

PROJECT NAME :

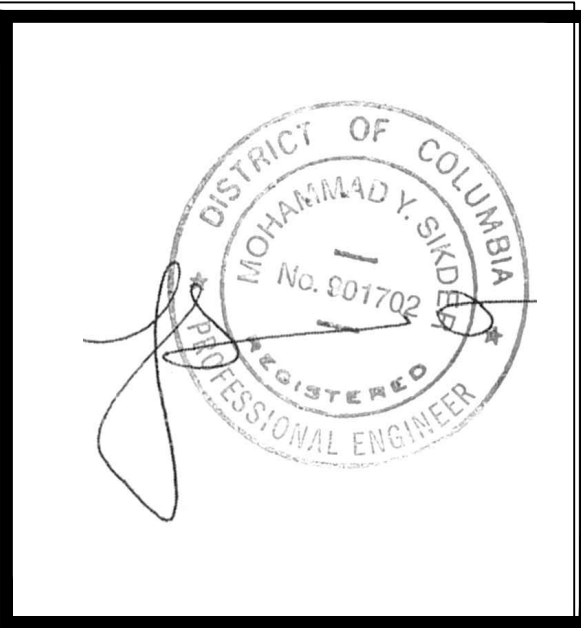
3902 1ST ST, SE  
WASHINGTON DC , 20032

BZA SUBMISSION



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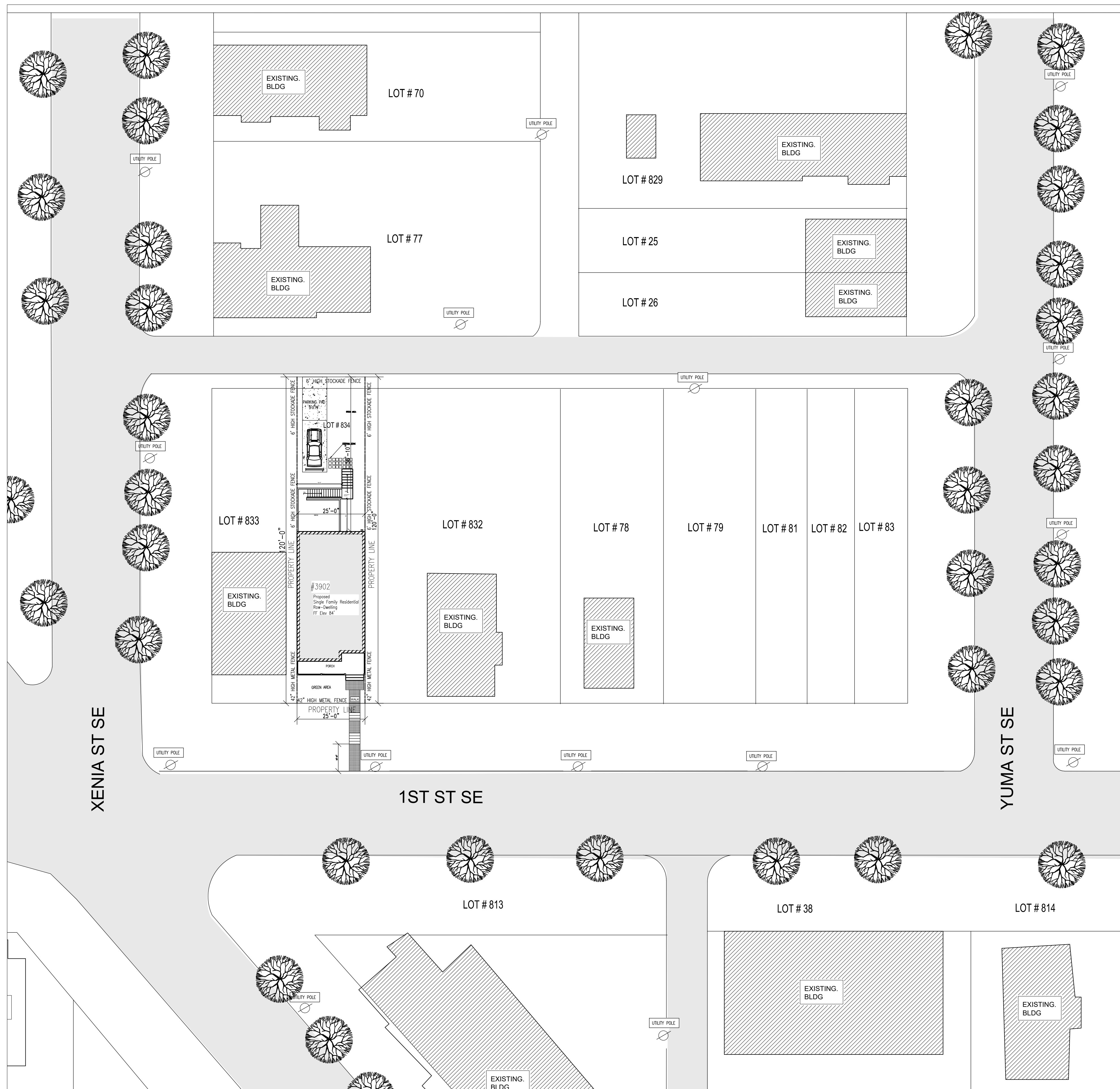


DATE	REV	DESCRIPTION	BY

**District-Properties.Com Inc.**  
Residential Development Company  
6500 CHILLUM PL, NW  
WASHINGTON, DC 20012  
TEL: 202 526 8664  
FAX: 202 526 6217

BZA SUBMISSION  
ADDRESS:  
3902 1ST ST, SE  
WASHINGTON DC , 20032

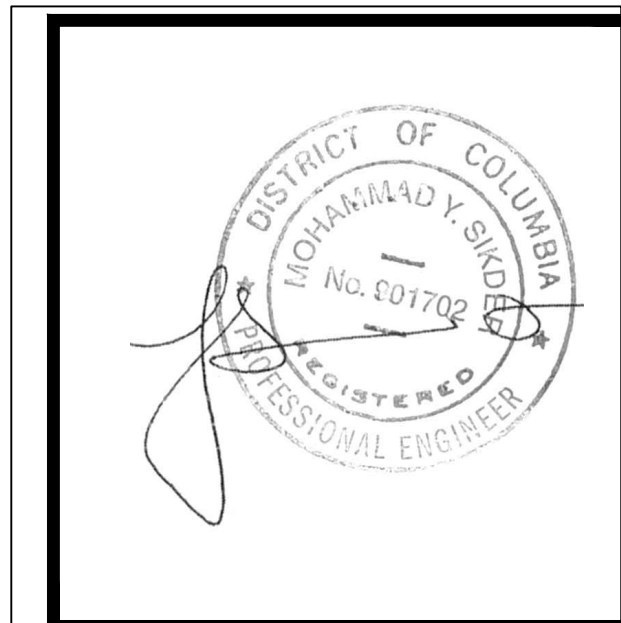
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AS SHOWN	Page 1



SITE PLAN WITH CONTEXT

Zoning Data Summary		
Zoning District	R-3	
Proposed Use		
SINGLE FAMILY RESIDENTIAL ROW DWELLING		
Zoning Data		
	Min. Rqd.	Proposed
Number of Dwelling Units	-	1
Number of Parking Spaces	1	1
Side Yard (left)	8	0
Side Yard (Right)	8	0
Rear Yard	20'	56'-10"
Building Height	40'	25'-1"
Lot Area	2,000 SF	3000 SF
Pervious Area	20%	45.1%
Floor Area Ratio		n/a
Building Area	-	1167 SF
Lot Occupancy %	40% max	38.9
Number of Stories	3 max	2
Lot Width	20'	25'

LOCATION MAP



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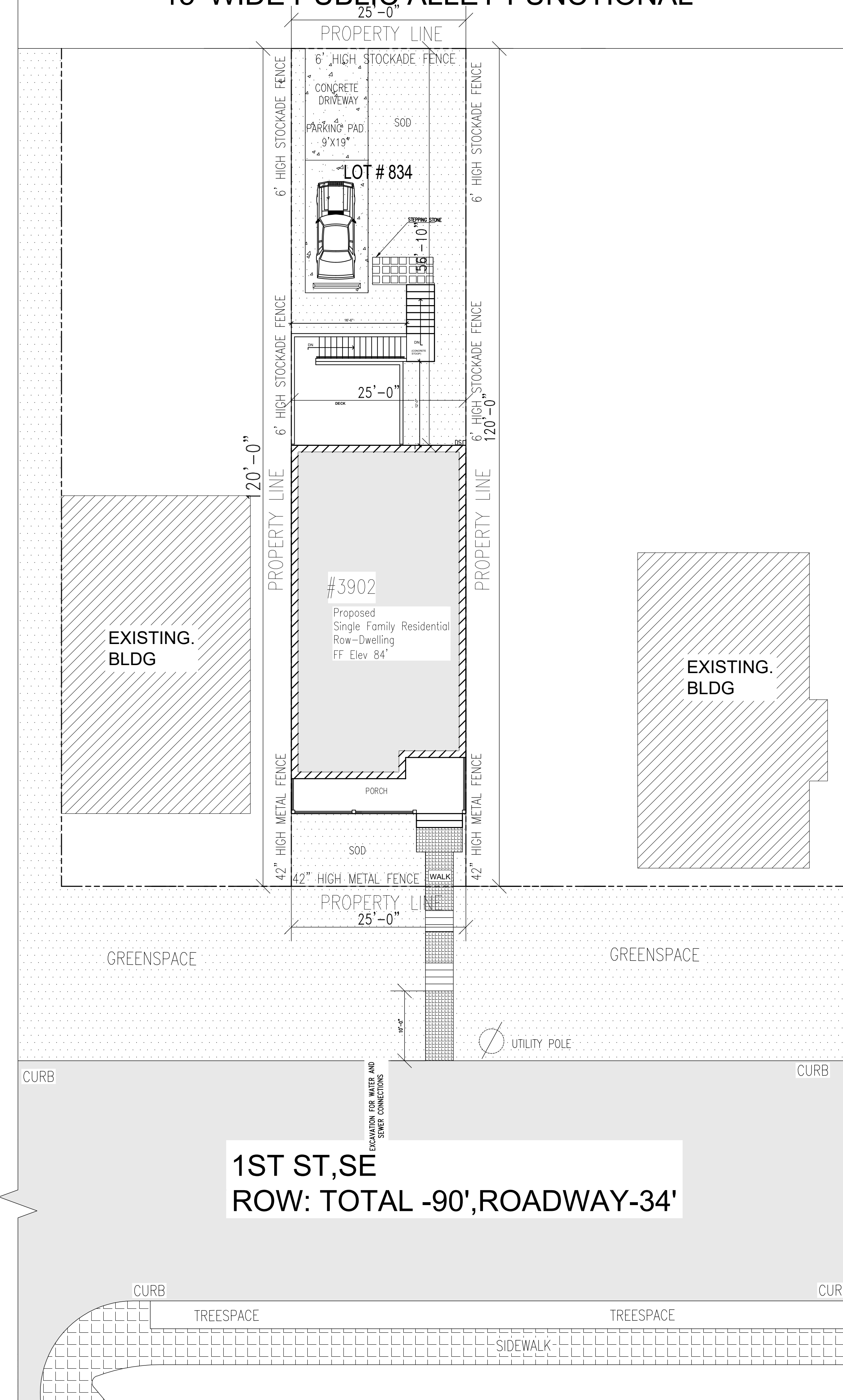
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**SITE PLAN**

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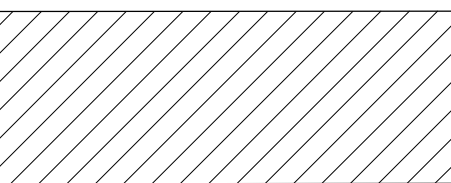
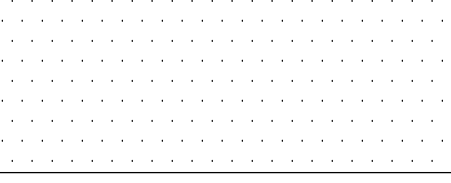
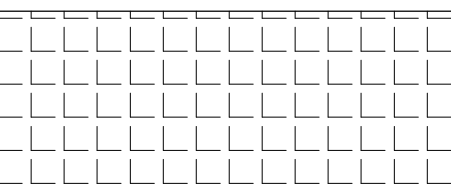
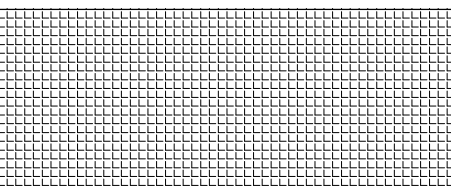
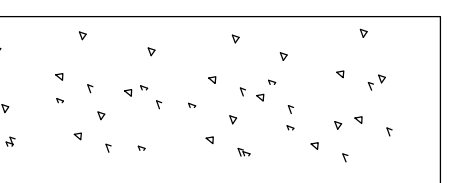
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1/20" = 1' 0"	Page 2:

15' WIDE PUBLIC ALLEY FUNCTIONAL

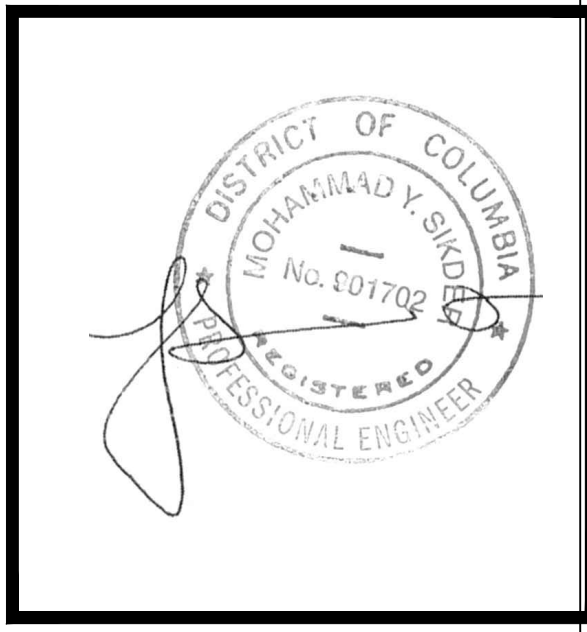


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LEGENDS

-  42" HIGH METAL FENCE
-  STOCKADE FENCE
-  EXISTING BUILDING
-  SOD
-  SIDE WALK
-  WALKWAY
-  CONCRETE DRIVEWAY

LANDSCAPE PALN

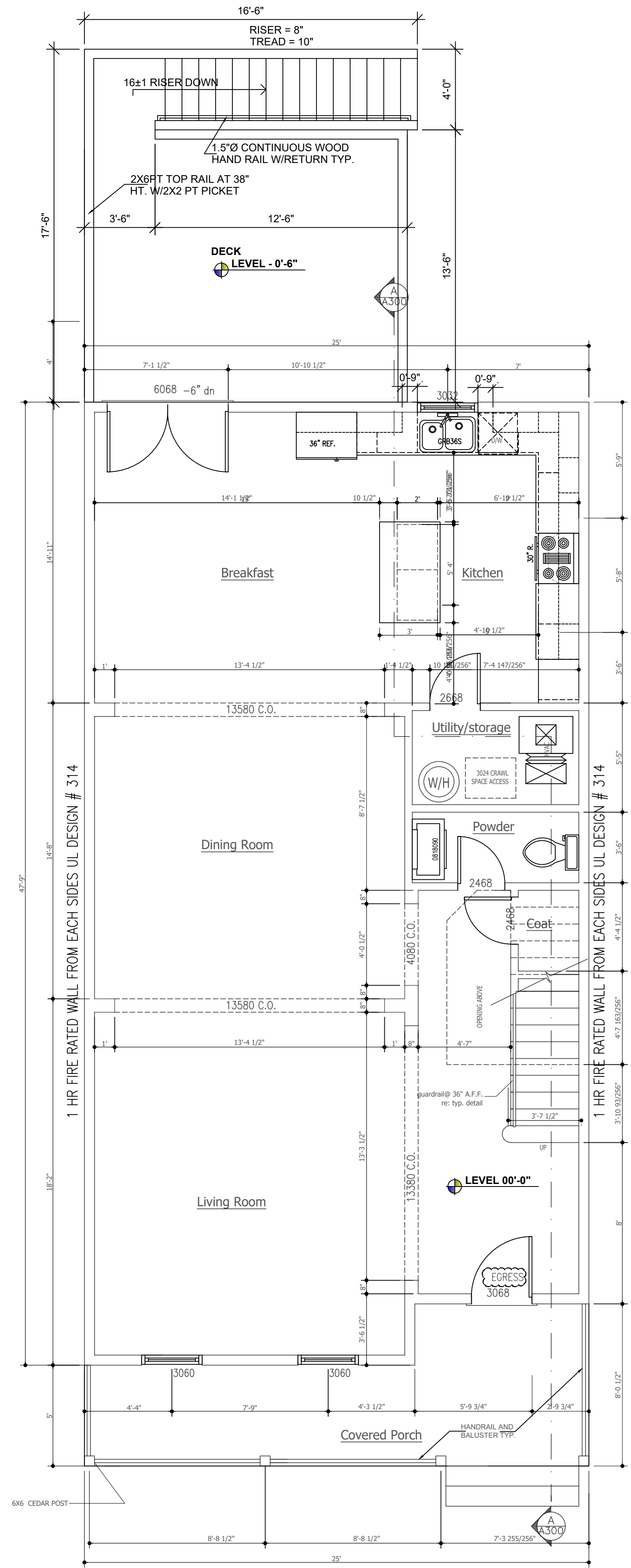


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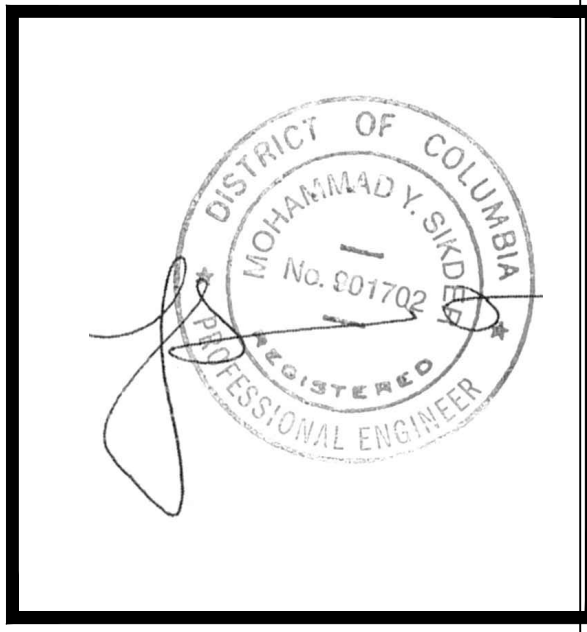
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FIRST FLOOR PLAN



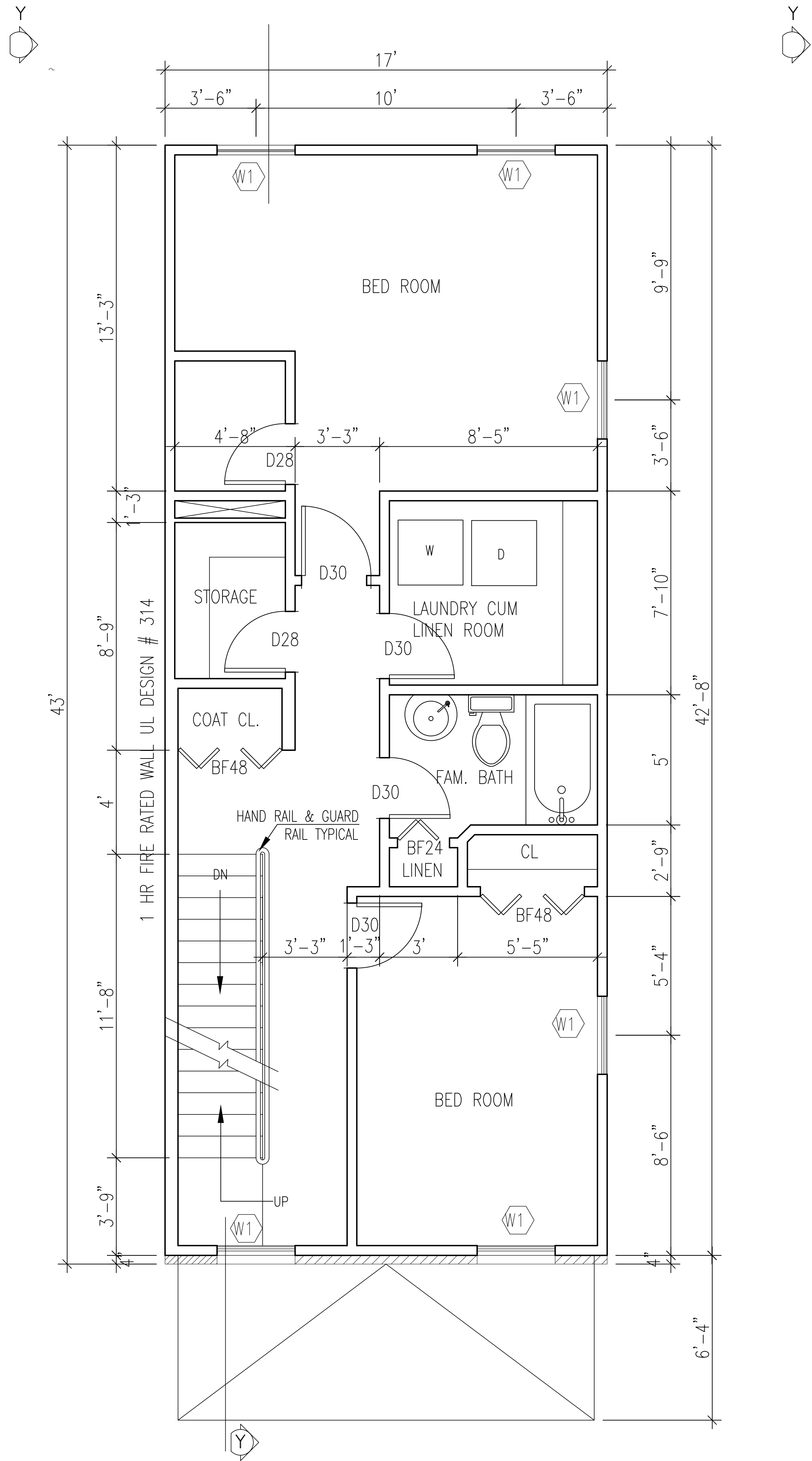
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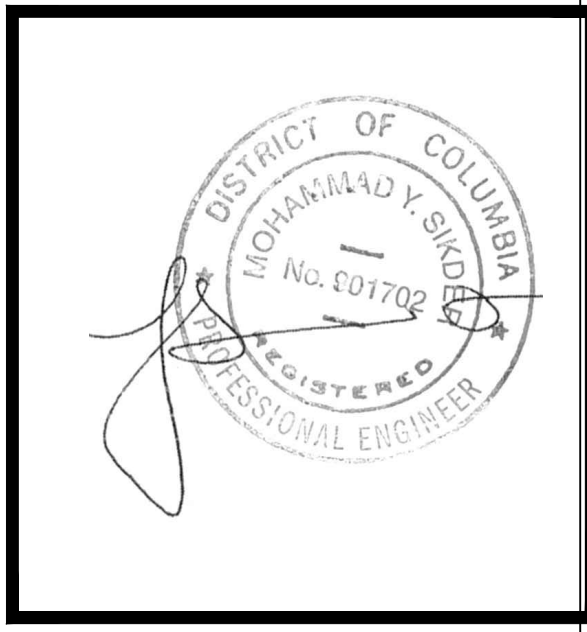
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1/4"=1' 0"	Page - 4



SECOND FLOOR PLAN



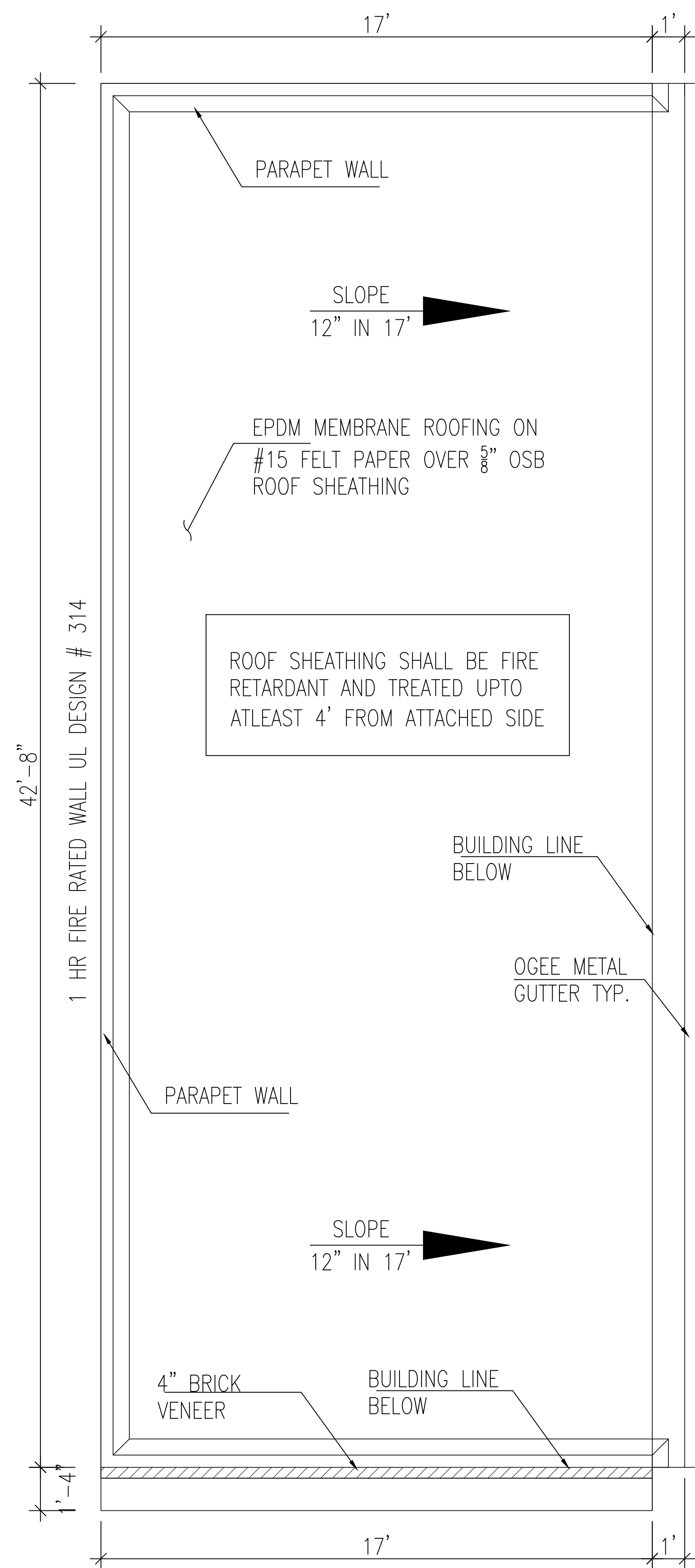
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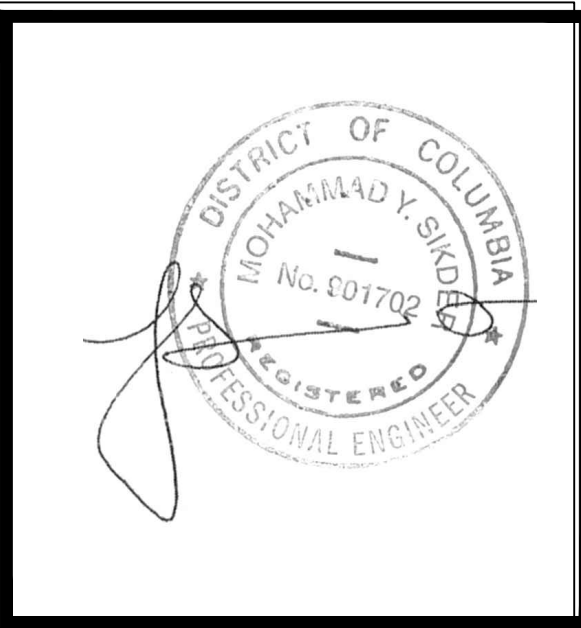
**SECOND FLOOR PLAN**

ADDRESS:  
 4813 JAY ST, NE  
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ROOF PLAN



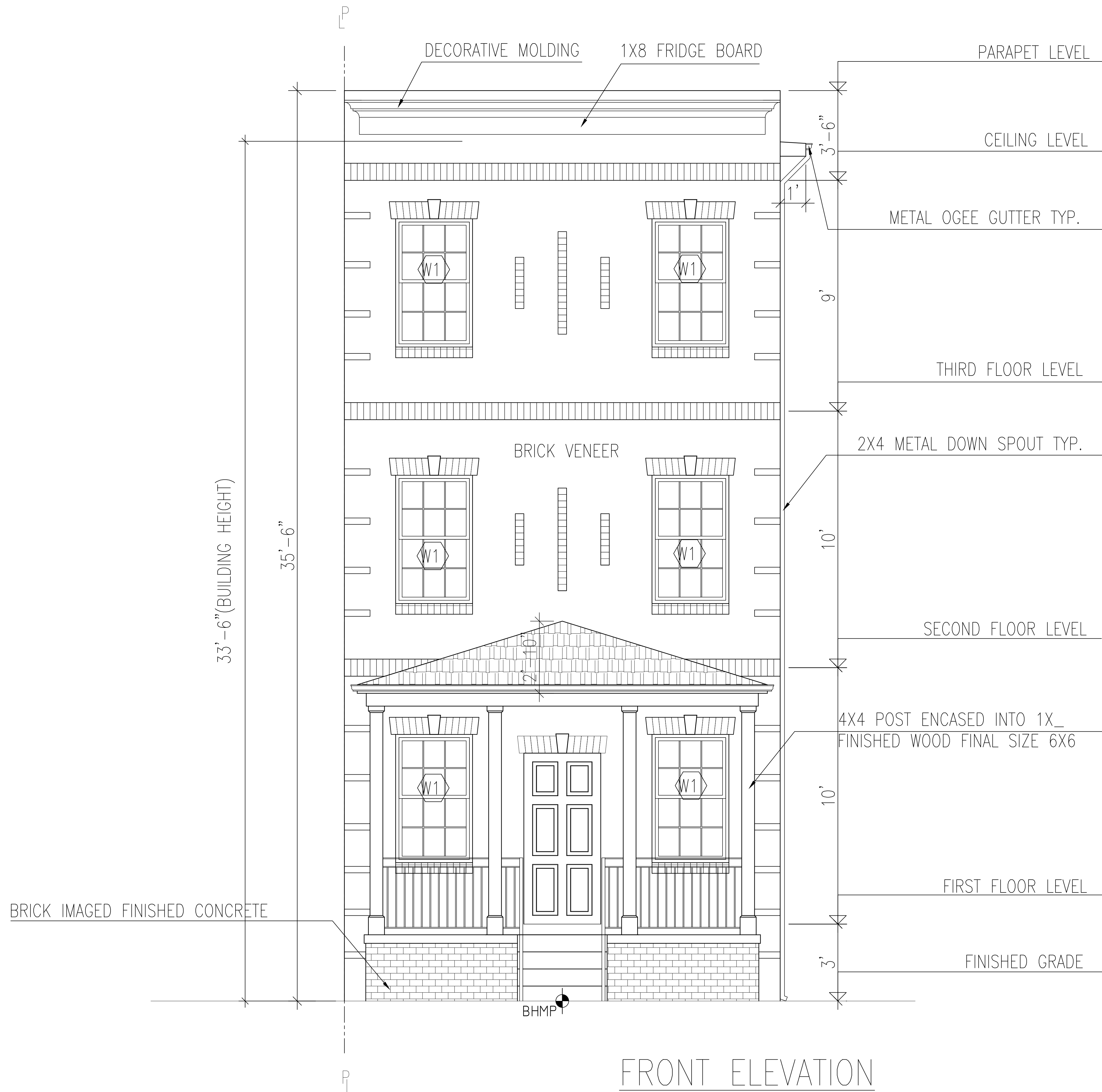
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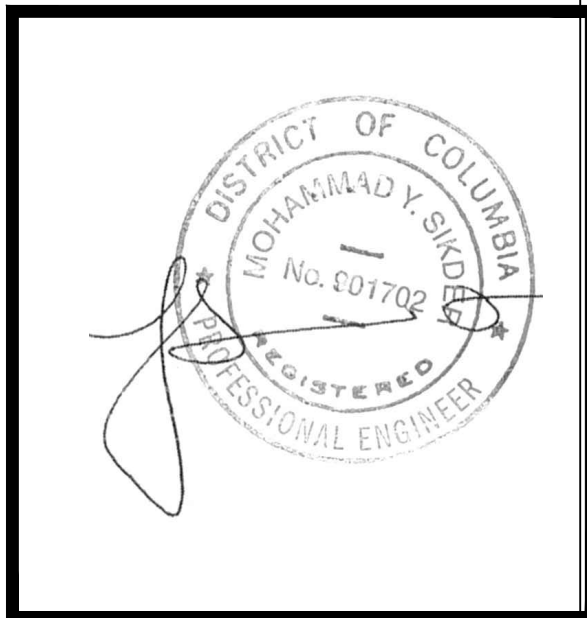
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FRONT ELEVATION



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FRONT ELEVATION  
 ADDRESS:  
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1/2"=1' 0"	Page - 8

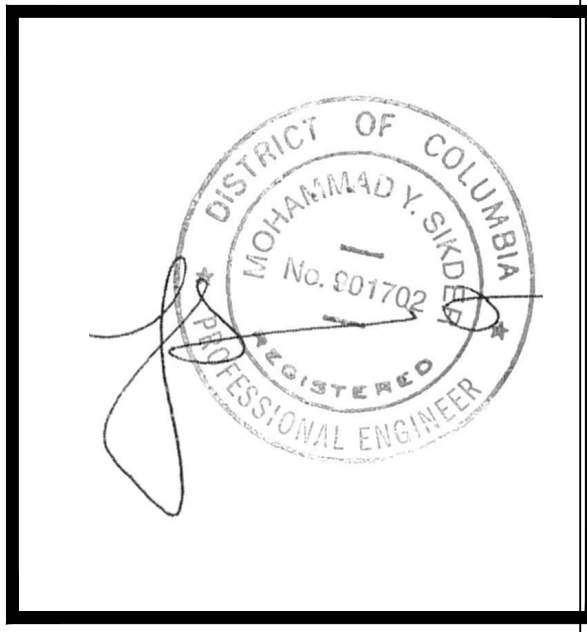


ONE HOUR FIRE RATED WALL. WALL SHALL BE COVERED WITH VINYL SIDING ON EXPOSED PORTION

WOOD STAIR

SEE SECTION - 3 AT S-100 FOR DETAIL

LEFT ELEVATION



BY	DESCRIPTION	REV	DATE

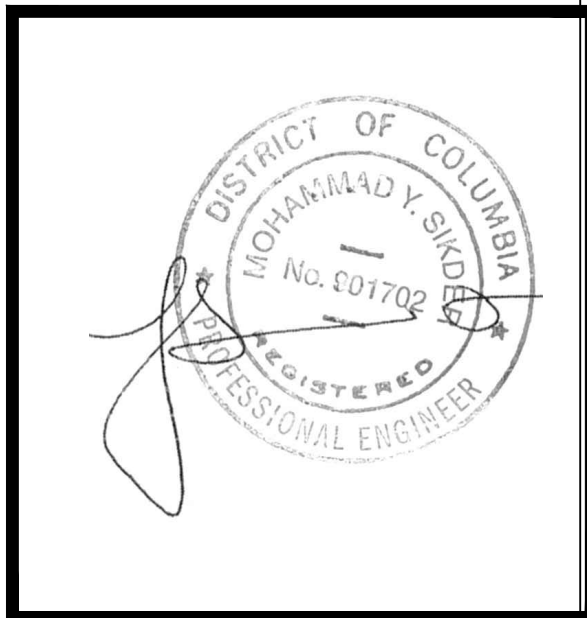
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LEFT ELEVATION

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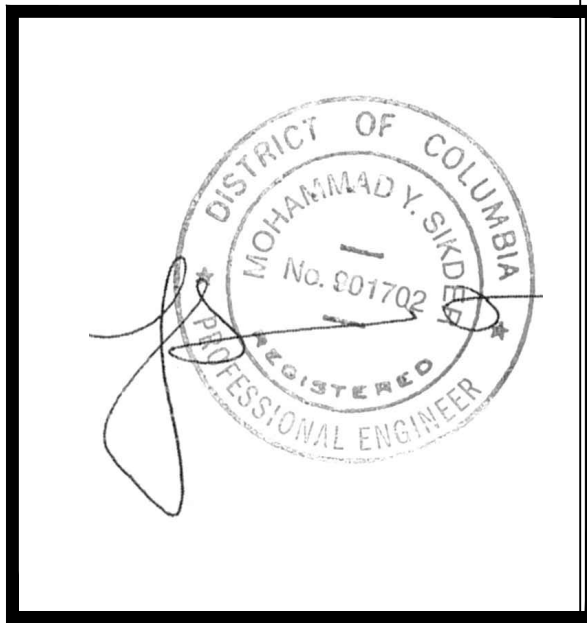
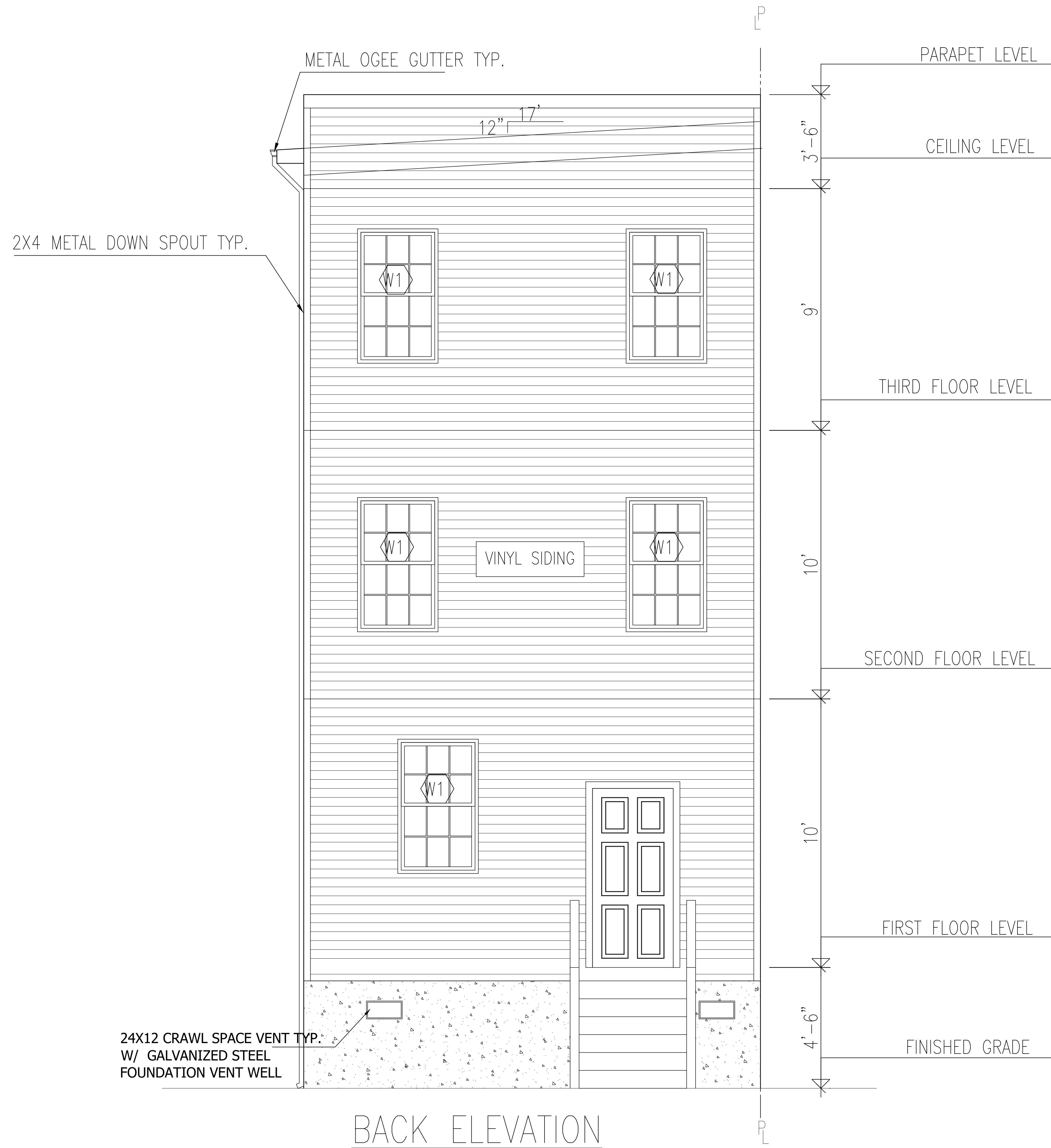
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BACK ELEVATION

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