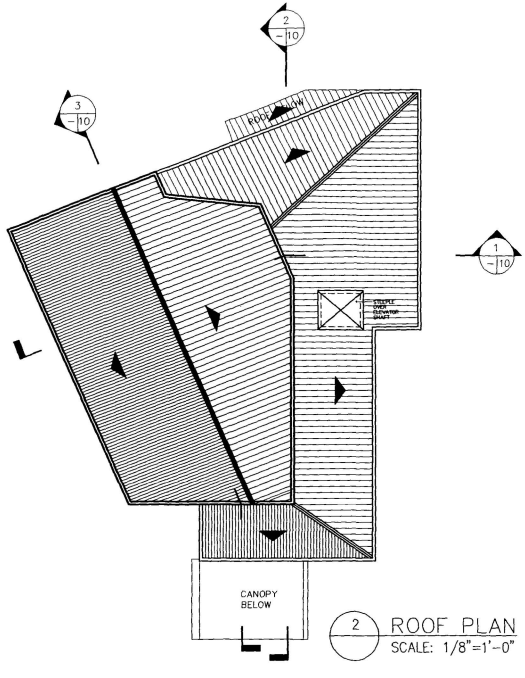
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PROPOSED BASEMENT AND FIRST FLOOR PLANS AND NOTES

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1 SECOND FLOOR PLAN
SCALE: 1/8"=1'-0"



2 ROOF PLAN
SCALE: 1/8"=1'-0"

CONSTRUCTION NOTES

1. ALL NEW INTERIOR PARTITION WALLS SHALL BE METAL CHANNELS WITH 1/2-INCH GYP. BD. ON BOTH SIDES.
2. EXCEPT FOR FOUNDATION WALLS, ALL NEW EXTERIOR WALLS SHALL BE METAL CHANNELS WITH 1/2-INCH GYP. BD. ON THE INTERIOR FACE, E.I.F.S. SYSTEM ON THE EXTERIOR FACE, AND R-19 BATT INSULATION WITHIN THE WALL CAVITIES.
3. ALL NEW FOUNDATION WALLS SHALL BE 12" REINF. CMU W/ CAVITIES FILLED W/ GROUT.
4. ALL NEW WINDOWS SHALL BE VINYL, TRIPLE PANE, ENERGY EFFICIENT, DOUBLE-HUNG WINDOWS.
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8. REFER TO STRUCTURAL DRAWINGS FOR ADDITIONAL NOTES AND FRAMING DETAILS.
9. REFER TO MECHANICAL/PLUMBING DRAWINGS FOR ADDITIONAL NOTES.
10. REFER TO ELECTRICAL DRAWINGS FOR ADDITIONAL NOTES.

General Notes

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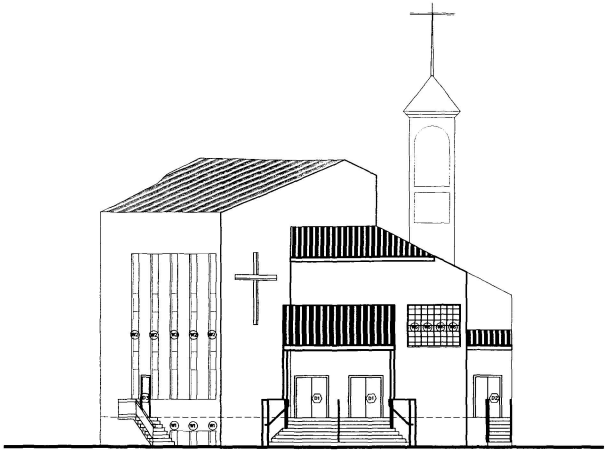
Project Name and Address

PROPOSED SANCTUARY FOR GIDEON BAPTIST CHURCH

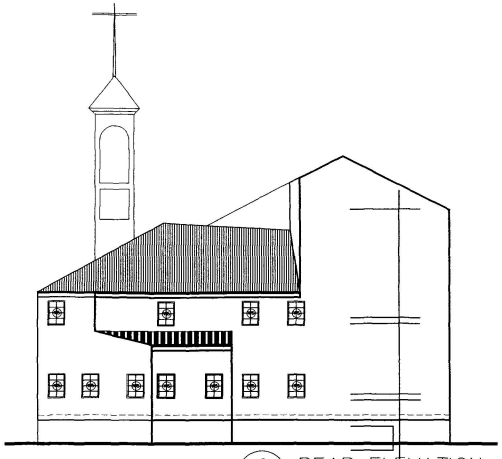
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PROPOSED SECOND FLOOR AND ROOF PLANS AND NOTES

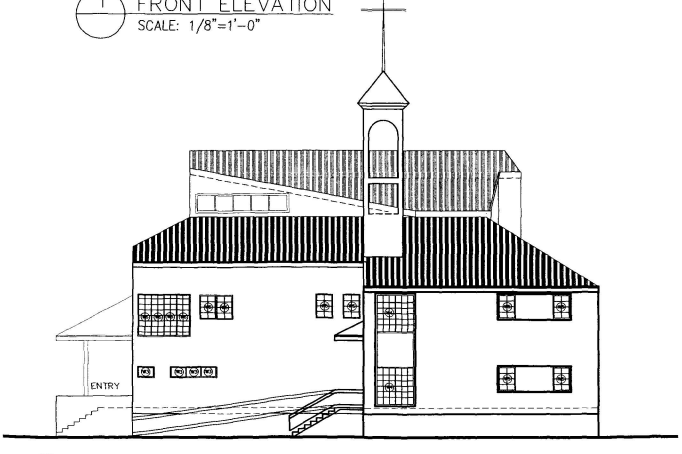
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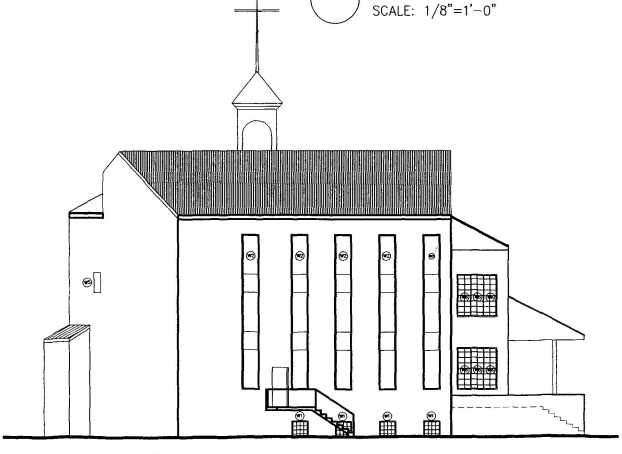
1 FRONT ELEVATION
SCALE: 1/8"=1'-0"



2 REAR ELEVATION
SCALE: 1/8"=1'-0"



3 RIGHT SIDE ELEVATION
SCALE: 1/8"=1'-0"



4 LEFT SIDE ELEVATION
SCALE: 1/8"=1'-0"

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PROPOSED SANCTUARY
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EXTERIOR ELEVATIONS

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