



2 FRONT ELEVATION

BZA
01

1 REAR ELEVATION

BZA
01

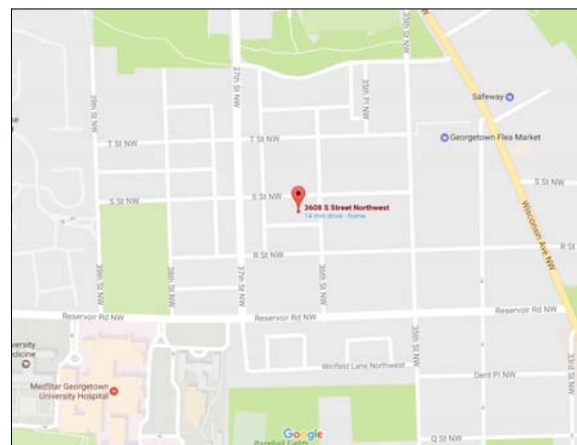
ZONING INFO

| | | |
|-------------------|----------------------------------------|-------------------------------|
| Address | 3608 S. Street NW Washington, DC 20007 | |
| SSL | 1305 0047 | |
| Zoning | R-20 | |
| Year Built | 1924 | |
| Historic District | N/A | |
| Lot Area | 2,250 sf | |
| Lot Width | 18.00 ft | |
| | Existing | Proposed |
| Number of Stories | 2 | 3 |
| Building Height | 20' | 35' max. |
| Rear Yard | 64' | 41.6' |
| FAR | n/a | n/a |
| Lot Occupancy | 519 sf [23%] | 1310 sf [58%] |
| Gross Building | 1,038 sf | 2,850 sf |
| Pervious Surface | n/a | 25% |
| Land Use | Residential-Row-Single-Family | Residential-Row-Single-Family |
| Parking | 2 space | 2 space |

DRAWING LIST

| Sheet | Sheet Name |
|--------|-------------------------------|
| BZA 01 | COVER |
| BZA 02 | PHOTOS |
| BZA 03 | EXISTING SITE |
| BZA 04 | PROPOSED SITE PLAN |
| BZA 05 | EXISTING PLANS |
| BZA 06 | PROPOSED CELLAR |
| BZA 07 | PROPOSED 1ST FLOOR |
| BZA 08 | PROPOSED 2ND FLOOR |
| BZA 09 | PROPOSED 3RD FLOOR |
| BZA 10 | PROPOSED ROOF DECK |
| BZA 11 | BUILDING SECTION |
| BZA 12 | FRONT ELEVATION |
| BZA 13 | REAR ELEVATION |
| BZA 14 | REAR AXON |
| BZA 15 | SOLAR STUDY - SUMMER SOLSTICE |
| BZA 16 | SOLAR STUDY - WINTER SOLSTICE |
| BZA 17 | SOLAR STUDY - MATTER OF RIGHT |

LOCATION MAP



08/23/17
3608 S. Street NW
Mitch Halem

BZA 01
COVER



FRONT



REAR



OVERHEAD



BLOCK CONTEXT



FRONT CONTEXT



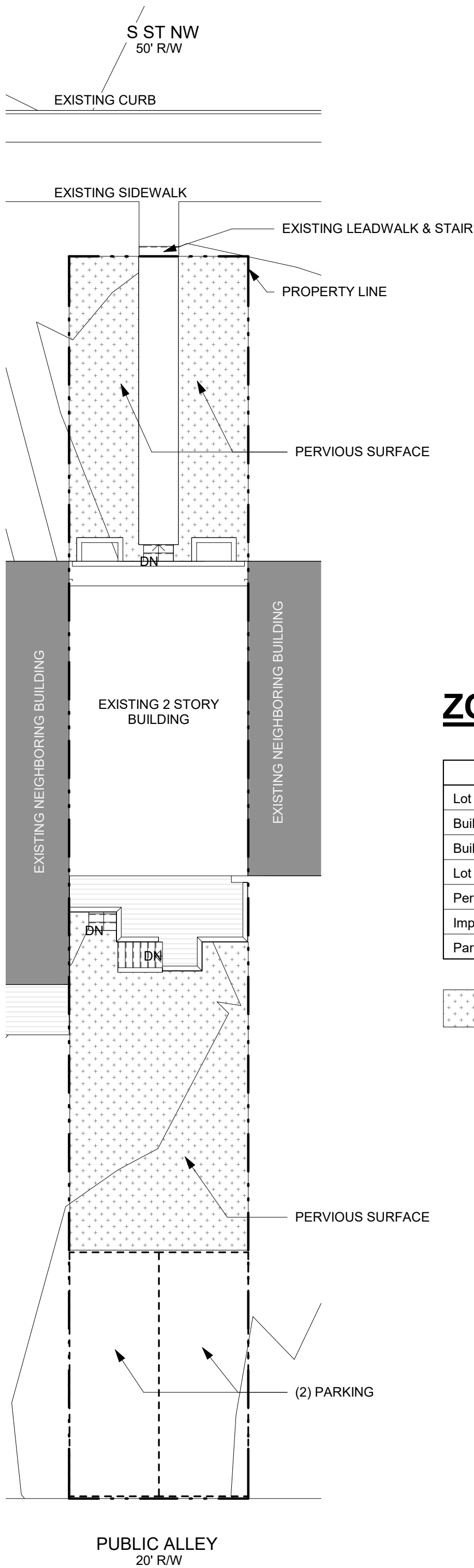
BLOCK CONTEXT



REAR CONTEXT



BLOCK CONTEXT

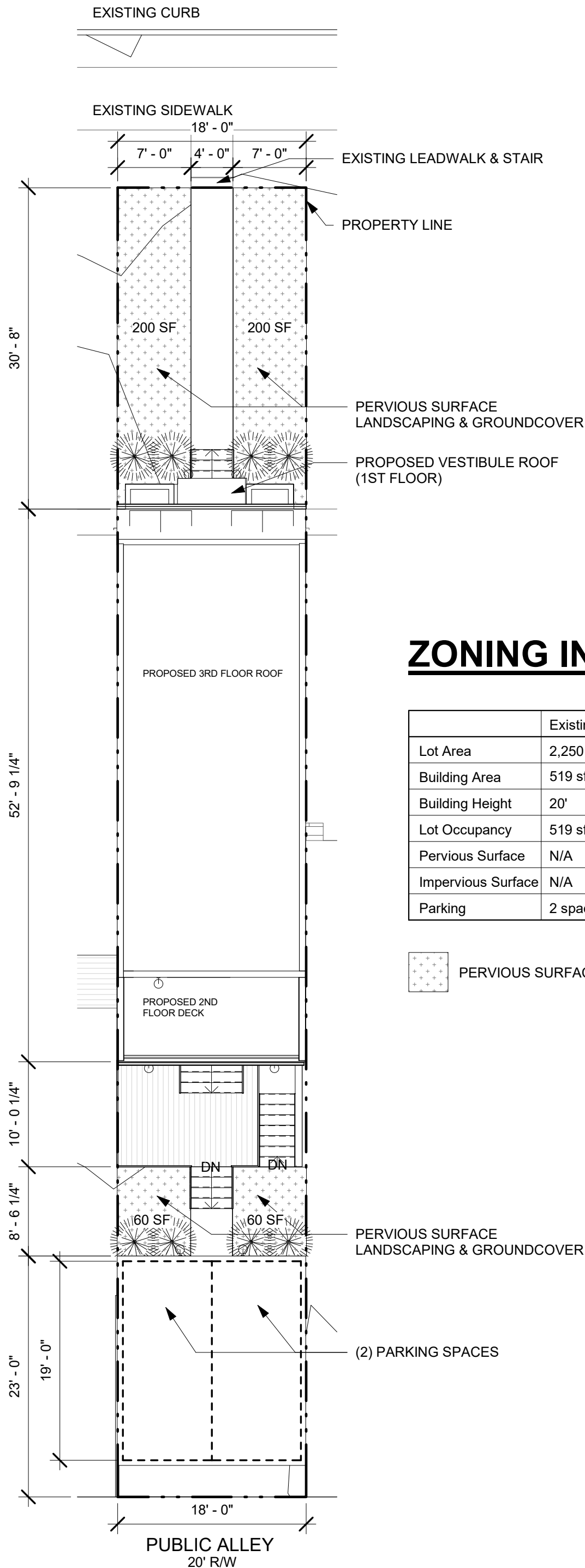


ZONING INFO

| | Existing | Proposed |
|--------------------|--------------|---------------|
| Lot Area | 2,250 sf | 2,250 sf |
| Building Area | 519 sf | 1310 sf |
| Building Height | 20' | 35' |
| Lot Occupancy | 519 sf [23%] | 1310 sf [58%] |
| Pervious Surface | N/A | 560 sf [25%] |
| Impervious Surface | N/A | 1690 sf [75%] |
| Parking | 2 space | 2 space |

 PERVIOUS SURFACE

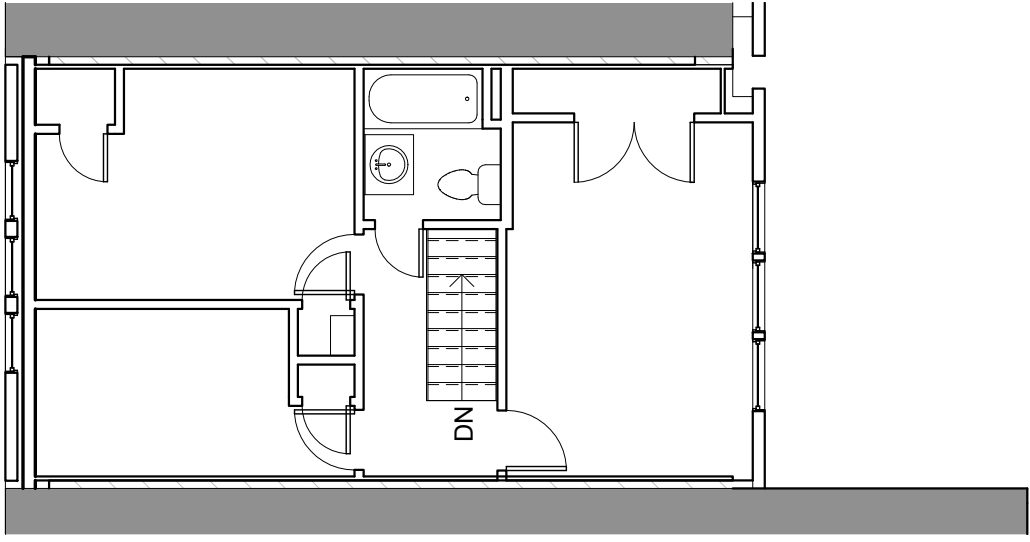
S ST NW
50' R/W



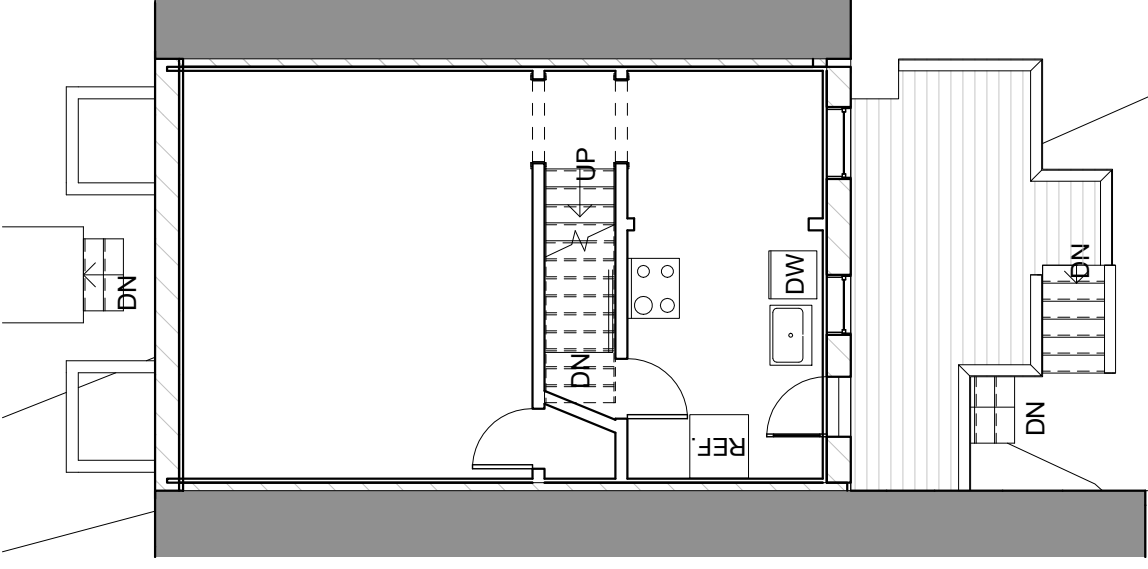
ZONING INFO

| | Existing | Proposed |
|--------------------|--------------|---------------|
| Lot Area | 2,250 sf | 2,250 sf |
| Building Area | 519 sf | 1310 sf |
| Building Height | 20' | 35' |
| Lot Occupancy | 519 sf [23%] | 1310 sf [58%] |
| Pervious Surface | N/A | 520 sf [23%] |
| Impervious Surface | N/A | 1690 sf [77%] |
| Parking | 2 space | 2 space |

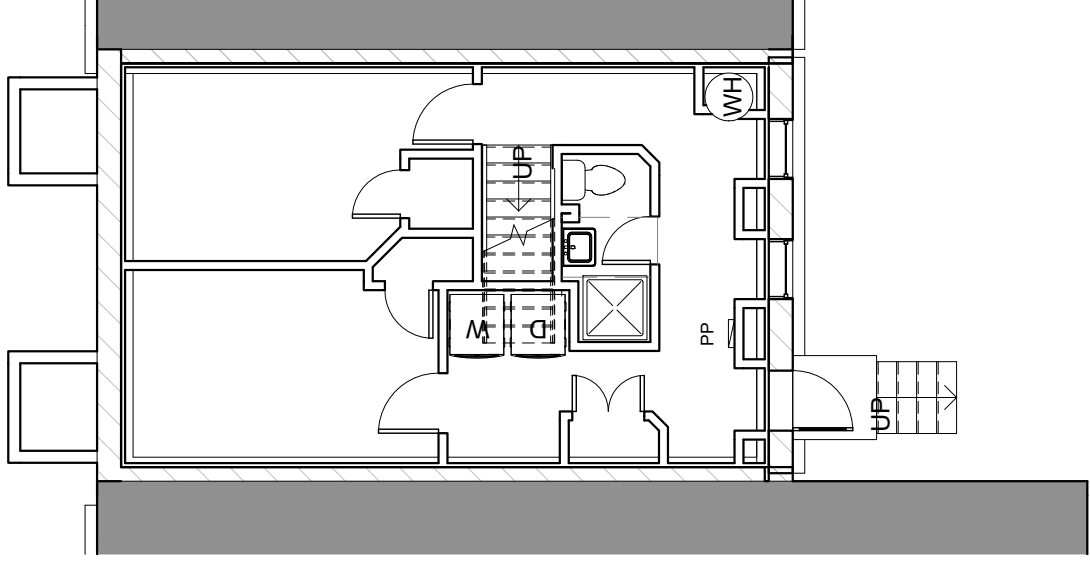
 PERVIOUS SURFACE



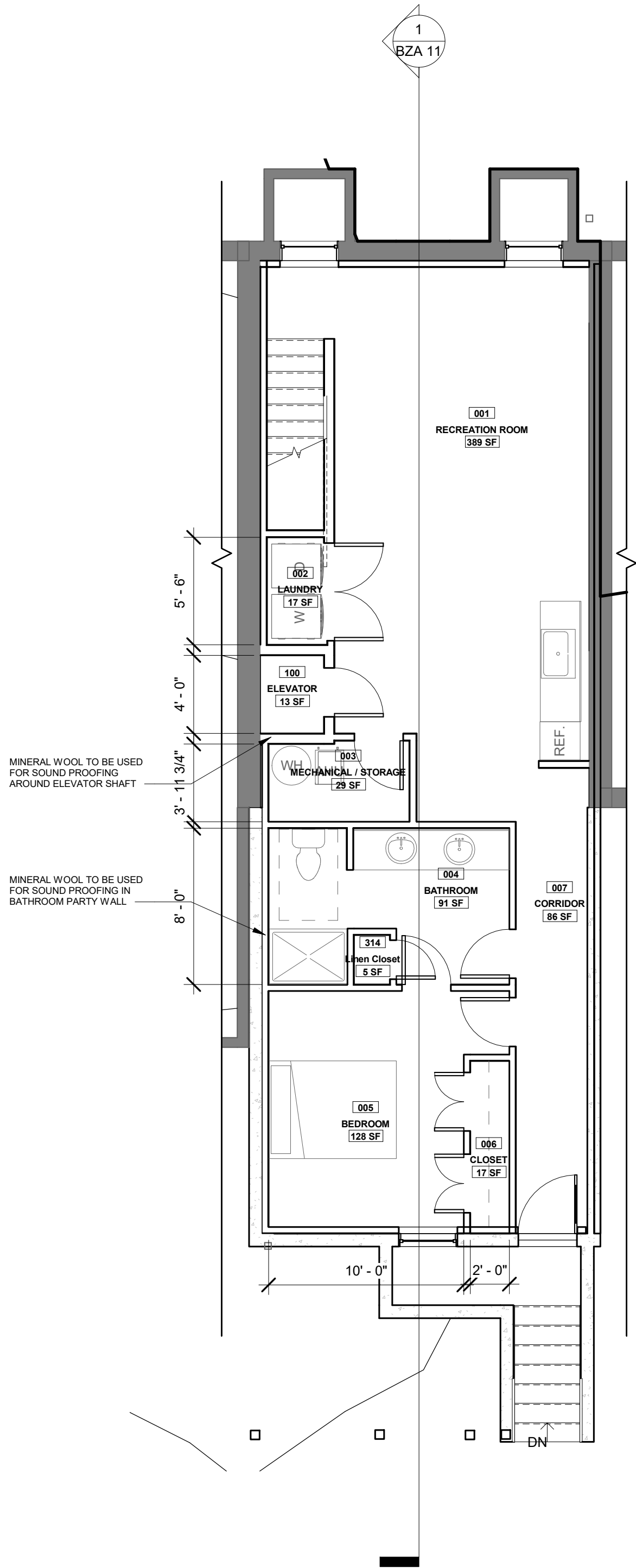
2 EXISTING PLAN - 2ND FLOOR
 BZA 05 1/8" = 1'-0"

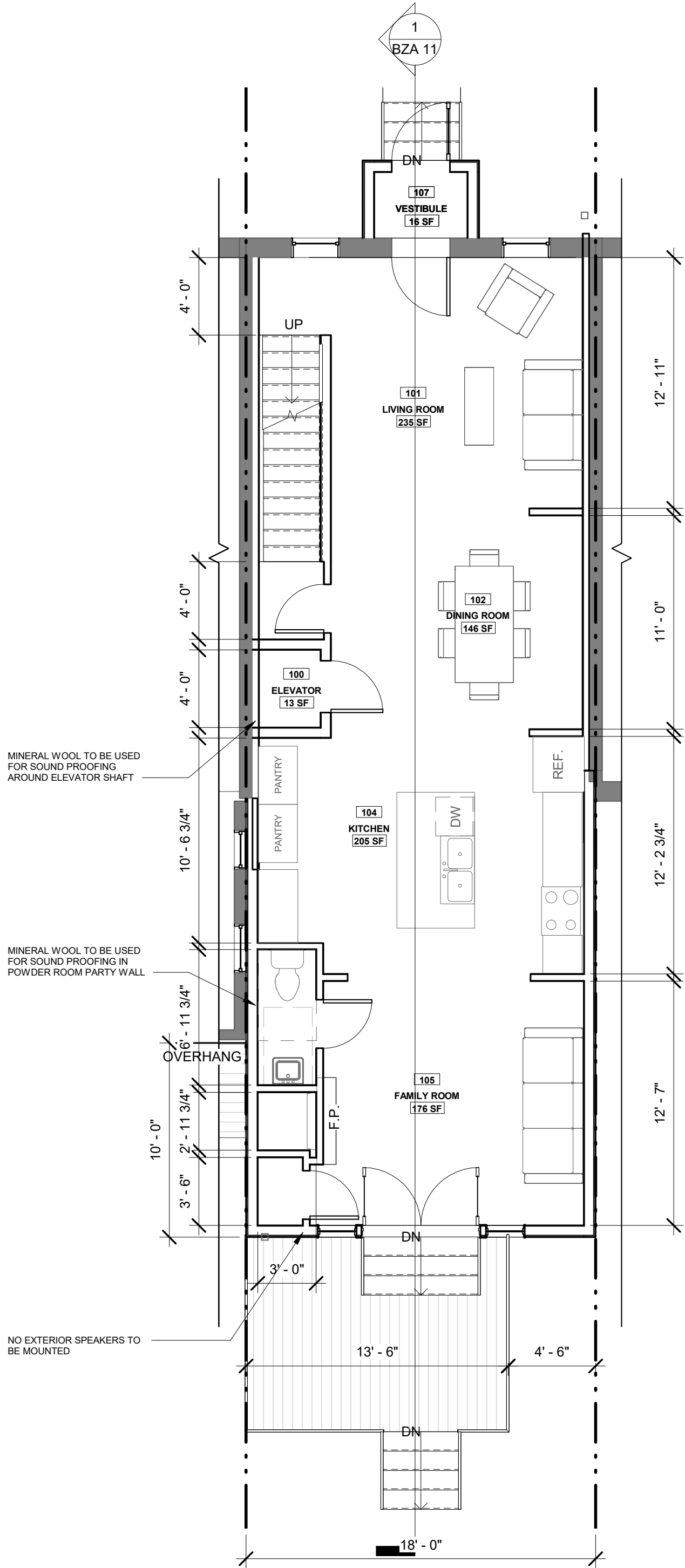


1 EXISTING PLAN - FIRST FLOOR
 BZA 05 1/8" = 1'-0"



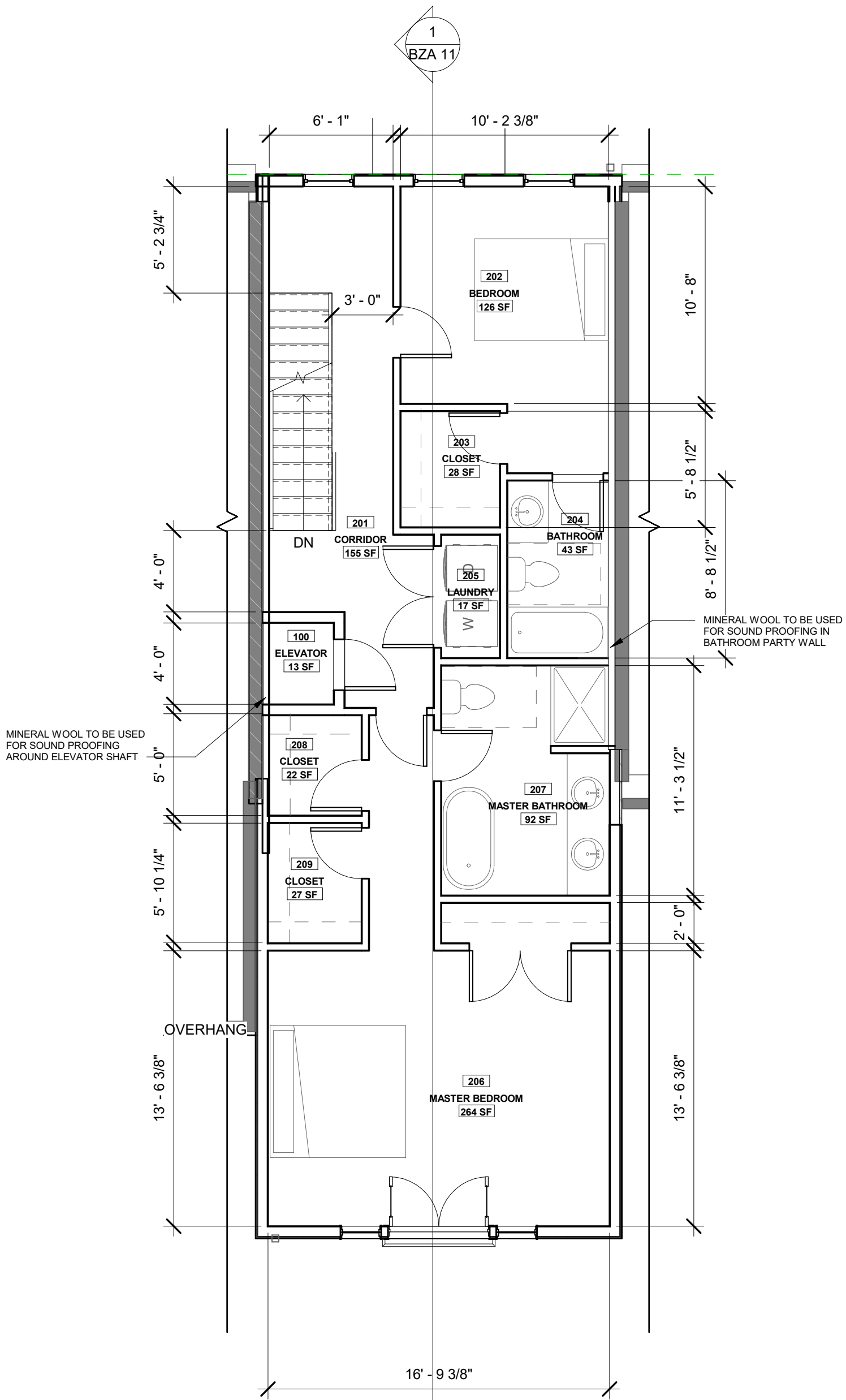
3 EXISTING PLAN - CELLAR
 BZA 05 1/8" = 1'-0"





1 1ST FLOOR PLAN

A202 BZA 07 3/16" = 1'-0"



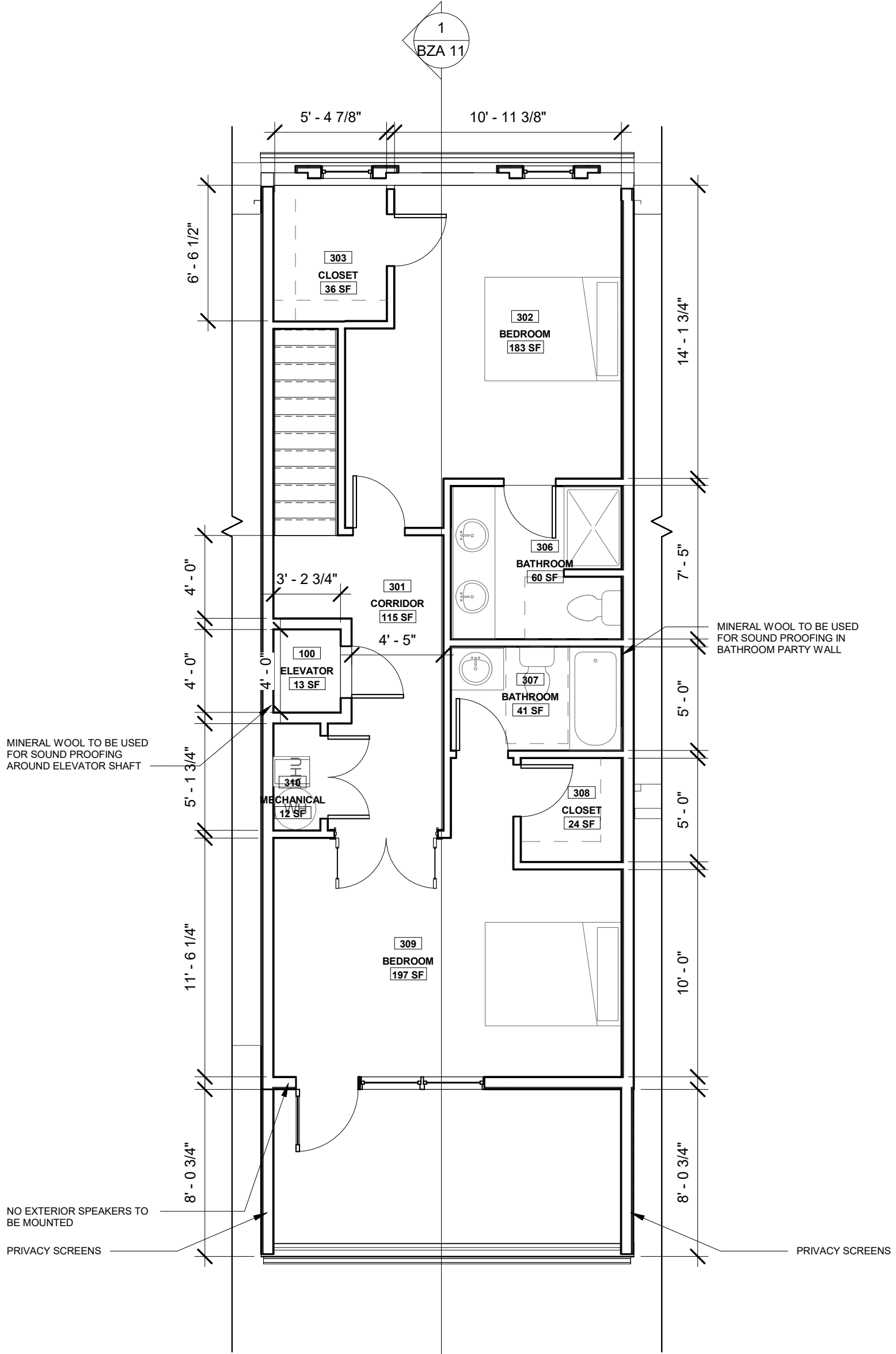
**R. MICHAEL CROSS
DESIGN GROUP**

08/23/17
3608 S. Street NW
Mitch Halem

BZA 08
PROPOSED 2ND FLOOR

1 2ND FLOOR PLAN

A202 | BZA 08 | 3/16" = 1'-0"



1 **THIRD FLOOR PLAN**
 A202 BZA 09 3/16" = 1'-0"

R. MICHAEL CROSS
DESIGN GROUP

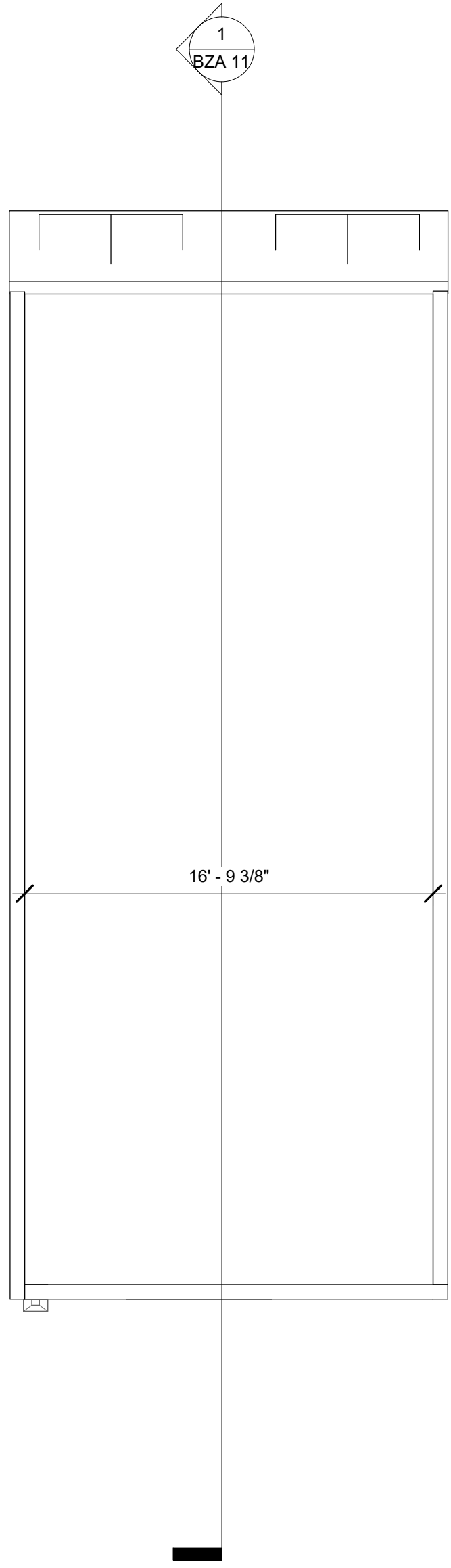
08/23/17
 3608 S. Street NW
 Mitch Halem

BZA 09
 PROPOSED 3RD FLOOR

1
A202 | BZA
10

T.O. ROOF - FLOOR PLAN

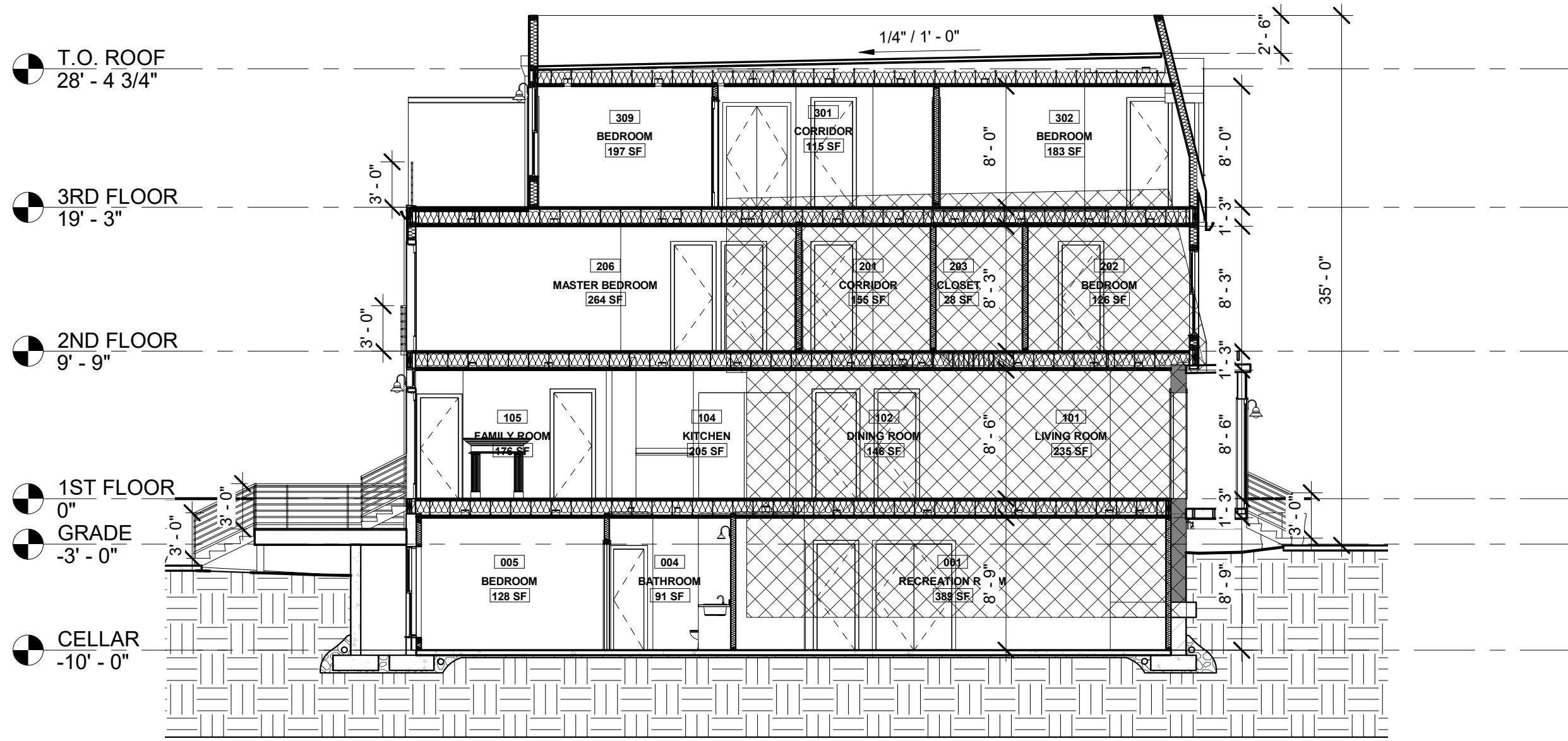
3/16" = 1'-0"



BZA 10
PROPOSED ROOF DECK

08/23/17
3608 S. Street NW
Mitch Halem

R. MICHAEL CROSS
DESIGN GROUP



1 Section 1

A102 BZA 11 1/8" = 1'-0"

 PROFILE OF EXISTING NEIGHBORING PROPERTY

BZA 11
BUILDING SECTION

08/23/17
3608 S. Street NW
Mitch Halem

 R. MICHAEL CROSS
DESIGN GROUP



1 FRONT
 BZA 12 1/4" = 1'-0"

**R. MICHAEL CROSS
 DESIGN GROUP**

BZA 12
 FRONT ELEVATION

08/23/17
 3608 S. Street NW
 Mitch Halem



1 REAR
BZA 13 1/4" = 1'-0"

**R. MICHAEL CROSS
DESIGN GROUP**

BZA 13
REAR ELEVATION

08/23/17
3608 S. Street NW
Mitch Halem



1 REAR AXON - 01

BZA
14



2 REAR AXON - 02

BZA
14

R. MICHAEL CROSS
DESIGN GROUP

08/23/17
3608 S. Street NW
Mitch Halem

BZA 14
REAR AXON



EXISTING - SUMMER SOLSTICE - 9:30 am



PROPOSED - SUMMER SOLSTICE - 9:30 am



EXISTING - SUMMER SOLSTICE - 11:00 am



PROPOSED - SUMMER SOLSTICE - 11:00 am



EXISTING - SUMMER SOLSTICE - 12:30 pm



PROPOSED - SUMMER SOLSTICE - 12:30 pm



EXISTING - SUMMER SOLSTICE - 2:00 pm



PROPOSED - SUMMER SOLSTICE - 2:00 pm



EXISTING - SUMMER SOLSTICE - 3:30 pm



PROPOSED - SUMMER SOLSTICE - 3:30 pm

R. MICHAEL CROSS
DESIGN GROUP

09/11/17
3608 S. Street NW
Mitch Halem

BZA 15
SOLAR STUDY - SUMMER
SOLSTICE



EXISTING - WINTER SOLSTICE - 9:30 am



PROPOSED - WINTER SOLSTICE - 9:30 am



EXISTING - WINTER SOLSTICE - 11:00 am



PROPOSED - WINTER SOLSTICE - 11:00 am



EXISTING - WINTER SOLSTICE - 12:30 pm



PROPOSED - WINTER SOLSTICE - 12:30 pm



EXISTING - WINTER SOLSTICE - 2:00 pm



PROPOSED - WINTER SOLSTICE - 2:00 pm



EXISTING - WINTER SOLSTICE - 3:30 pm



PROPOSED - WINTER SOLSTICE - 3:30 pm

R. MICHAEL CROSS
DESIGN GROUP

11/03/17
3608 S. Street NW
Mitch Halem

BZA 16
SOLAR STUDY - WINTER SOLSTICE

**R. MICHAEL CROSS
DESIGN GROUP**



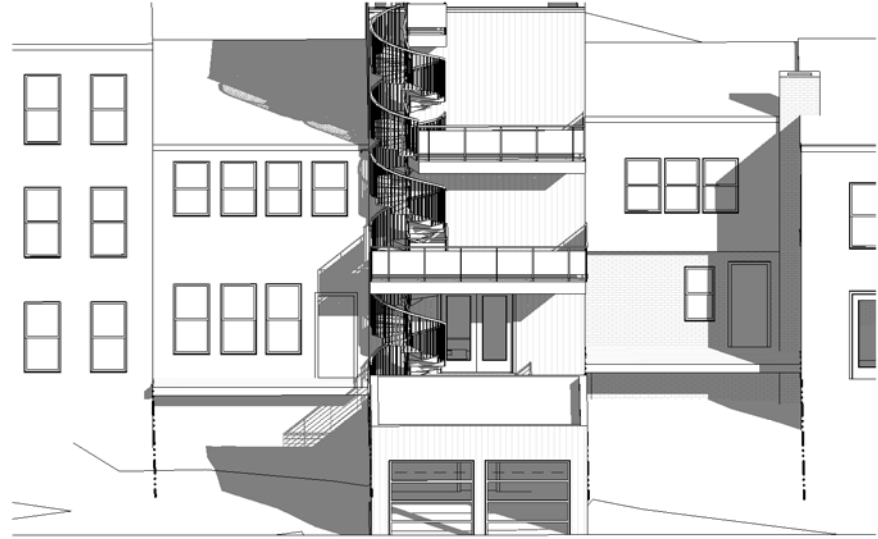
MATTER OF RIGHT - SUMMER SOLSTICE - 9:30 am



MATTER OF RIGHT - WINTER SOLSTICE - 9:30 am



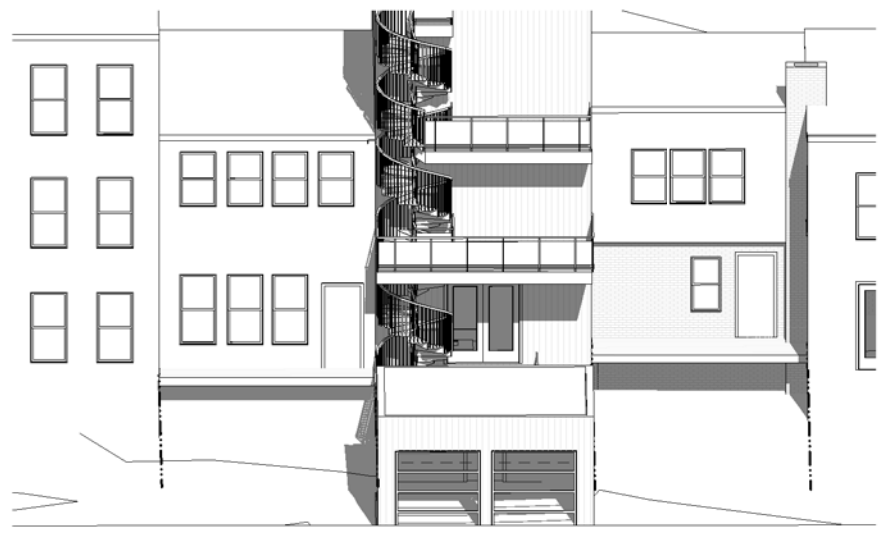
MATTER OF RIGHT - SUMMER SOLSTICE - 11:00 am



MATTER OF RIGHT - WINTER SOLSTICE - 11:00 am



MATTER OF RIGHT - SUMMER SOLSTICE - 12:30 pm



MATTER OF RIGHT - WINTER SOLSTICE - 12:30 pm



MATTER OF RIGHT - SUMMER SOLSTICE - 2:00 pm



MATTER OF RIGHT - WINTER SOLSTICE - 2:00 pm



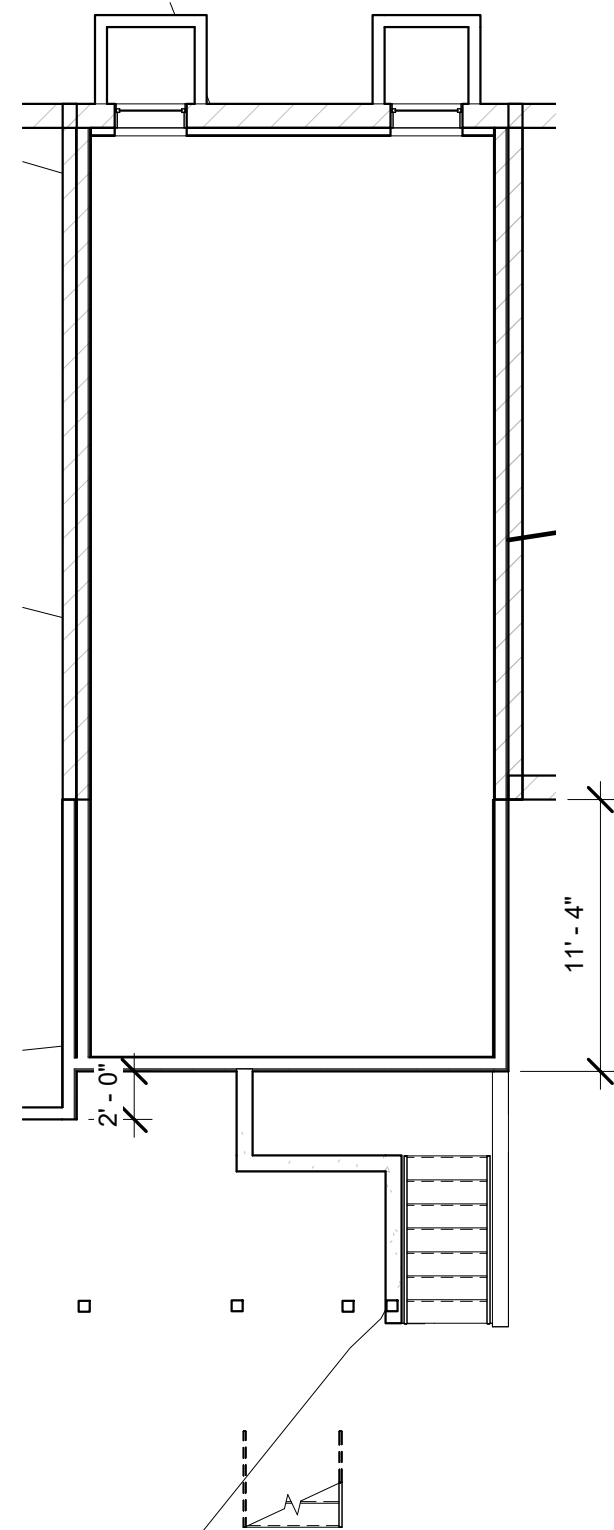
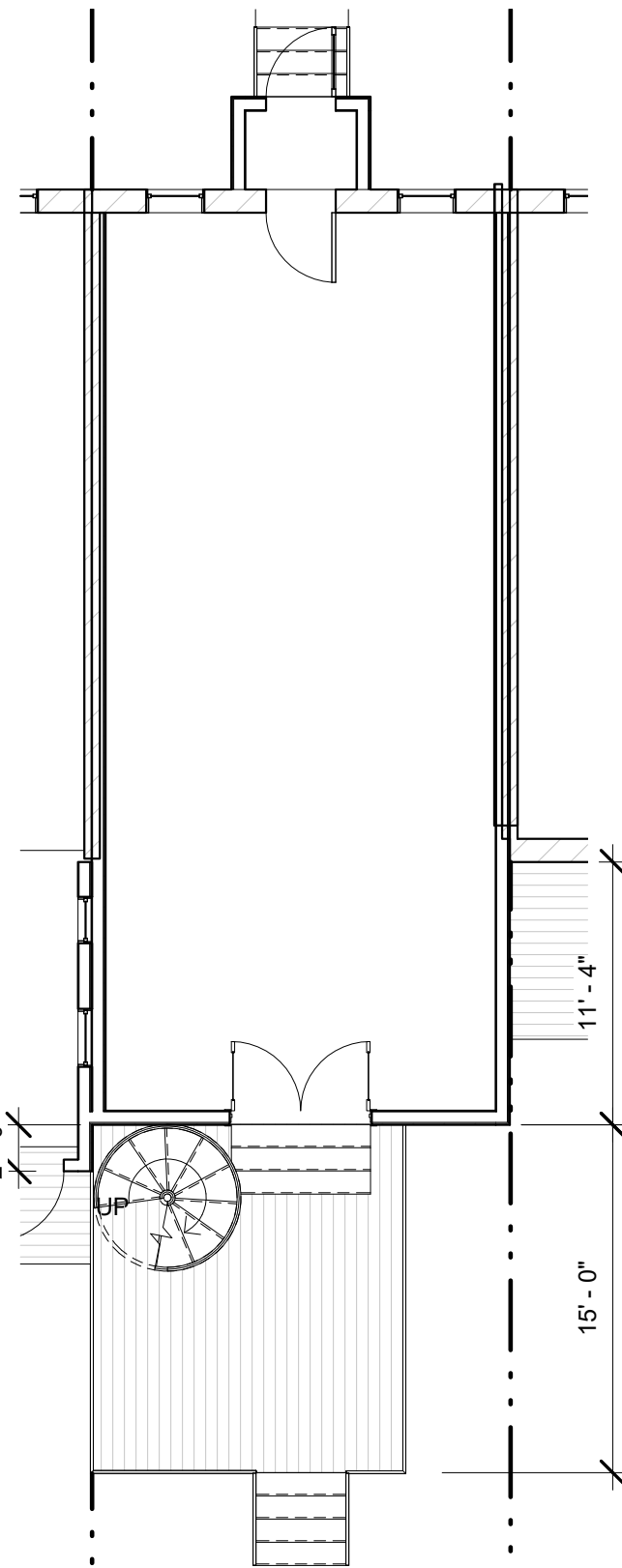
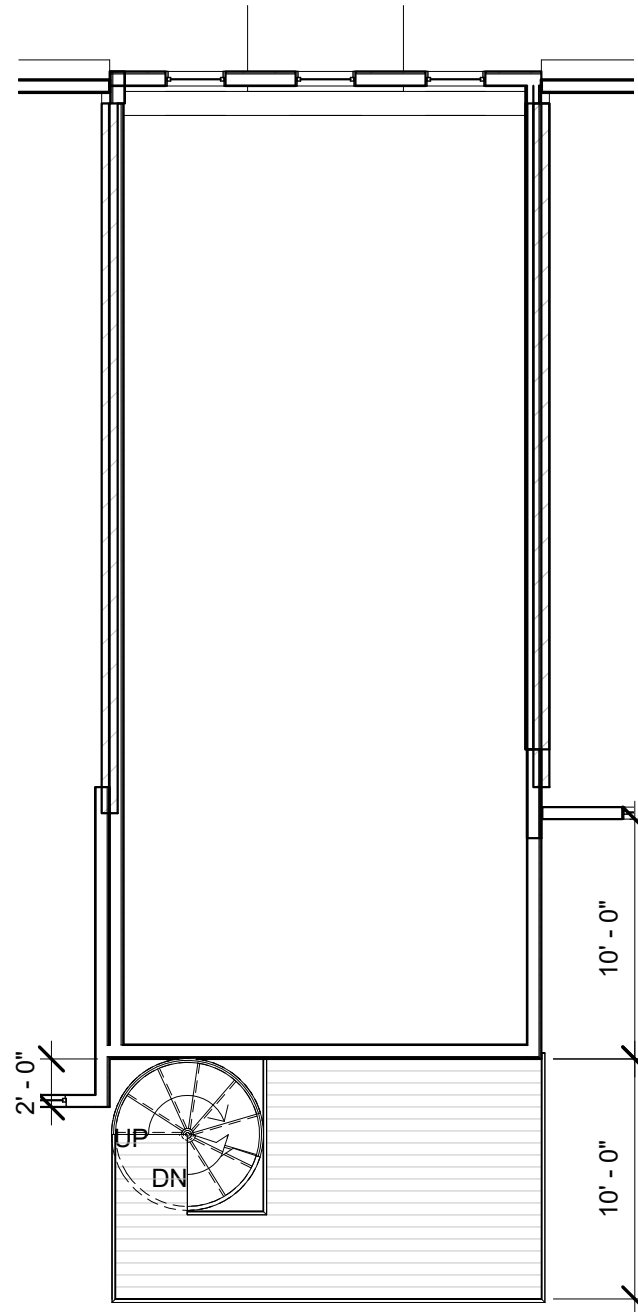
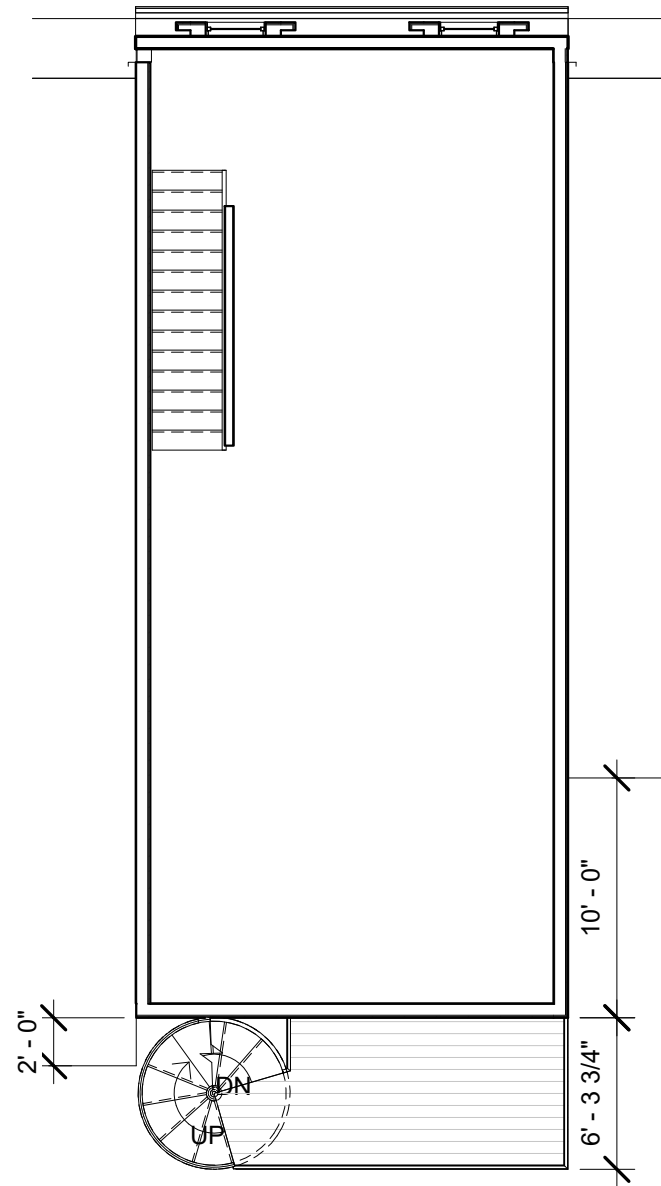
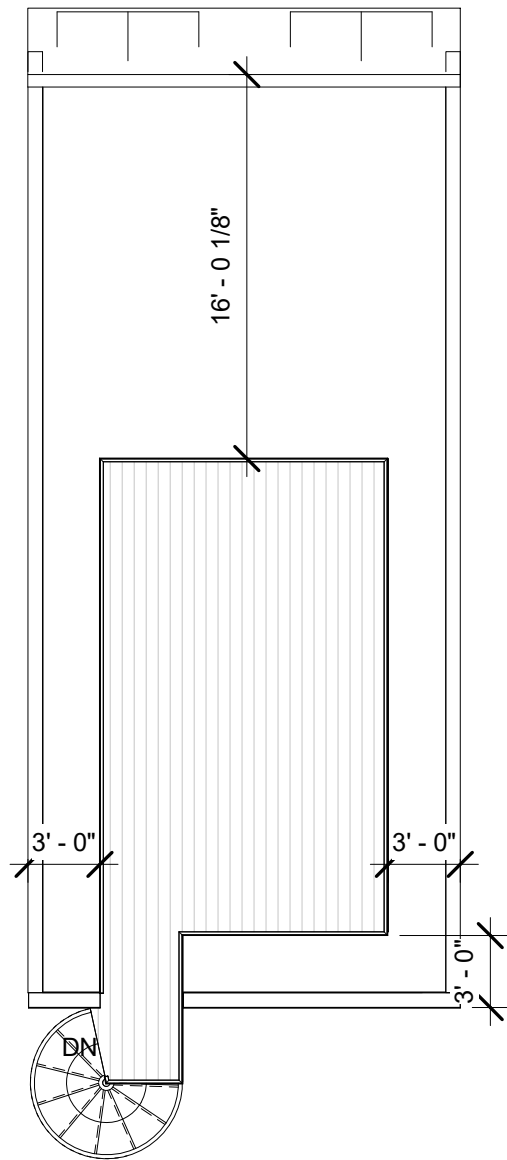
MATTER OF RIGHT - SUMMER SOLSTICE - 3:30 pm



MATTER OF RIGHT - WINTER SOLSTICE - 3:30 pm

12/21/17
3608 S. Street NW
Mitch Halem

BZA 17
SOLAR STUDY - MATTER OF RIGHT



5 T.O. ROOF

4 THIRD FLOOR PLAN

3 2ND FLOOR PLAN

2 1ST FLOOR PLAN

1 CELLAR FLOOR PLAN

A202 | BZA 18 | 1/8" = 1'-0"

A202 | BZA 18 | 1/8" = 1'-0"

A202 | BZA 18 | 1/8" = 1'-0"

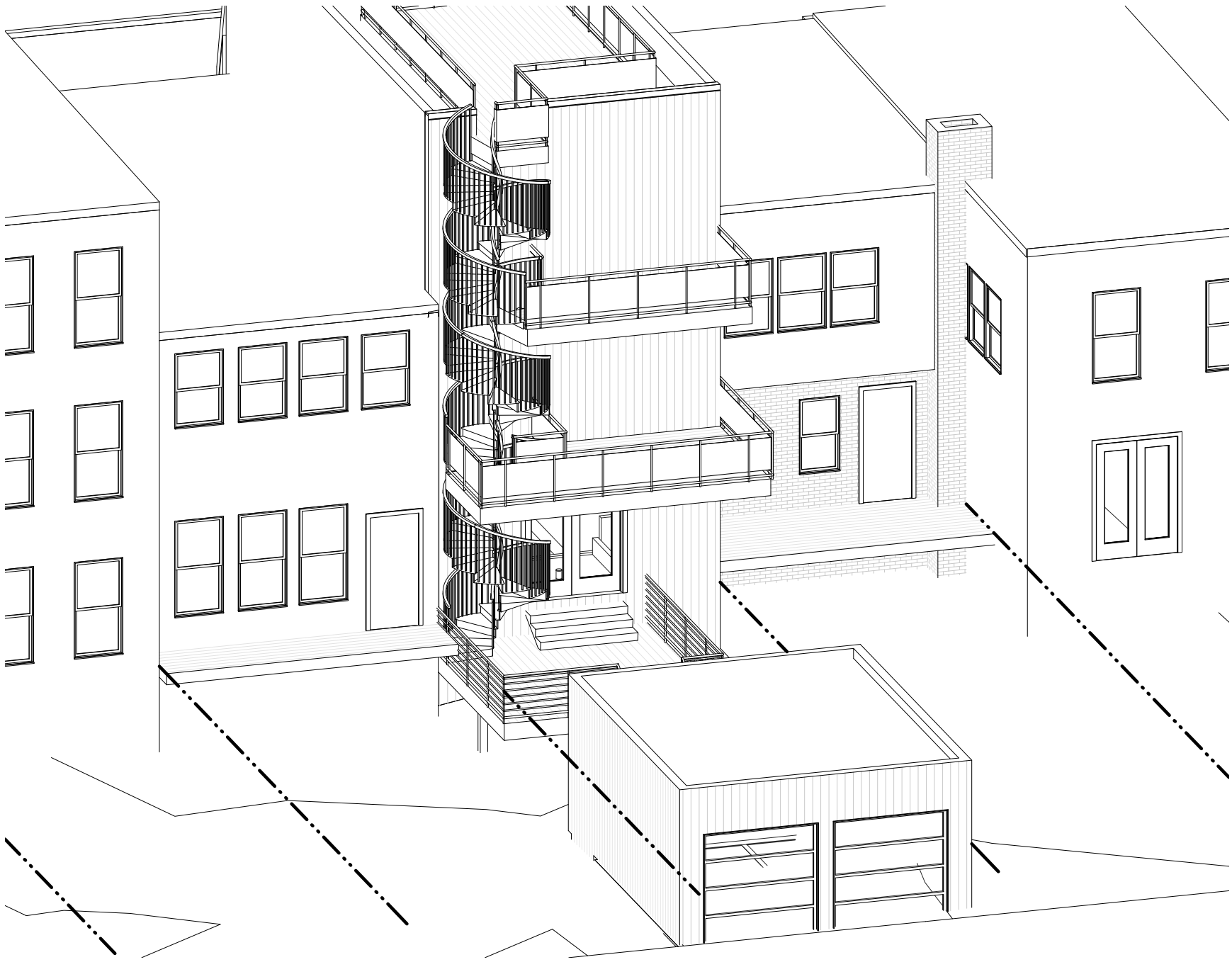
A202 | BZA 18 | 1/8" = 1'-0"

A301 | BZA 18 | 1/8" = 1'-0"

BZA 18
MATTER-OF-RIGHT PLANS

01/24/18
3608 S. Street NW
Mitch Halem

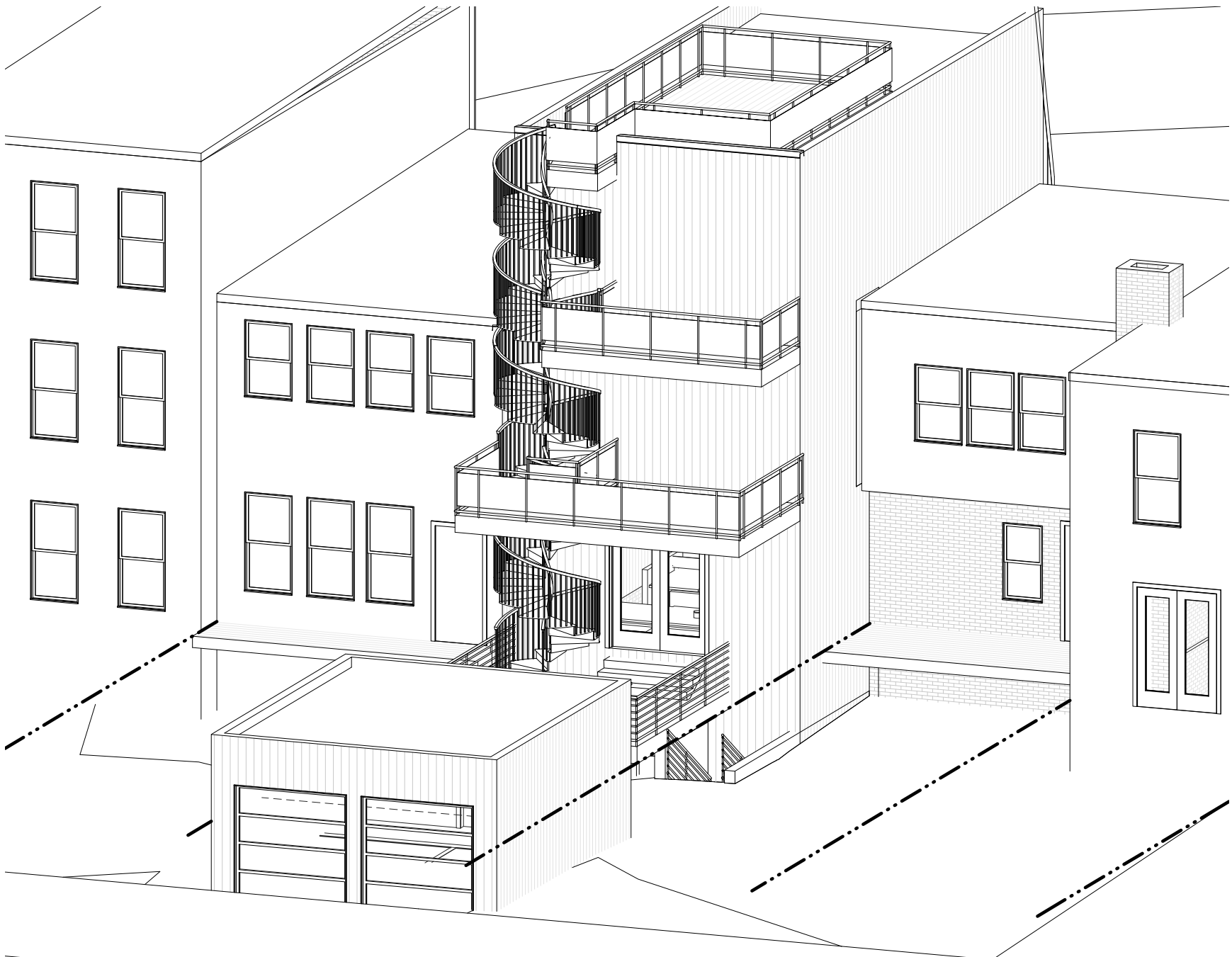
**R. MICHAEL CROSS
DESIGN GROUP**



R. MICHAEL CROSS
DESIGN GROUP

1 REAR AXON - 01 MATTER OF RIGHT

BZA
19



2 REAR AXON - 02 MATTER OF RIGHT

BZA
19

BZA 19
 MATTER OF RIGHT AXONS

01/24/18
 3608 S. Street NW
 Mitch Halem