NEWCOMB CHILD DEVELOPMENT CENTER
541 Newcomb Street, S.E.
Washington, D.C. 20032
(202) 562-6195

RECEIVED
D.C. OFFICE OF ZONING
2005 FEB 22 PM 1:25

February 18, 2005

To: Board of Zoning Adjustment
Re: Application Number 17280

Per Order of the District of Columbia Board of Zoning Adjustment, herein, the Board, at a hearing held on February 8, 2005, Newcomb Child Development Center, herein, Newcomb, submits the following:

1. Drawing of the Building site:

See attachment #1 which is the District of Columbia Government Office of The Surveyor site plan. See architectural drawings of the First and Second Floor of Newcomb; drawing number 041604-SP, which is part of the Board's records in the instant case.

2. Picture of the Trash area: See attachment #2; which is a photograph of the rear of 541 Newcomb Street- trash area. Attachment #2 is also provided in reference to the Board's request # 7 relative to trash removal and the picture of the rear of 541 Newcomb Street .

3. Fence: See attachment #3, which are three photographs of the front of 541 Newcomb Street

4. Proposed landscaping (Front): Attachment # 3 shows the front of 541 Nerwcomb Street. In addition to the existing grass, grass will be planted and properly maintained, free of trash, bottles and other foreign objects. Flowers are not recommended due to the character of the neighborhood.

5. Certificate of Occupancy:

The only Certificate of Occupancy for 541 Newcomb Street has been submitted to the Board and the same is part of the Board's record, Exhibit # 9 Attachment # 4 and 4 -A are Application for Construction Permits of Private Property- 541 Newcomb Street and the Building Permit for 541 Newcomb Street.

BZA
Case No. 17280
Exhibit No. 34

Board of Zoning Adjustment
District of Columbia
CASE NO. 17280
EXHIBIT NO. 34

NEWCOMB CHILD DEVELOPMENT CENTER

6 Approval of 6 weeks to five years (70) children:

The square footage of the entire building, 541 Newcomb Street, S.E., merit's the approval of the request for 70 children. The square footage is approximately One Thousand, Four Hundred and Forty (1440) on the first floor and the same on the second floor. The DHS and D.C License requirements are 45 square feet for each infant and 35 square feet for each toddler two years and older.

The rationale for 70 children is that day care is badly needed in the South East region of the District. See attachment #6 which is the same as the outline contained in the Board's records showing , i.e., the diagram of the first and the second floor.

7. Trash Removal- how many days per week:

The trash is removed from the rear of 541 Newcomb Street, twice a week by J.R. Trash Removal. If there is a trash build up between the two pick-ups, the owner removes the trash and dispose of the same at a legal dumping site. See attachment #2, picture of trash area.

8. Current enrolment: Thirty one :31 Children: **15 Infants/Toddlers: Six children from the ages -Two years olds:** 10 children from the ages- Three to Four years old.

9. Photographs of the rear area(Fence) **See attachment two #(2) photographs of the rear fenced area.**

Respectfully submitted,

Andrea Cannon

DISTRICT OF COLUMBIA GOVERNMENT
OFFICE OF THE SURVEYOR

Washington, D.C., 10-24 2002

Plat for Building Permit of SC-5485 LOT 818

Scale: 1 inch = 20 feet Recorded in Book ATT Page 3658-Z

Receipt No. EE95

Furnished to: A. CANNON

Surveyor, D.C.

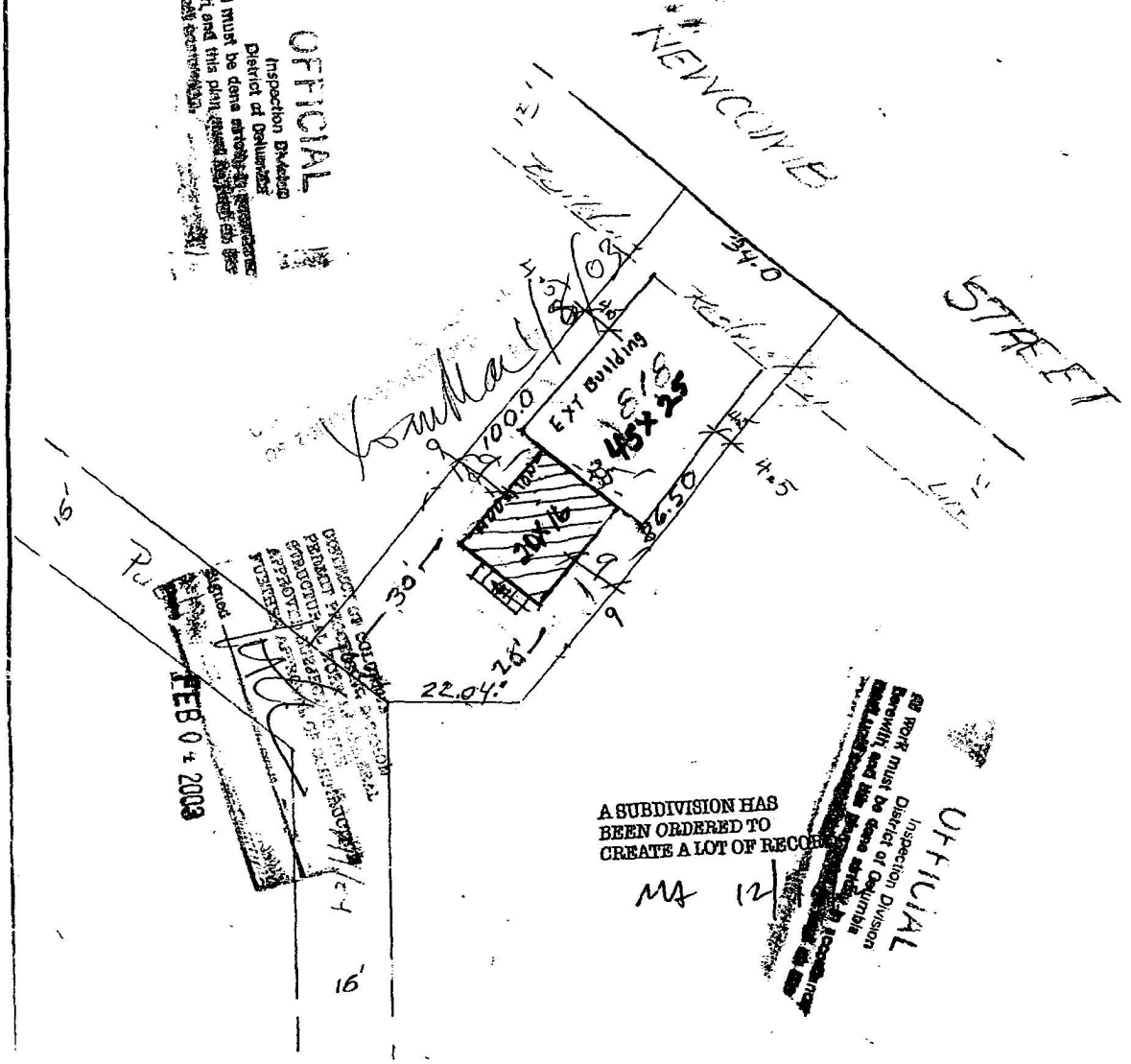
By:

I hereby certify that all existing improvements shown hereon, are completely dimensioned, and are correctly platted; that all proposed buildings or construction, or parts thereof, including covered porches, are correctly dimensioned and platted and agree with plans accompanying the application; that the foundation plans as shown hereon is drawn, and dimensioned accurately to the same scale as the property lines shown on this plat;and that by reason of the proposed improvements to be erected as shown hereon the size of any adjoining lot or premises is not decreased to an area less than is required by the Zoning Regulations for light and ventilation; and it is further certified and agreed that accessible parking area where required by the Zoning Regulations will be reserved in accordance with the Zoning Regulations, and that this area has been correctly drawn and dimensioned hereon. It is further agreed that the elevation of the accessible parking area with respect to the Highway Department approved curb and alley grade will not result in a rate of grade along centerline of driveway at any point on private property in excess of 20% for single-family dwellings or flats, or in excess of 12% at any point for other buildings. (The policy of the Highway Department permits a maximum driveway grade of 12% across the public parking and the private restricted property.)

Date: 12/19/02

(Signature of owner or his authorized agent)

NOTE: Data shown for Assessment and Taxation Lots or Parcels are in accordance with the records of the Department of Finance and Revenue, Assessment Administration, and do not necessarily agree with deed description.



ATT #1








9
8
5
3350
5855
MILK

PRE-FILE NUMBERS		ZONING DISTRICT	FILE NUMBER	PERMIT NUMBER:	
S. No.:	O.G. No.:	R-5-A			By:
No.:	S.L. No.:	Ward No.:	Receipt No.:	Date:	Receipt No.:

Att # 4

★ ★ ★ GOVERNMENT OF THE DISTRICT OF COLUMBIA

DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
BUILDING AND LAND REGULATION ADMINISTRATION; PERMIT PROCESSING DIVISION (727-7050)

BLRA-33 (Rev. 10/91)

APPLICATION FOR CONSTRUCTION PERMITS ON PRIVATE PROPERTY

(PRINT IN INK OR TYPE; DO NOT WRITE IN SHADED AREAS OR ON PAGE 4)

ERASING, CROSSING OUT, WHITING OUT, OR OTHERWISE ALTERING ANY ENTERED INFORMATION WILL VOID THIS APPLICATION

ANCE TO FILE
Date

(A) ALL APPLICANTS MUST COMPLETE ITEMS 1 THRU 27

dress of Proposed Work:	Suite No.:	2. Lot: 818	3. Square: 5485	4. Application Date:
541 Newcomb St SE	2	5465	5485	12/13/11

ner of Building or Property:	6. Address: (include Zip)	7. Phone:
Andrea Cannon	12502 Hixall Ct Ft Wash MD	Work: 703 242 0554 Home: 301 292 7554
ent for Owner: (if applicable)	9. Address: (include Zip)	10. Phone: Work: Home:
—	—	—

ype of Proposed Work (check all applicable boxes):

- ☐ New Building
- ☐ Addition
- ☐ Alteration and Repair
- ☐ Raze Building
- ☐ Retaining Wall
- ☐ Fence
- ☐ Shed
- ☐ Awning
- ☐ Garage
- ☐ Sign
- ☐ Other (Specify) _____

escription of Proposed Work:

Addition to Ext Bldg — (No Load change)
2 (1st Fl.) eCDC - 15 (infant — 2yrs.) — #189039 - 12/25/12
2 (1st Fl.) eCDC - 29 kids (2 - 6 yrs. old) — #189038 - 10/25/12

xisting Use(s) of Building or Property:	14. Ex. No. of Stories of Bldg.:	15. Ex. No. of Dwelling Units:	Official Use Only Miscellaneous FEE $
Day Care Center	2	0	By: Date:
roposed Use(s) of Building or Property:	17. Prop. No. of Stories of Bldg.:	18. Prop. No. of Dwelling Units:	
Day Care	2	0	

tarting Date f Work:	20. Completion Date of Work:	21. Method of Removing Construction Debris:	22. Does the proposed work involve disturbing the earth or razing a building?
ASAP	?	☑ Pick-up Truck ☐ Dumpster ☐ Other (specify):	☐ Yes, answer q. 23 ☑ No, SKIP q. 23-27

the area of disturbed arth more than 50 sq. ft.?	24. Soil Erosion Control Methods:	25. Area of Offsite Drainage:	26. No. of Footings or Columns:	27. Size of Footings of Columns:
☐ Yes, answer q. 24-25 ☑ No, SKIP q. 24-25	—	sq. ft.		sq. ft.

ALWAYS SIGN THE APPLICATION ON PAGE 3 (SECTION I).

ete Section B if the proposed work is **new building, addition or alteration.** (Page 2)
ete Section C if the proposed work is **razing a building.** (Page 2)
ete Section D if the proposed work is a **retaining wall.** (Page 2)
ete Section E if the proposed work is a **fence.** (Page 3)
ete Section F if the proposed work is a **shed/garage.** (Page 3)
ete Section G if the proposed work is an **awning.** (Page 3)
ete Section H if the proposed work is a **sign.** (Page 3)

OFFICIAL USE ONLY

	R	P	H	A	
M					
P					
E					W: ☐ Yes ☐ No
F					PLANS:
S					☐ No ☐ Sm ☐ Lg

1-375

OF THE DISTRICT OF COLUMBIA
Form BLRA-15
(Rev. 9/30/91)

BUILDING AND LAND REGULATION ADMINISTRATION

BUILDING PERMIT

PERMIT NO. B448689

PERMIT

Date 2/5/03 (Type) ADDITION

Address of work 541 NEWCOMB ST. S.E. #2

Lot 818 Square 5485

Permission is hereby granted to

ANDREA CANNON (Owner)

who is authorized to perform the work described herein at the address shown above in strict accordance with the conditions stated on BOTH sides of this permit.

NO. DATE

TOTAL PERMIT FEE $

FILING FEE $

FEE PAYABLE $194.00

Authorized work and conditions of performance thereof:

FOR INSPECTIONS CALL: 727-7882 442-4641

ADDITION TO EXIST. BLDG. NO LOAD CHANGE AS PER PLAT AND PLANS.
CLEARED FOR EIS. 15 INFANT-2-YRS OR 1ST. AND 29 KIDS 2-6 YRS 2ND FLOOR.
SEPARATE ELECTRICAL, PLUMBING AND MECHANICAL INSTALLTION PERMITS ARE REQUIRED.

Builder—

Value $ No. of Bldgs.

Width of Bldgs. Length Height No. of Stories 2

Zone R-5-A To be occupied as DAY CARE CTR.

Height of terrace above grade Projections:

Address of owner 12502 HAZALL CT. FT. WASH. MD.

Deposit No. Amount $

DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS

Chief, Permit Issuance Branch

Permit Clerk

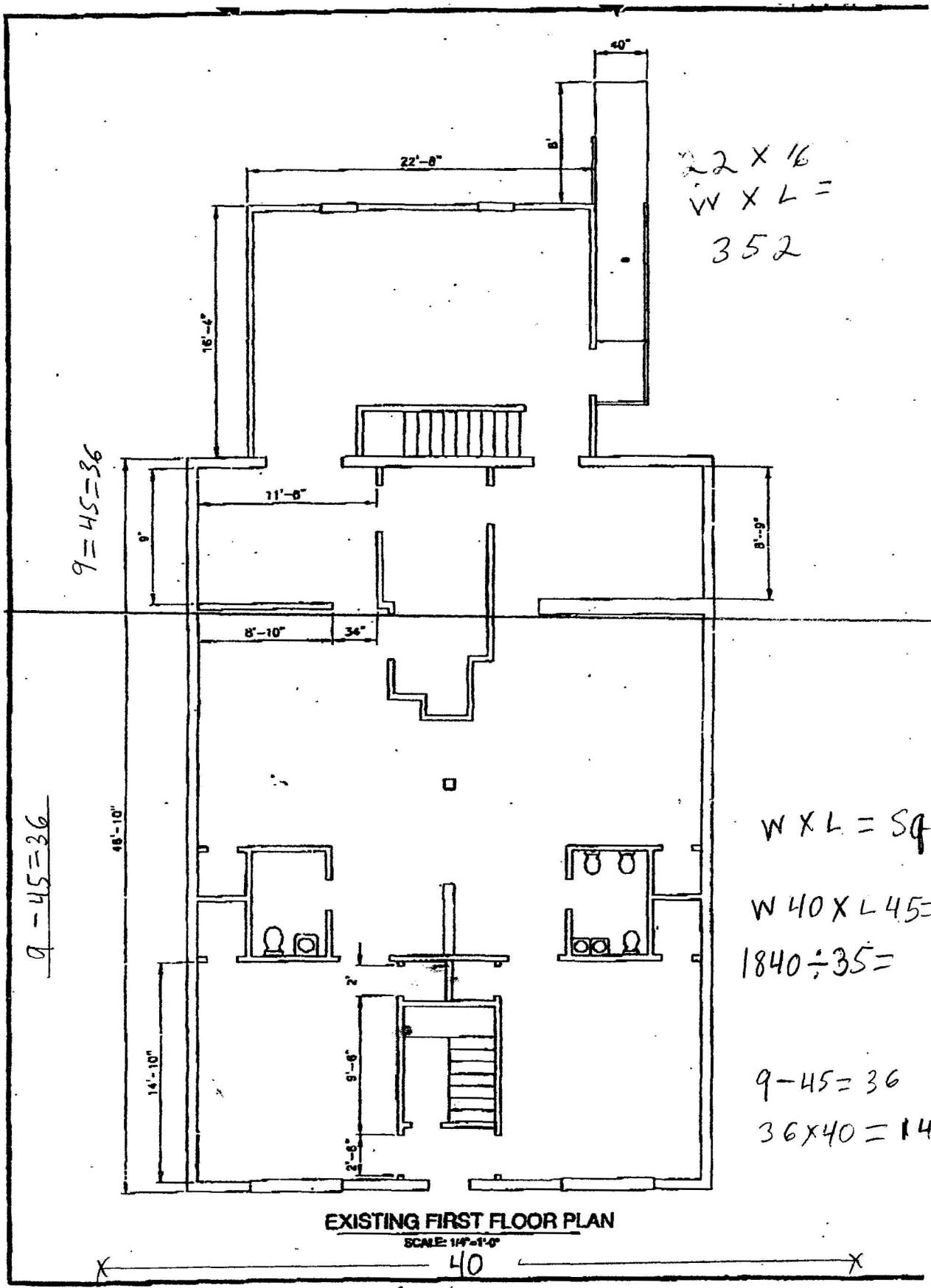
D. CLARK 32301

DIRECTOR

GOVERNMENT OF THE DISTRICT OF COLUMBIA
CASHIER OFFICE
CLK# 11
AMOUNT $ 194.00
BLD'G, STRUCTURE & EQUI

LT#A

A# # 4.A



EXISTING FIRST FLOOR PLAN
SCALE: 1/4"=1'-0"

22 X 16
W X L =
352

9 = 45 = 36

9 - 45 = 36

W X L = Sq F

W 40 X L 45 = 184

1840 ÷ 35 =

9 - 45 = 36

36 X 40 = 1440

1440 ÷ 35 = 41 kids (In Fact)

1440 ÷ 45 = 32 kids

Toddlers 72

72 + 21 = 92