

PROPERTY LINE

PROPERTY LINE

ADJOINING NIEGHBOR

ADJOINING NIEGHBOR



417 60TH ST NE

405 60TH ST NE

413 60TH ST NE
SUBJECT PROJECT

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

GENERAL NOTES

DESIGN COMPANY:



PROJECT NAME:
413 60TH ST

DRAWING TITLE:
DESIGN PACKAGE

DRAWN BY: CHECKED BY:

APPROVED BY: DATE:
05/20/2018

OWNER / CLIENT:
AMM2 Investments LLC.

MUBASHIR KHAN, President
715 8th St SE, Suite 1, Washington DC 20003

202-543-4680 Office / 202-365-4680 Cell
E-MAIL : mubashir_khan1@yahoo.com

PROJECT NO: SCALE: SHEET SIZE:

DRAWING NO: SHEET NO:

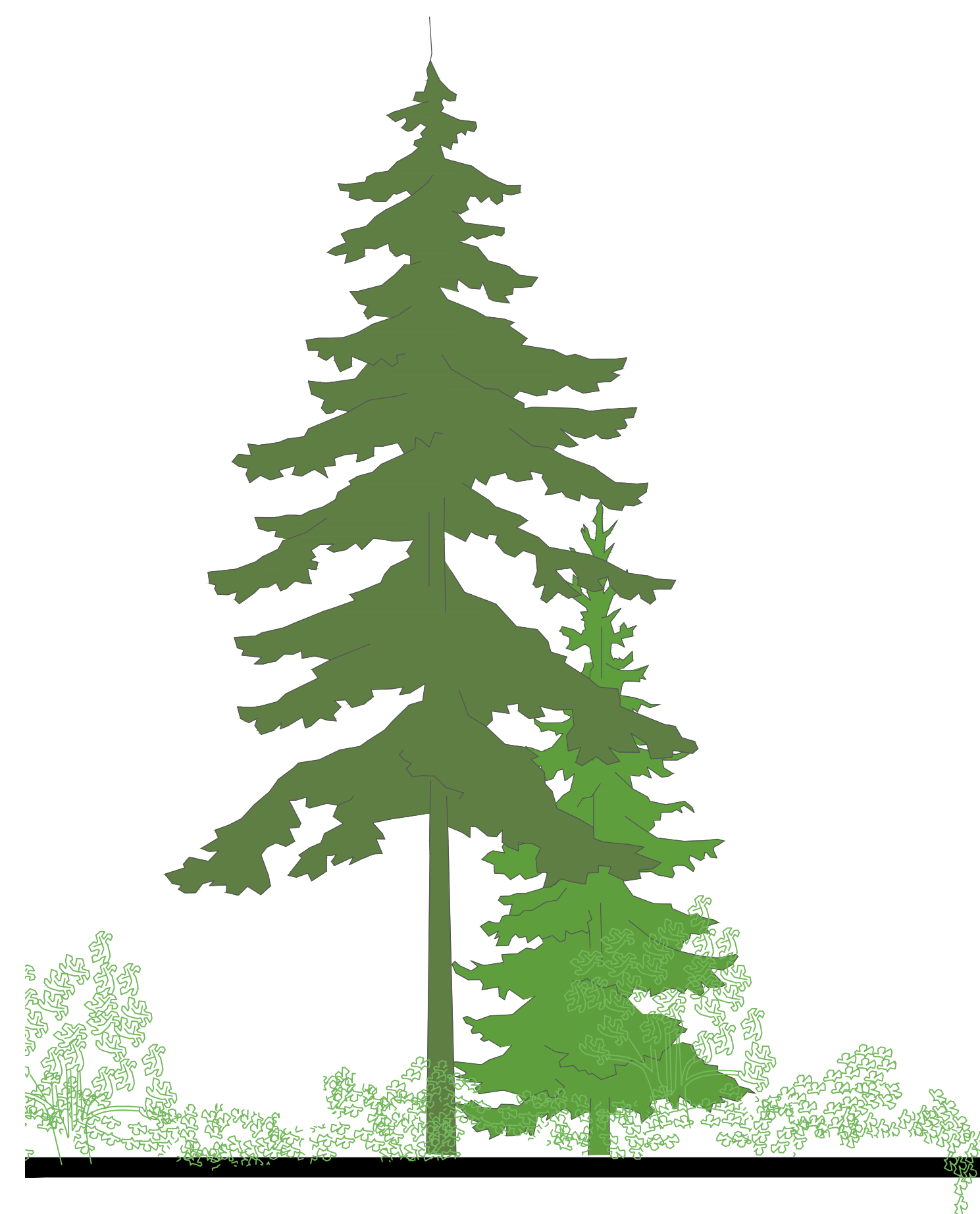
REVISION:
1

UNIT:
-

PROJECT ARCHITECT

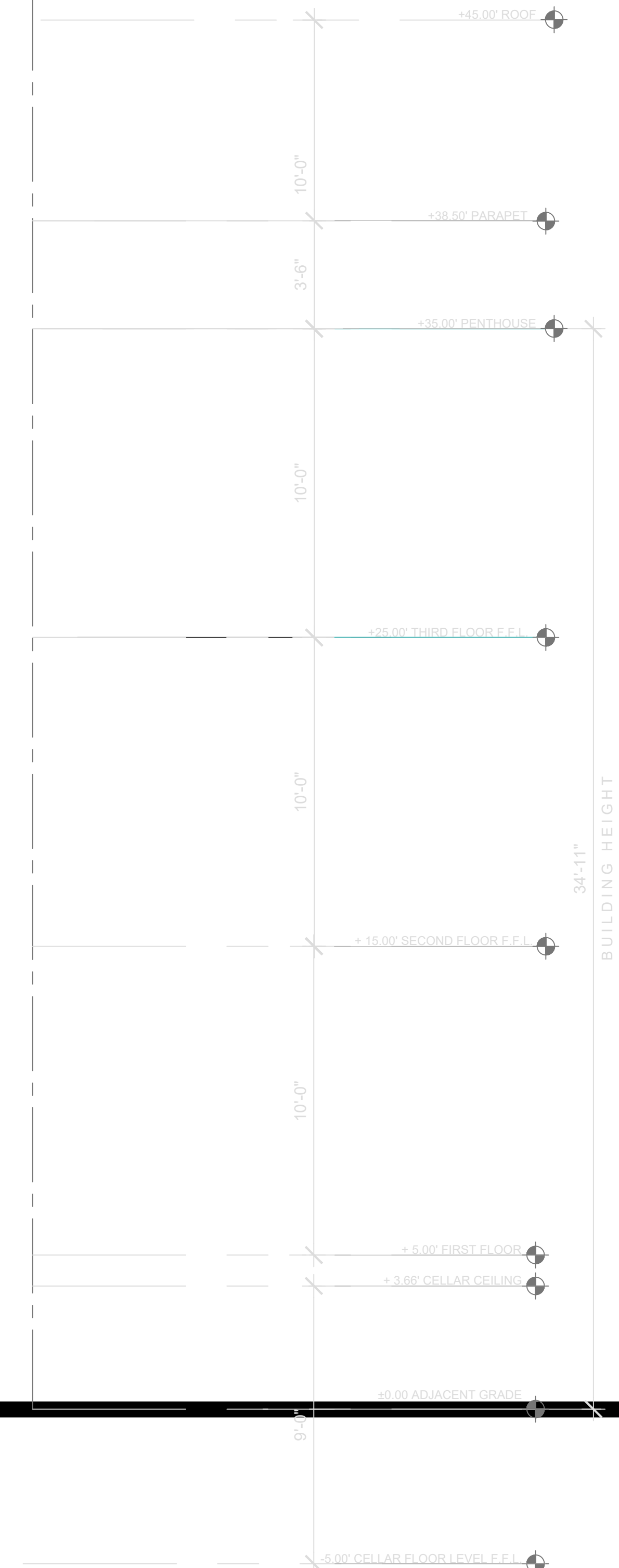
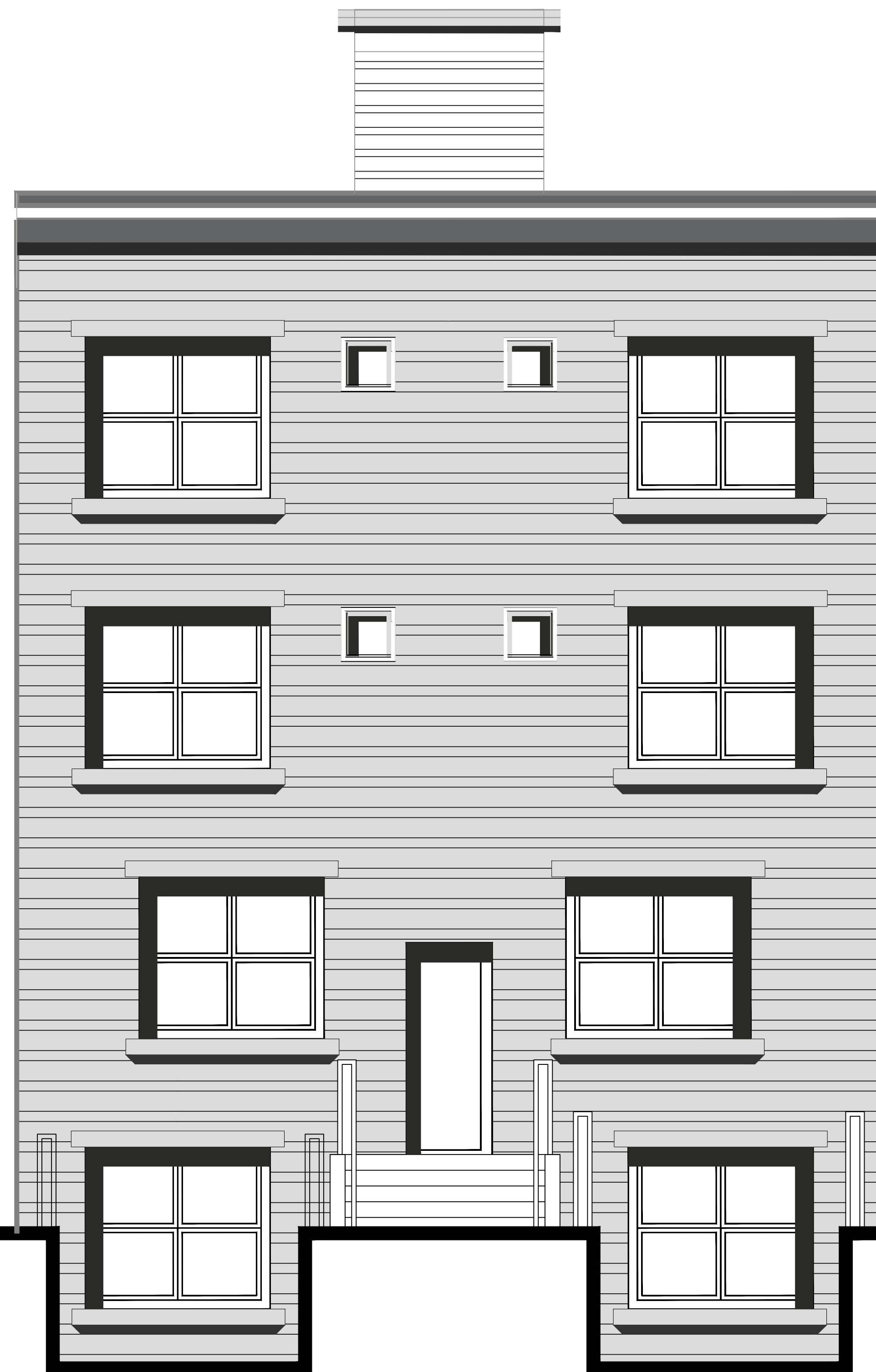
GAZNAG S. OTHMAN

CONTACT NO- 618 434 8128
E-MAIL :architect.gznagsdeeq@gmail.com



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1 REAR ELEVATION
SCALE: $\frac{3}{32}'' = 1'-0''$

BUILDING FOOTPRINT

BUILDING FOOTPRINT



1 EAST SIDE ELEVATION
 SCALE: $\frac{3}{32}'' = 1'-0''$

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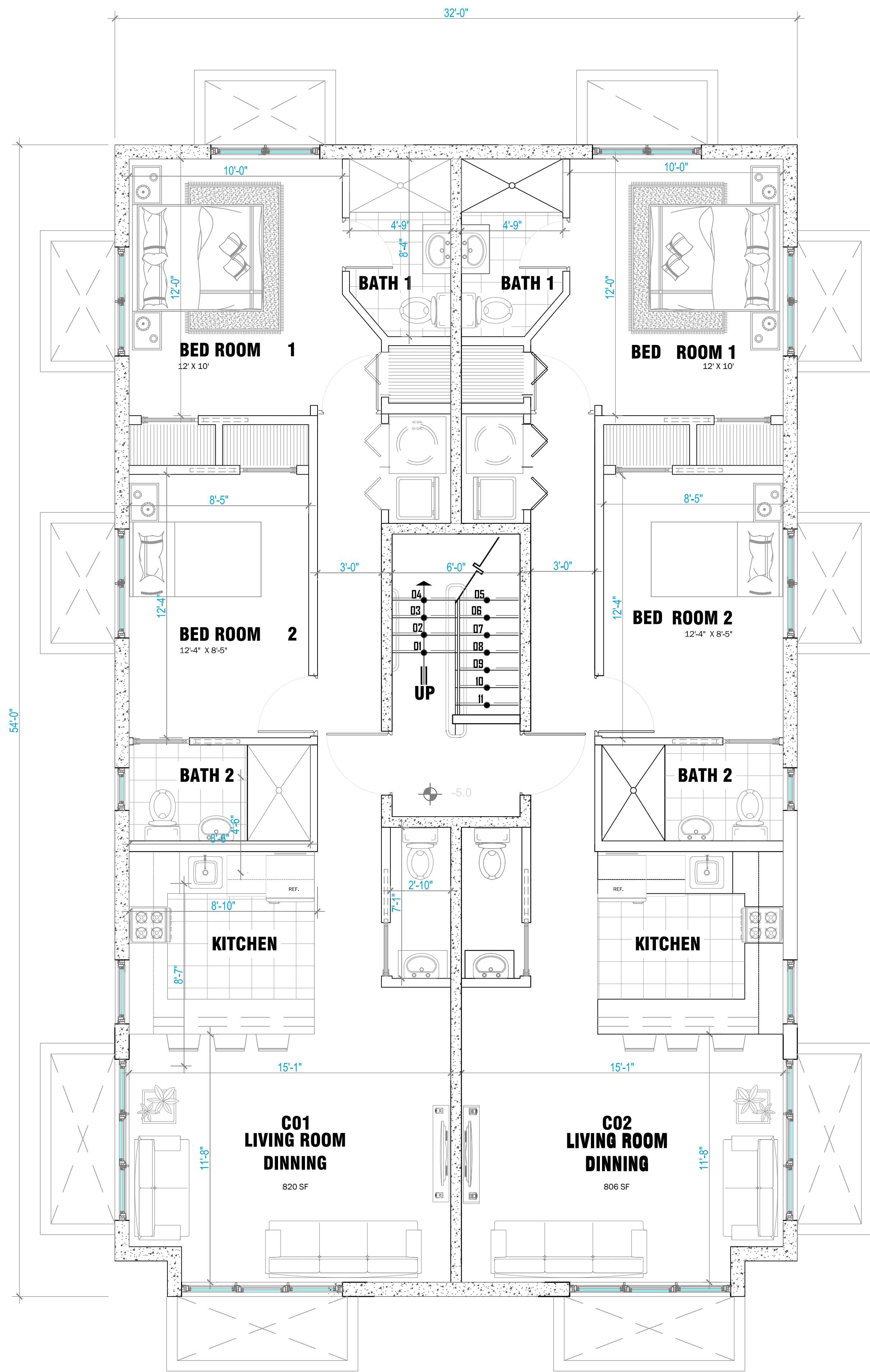
DRAWING NO: _____ SHEET NO: _____

REVISION:
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UNIT:
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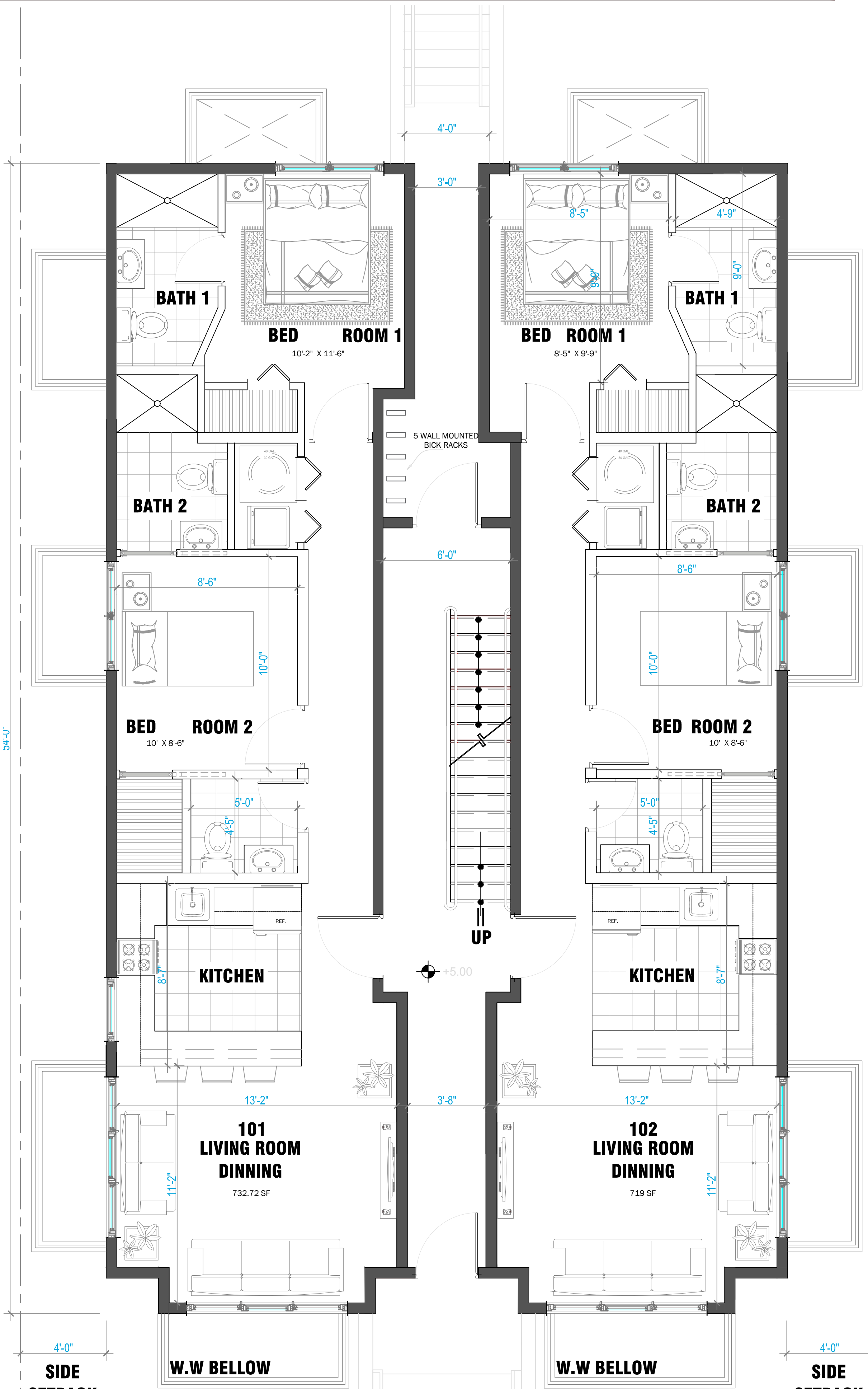
PROJECT ARCHITECT
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 E-MAIL : architect.gznagsdeeq@gmail.com



1 CELLAR FLOOR PLAN

SCALE: $\frac{3}{32}'' = 1'-0''$



2 FIRST FLOOR PLAN

SCALE: $\frac{3}{32}'' = 1'-0''$

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PROJECT NO: SCALE: SHEET SIZE:

DRAWING NO: SHEET NO:
CELLAR- FIRST FLOOR PLANS 002

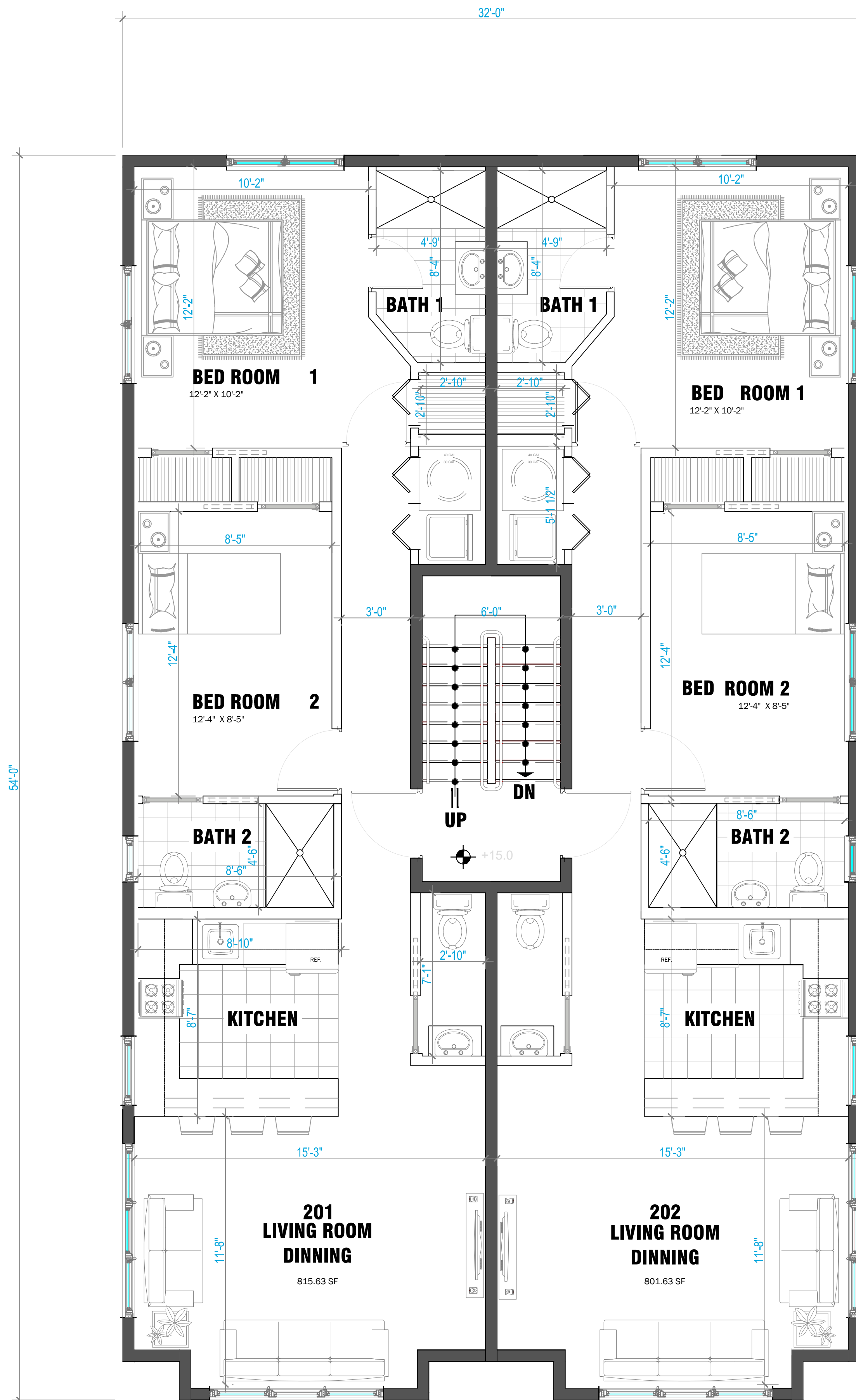
REVISION:
1

UNIT:
-

PROJECT ARCHITECT

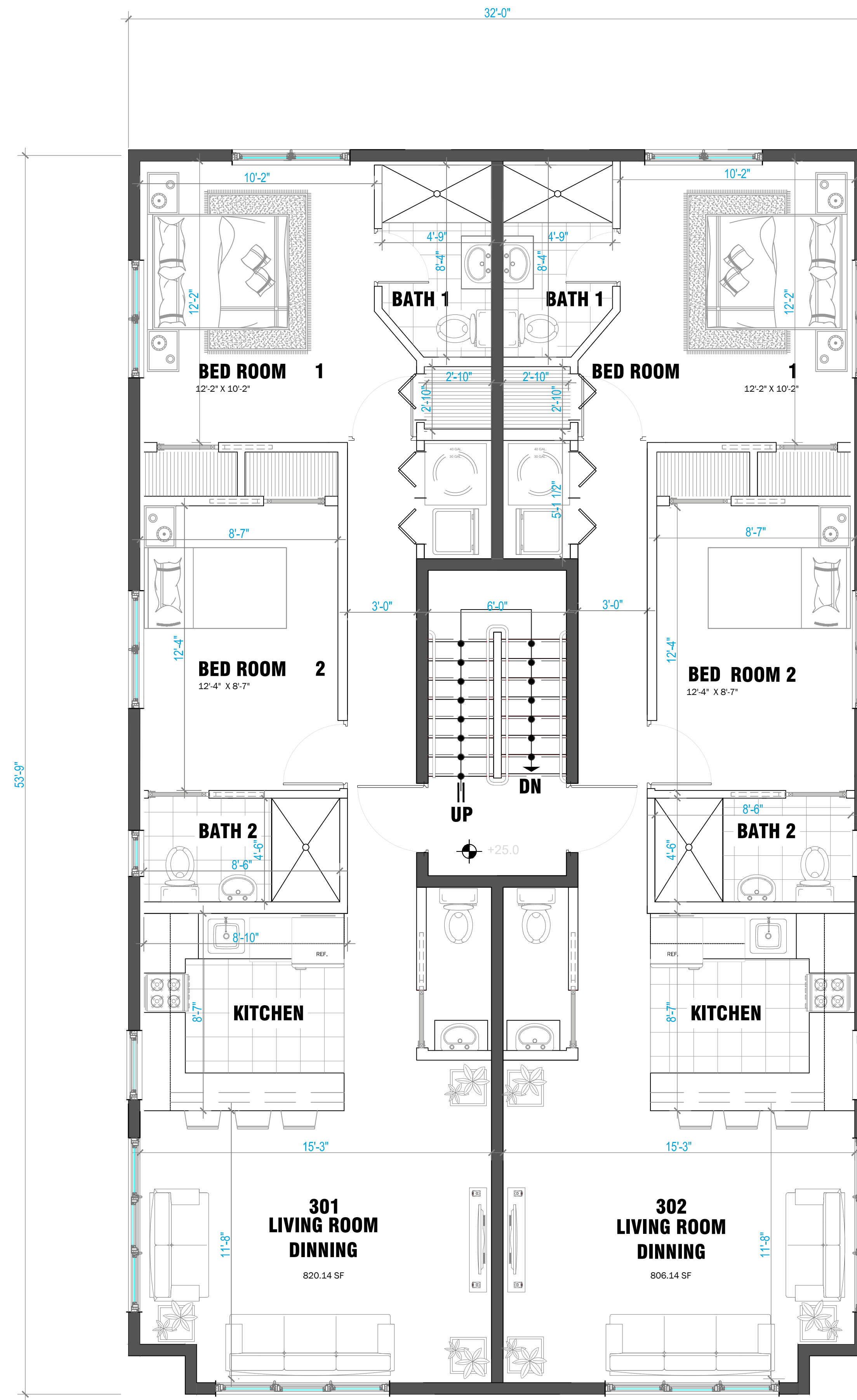
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1 SECOND FLOOR PLAN

SCALE: $\frac{3}{32}'' = 1'-0''$



2 THIRD FLOOR PLAN

SCALE: $\frac{3}{32}'' = 1'-0''$

GENERAL NOTES

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413 60TH ST

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DESIGN PACKAGE

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APPROVED BY: _____ DATE: 05/20/2018

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PROJECT NO: _____ SCALE: _____ SHEET SIZE: _____

DRAWING NO:
SECOND-THIRD
FLOOR PLANS SHEET NO:
003

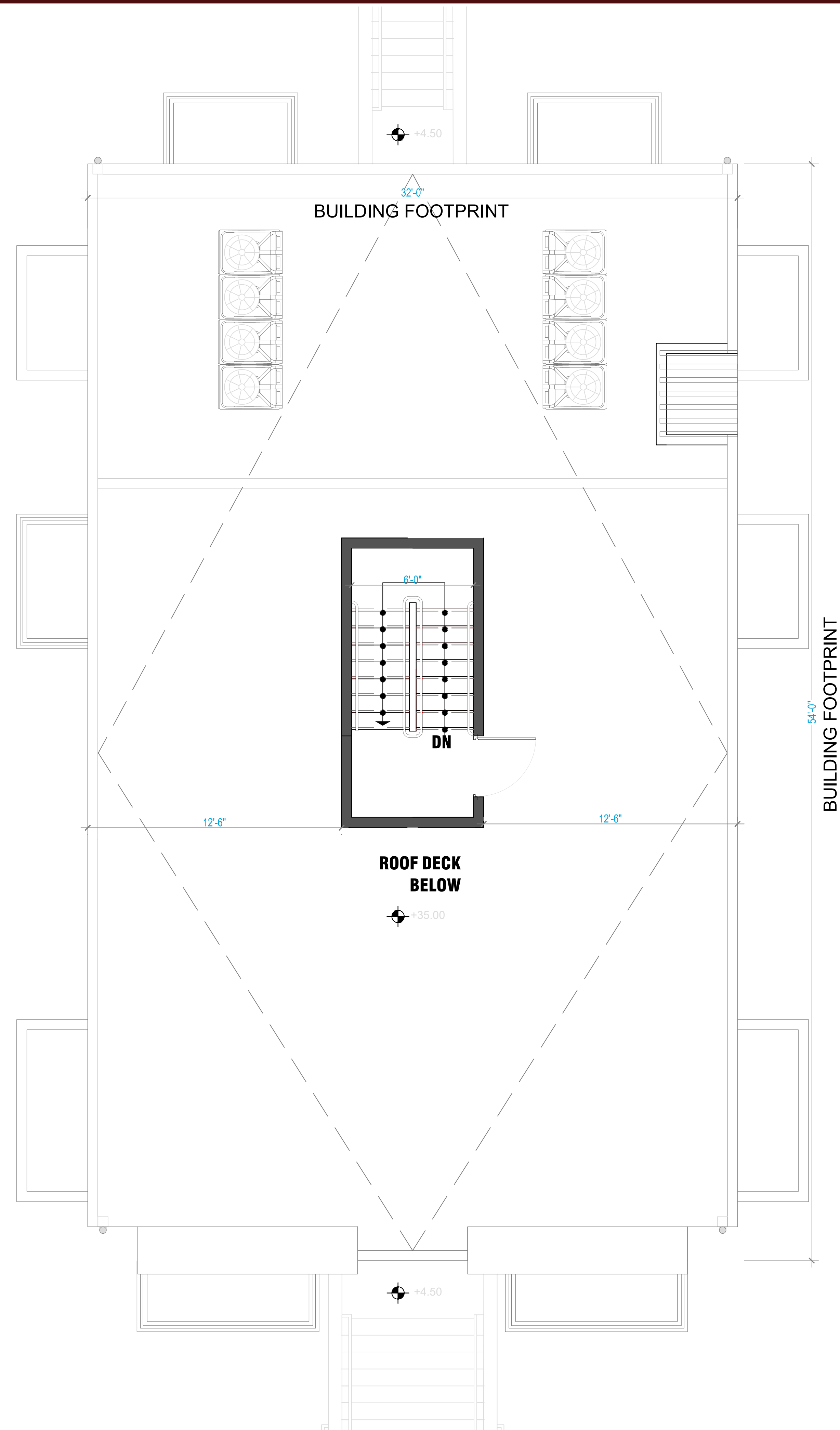
REVISION:
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UNIT:
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PROJECT ARCHITECT

GAZNAG S. OTHMAN

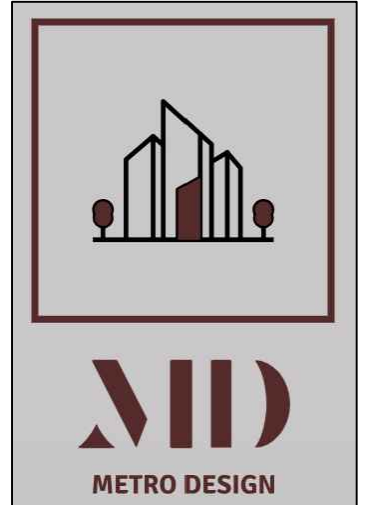
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1 ROOF FLOOR PLAN
 SCALE: $\frac{3}{32}'' = 1'-0''$

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 413 60TH ST

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APPROVED BY: DATE:
 - 05/20/2018

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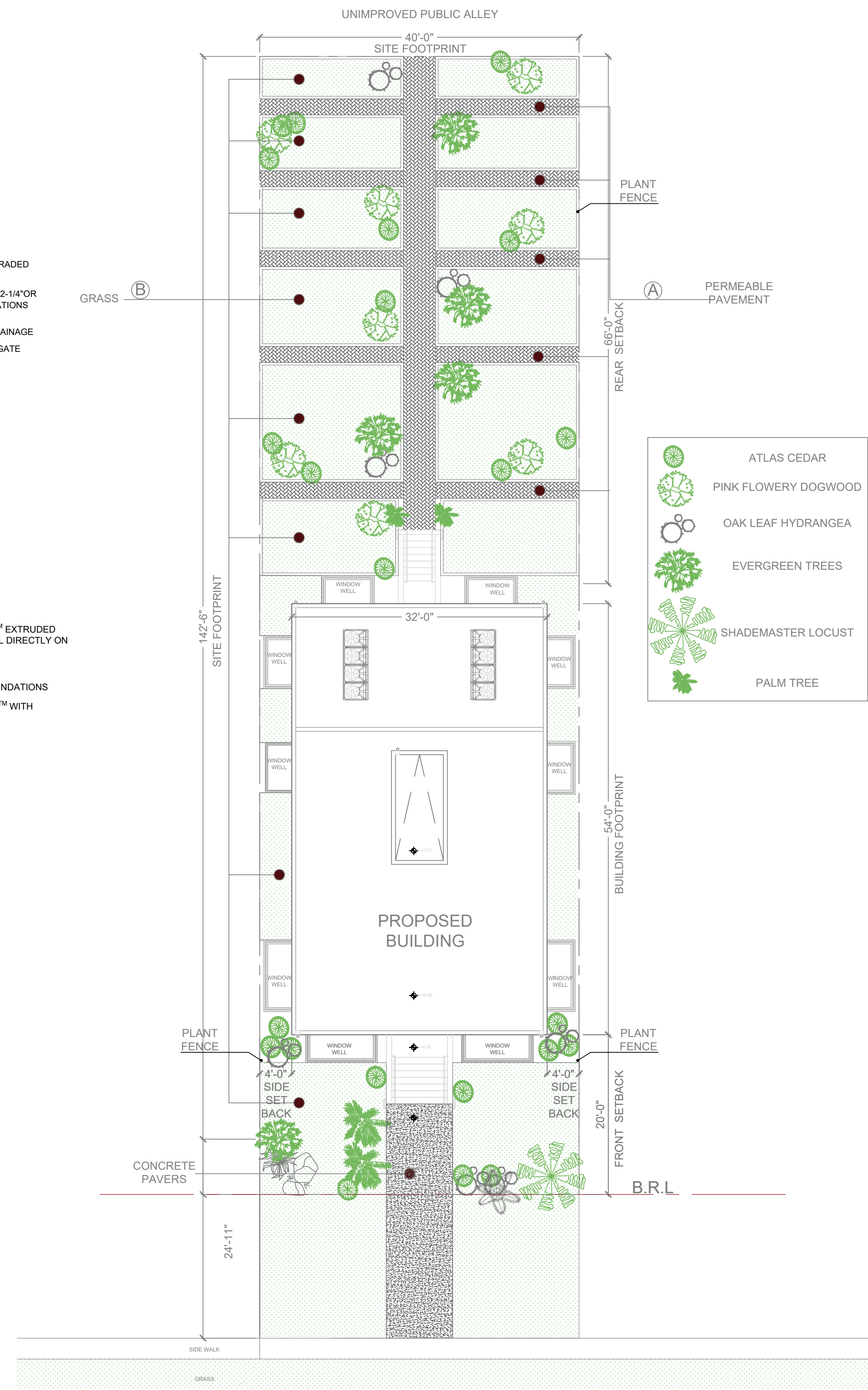
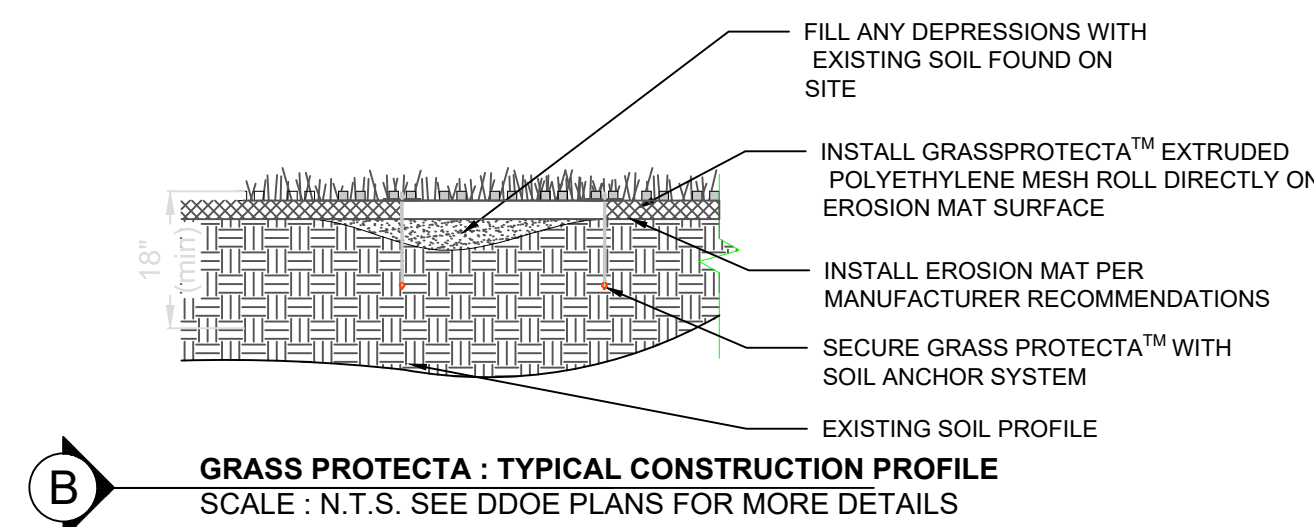
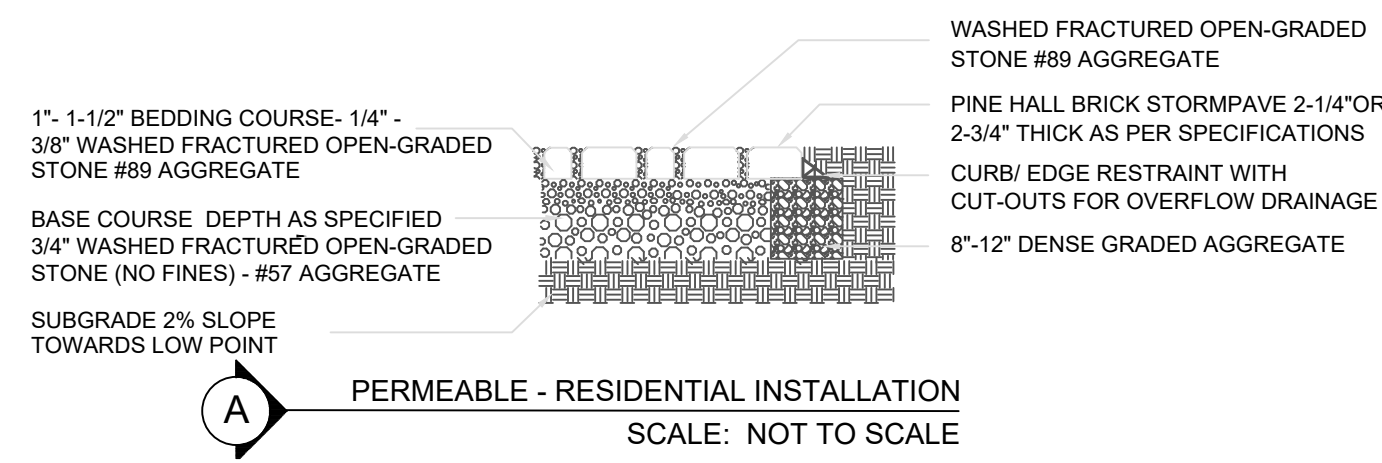
REVISION:
 1

UNIT:
 -

PROJECT ARCHITECT

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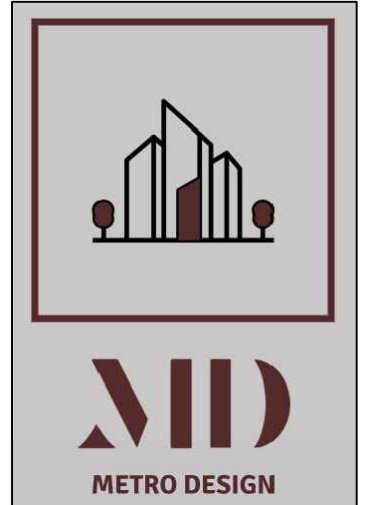


413 60TH ST NE

1 LANDSCAPE PLAN
SCALE: 1/32" = 1'-0"

GENERAL NOTES

DESIGN COMPANY:



PROJECT NAME:

413 60TH ST

DRAWING TITLE:

DESIGN PACKAGE

DRAWN BY:

CHECKED BY:

APPROVED BY:

DATE:

05/20/2018

OWNER / CLIENT:

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PROJECT NO:

SCALE:

SHEET SIZE:

DRAWING NO:

SHEET NO:

LANDSCAPE PLAN 001

REVISION:

1

UNIT:

-

PROJECT ARCHITECT

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CONTACT NO- 618 434 8128

E-MAIL :architect.gznagsdeeq@gmail.com

**DISTRICT OF COLUMBIA GOVERNMENT
OFFICE OF THE SURVEYOR**

Washington, D.C., June 1, 2018

Plat for Building Permit of: SQUARE 5261 LOT 803

Scale: 1 inch = 20 feet

Recorded in Book A & T Page 3659 - Z

Receipt No. 18-05928 Drawn by: A.S.

Furnished to: MUBASHIR KHAN

I hereby certify that on this plat on which the Office of the Surveyor has drawn the dimensions of this lot, I have accurately and completely depicted and labeled the following:

- 1) all existing buildings and improvements - including parking spaces, covered porches, decks and retaining walls over four feet above grade, and any existing face-on-line or party wall labeled as such, well as projections and improvements in public space - with complete and accurate dimensions;
- 2) all proposed demolition or raze of existing buildings duly labeled as such; all proposed buildings and improvements - including parking spaces, covered porches, decks and retaining walls over four feet above grade, any existing face-on-line or party wall labeled as such, as well as projections and improvements in public space and the improvements used to satisfy pervious surface or green area ratio requirements - with complete and accurate dimensions, in conformity with the plans submitted with building permit application _____; and
- 3) any existing chimney or vent on an adjacent property that is located within 10 feet of this lot.

I also hereby certify that:

- 1) my depiction on this plat, as detailed above, is accurate and complete as of the date of my signature hereon;
- 2) there is no elevation change exceeding ten feet measured between lot lines; or if so, this elevation change is depicted on a site plan submitted with the plans for this permit application;
- 3) I have/have not (circle one) filed a subdivision application with the Office of the Surveyor;
- 4) I have/have not (circle one) filed a subdivision application with the Office of Tax & Revenue; and
- 5) if there are changes to the lot and its boundaries as shown on this plat, or to the proposed construction and plans as shown on this plat, that I shall obtain an updated plat from the Office of the Surveyor on which I will depict all existing and proposed construction and which I will then submit to the Office of the Zoning Administrator for review and approval prior to permit issuance.

The Office of the Zoning Administrator will only accept a Building Plat issued by the Office of the Surveyor within the 6 months prior to the date DCRA accepts a Building Permit Application as complete. I acknowledge that any inaccuracy or errors in my depiction on this plat will subject any permit or certificate of occupancy issued in reliance on this plat to enforcement, including revocation under Sections 105.6(1) and 110.5.2 of the Building Code (Title 12A of the DCMR) as well as prosecution and penalties under Section 404 of D.C. Law 4-164 (D.C. Official Code §22-2405).

"I hereby certify that the dimensions and configuration of the lot(s) hereon depicted are consistent with the records of the Office of the Surveyor unless otherwise noted, but may not reflect actual field measurements. The dimensions and configuration of A&T lots are provided by the Office of Tax and Revenue and may not necessarily agree with the deed description(s)."

Signature: _____ Date: 6-13-2018

Printed Name: _____ Relationship to Lot Owner: _____

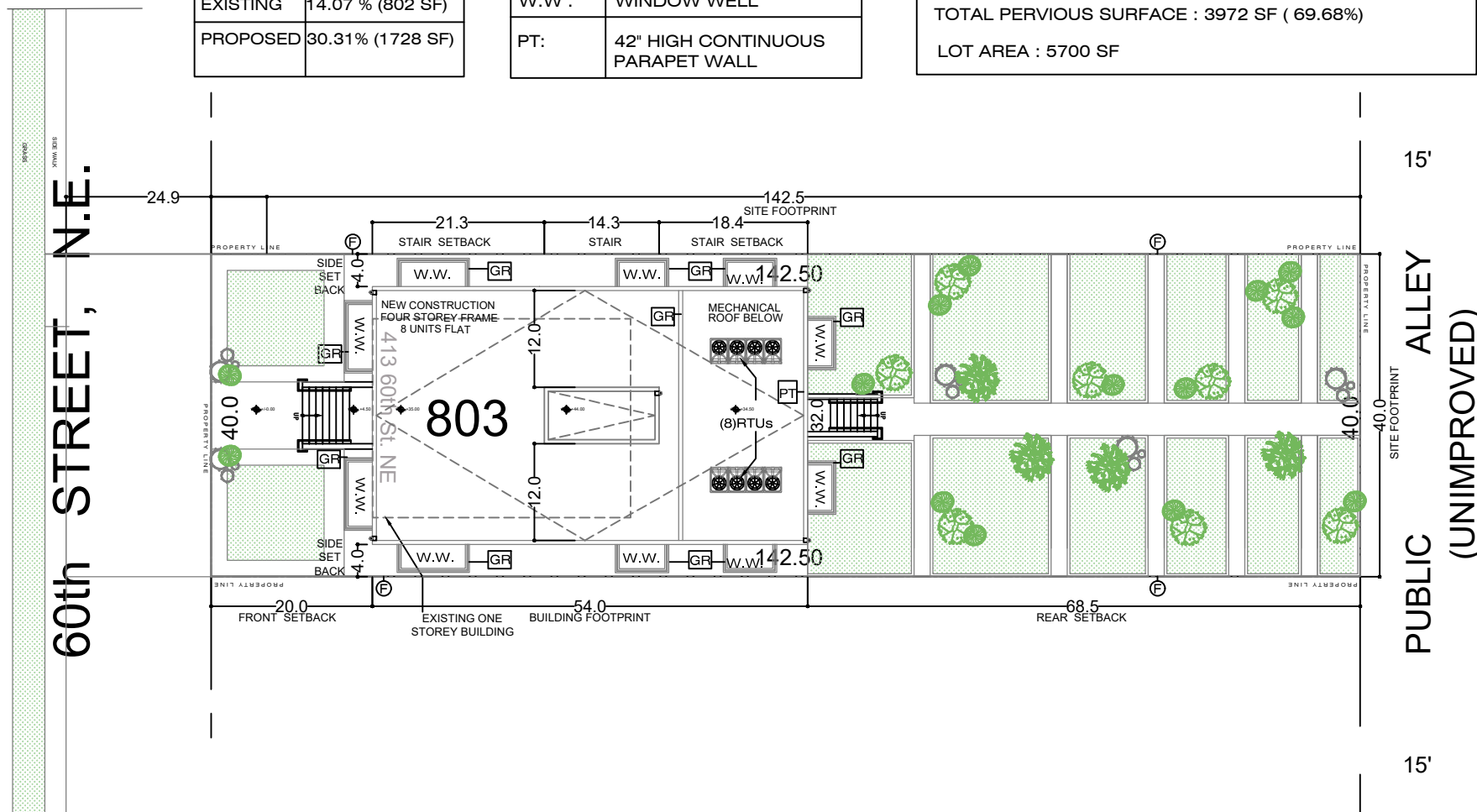
If a registered design professional, provide license number _____ and include stamp below.

Surveyor, D.C.

LOT OCCUPANCY	
ZONE	RA-1
LOT AREA	5700
MAX PERMITTED BY ZONE	40%(2280 SF)
EXISTING	14.07 % (802 SF)
PROPOSED	30.31% (1728 SF)

F :	6' HIGH FENCE
----	EXISTING 2 STOREY FRAME
GR:	GUARD RAIL
W.W :	WINDOW WELL
PT:	42" HIGH CONTINUOUS PARAPET WALL

PERVIOUS SURFACE CALCULATIONS	
GRASS :	1740 SF
DRIVEWAY AND PERVIOUS PAVERS :	2232 SF
TOTAL PERVIOUS SURFACE :	3972 SF (69.68%)
LOT AREA :	5700 SF



SCALE: 1:20