



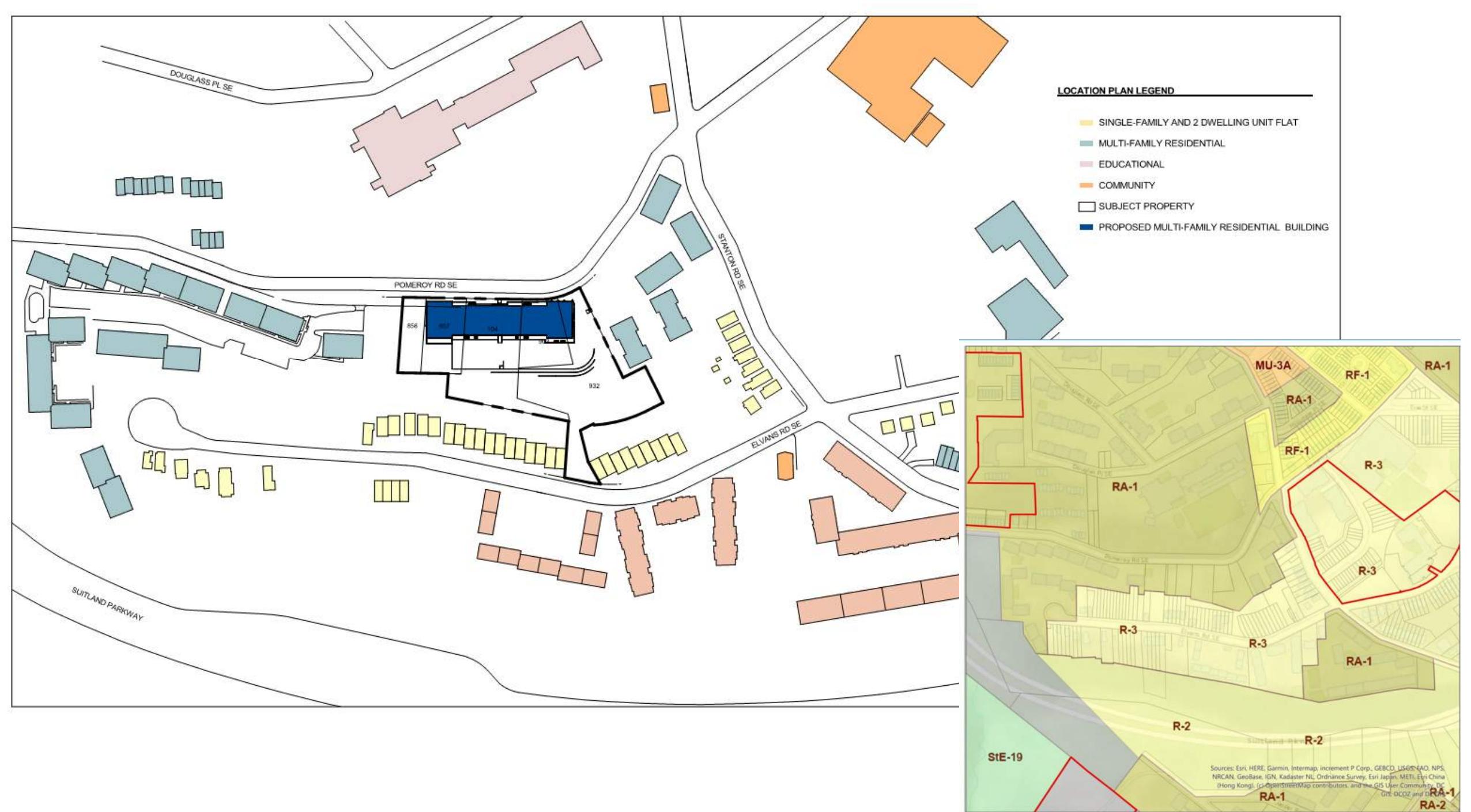
2424 POMEROY RD SE APARTMENTS

Board of Zoning Adjustment
District of Columbia
CASE NO.21058
EXHIBIT NO.76

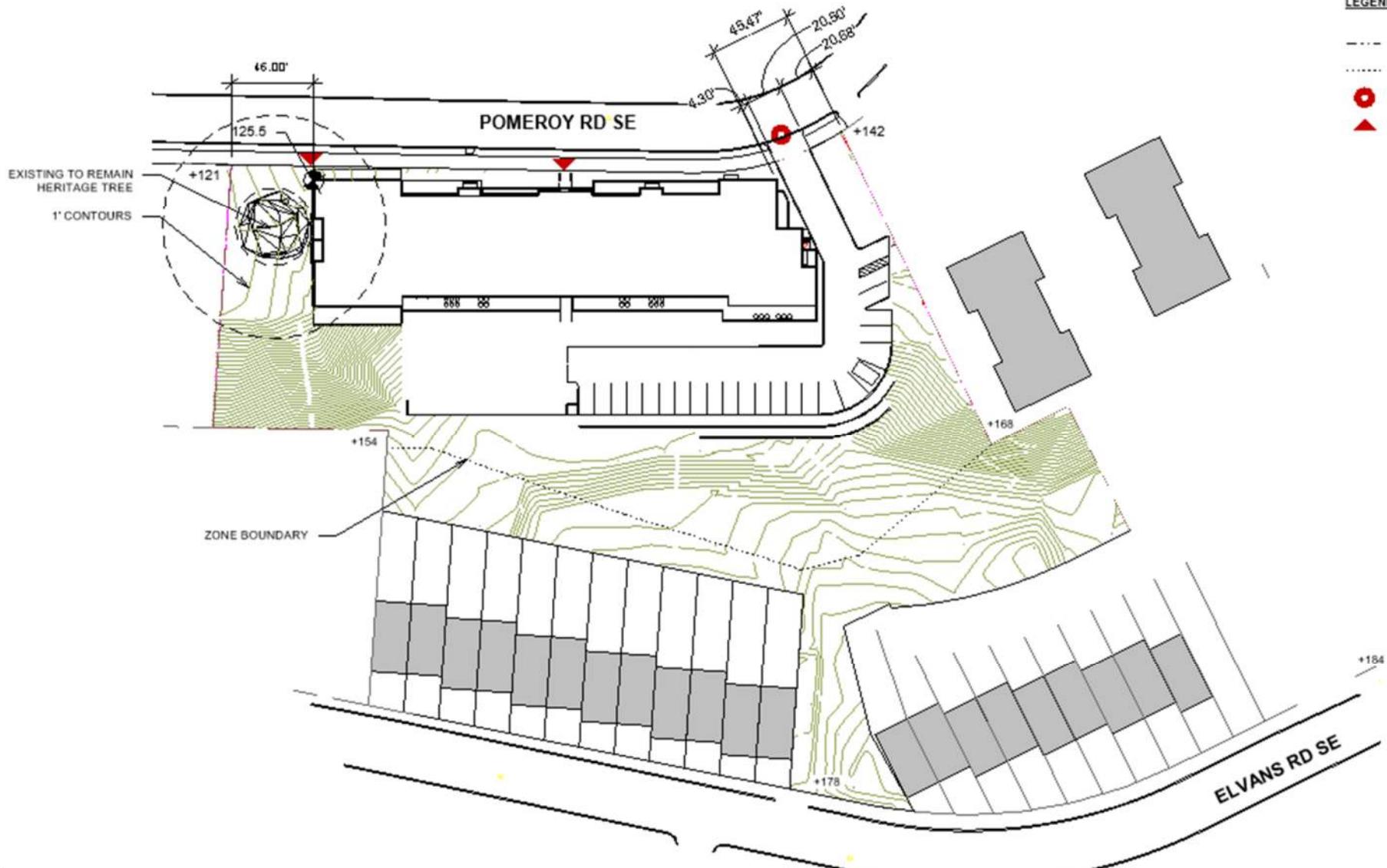
SPECIAL EXCEPTION

11 DCMR §U 421.1:

In any of the RA-1 zones, all new residential developments, except those comprising all one-family detached and semi-detached dwellings, shall be reviewed by the Board of Zoning Adjustment as special exceptions pursuant to Subtitle X, Chapter 9, in accordance with the standards and requirements in this section.



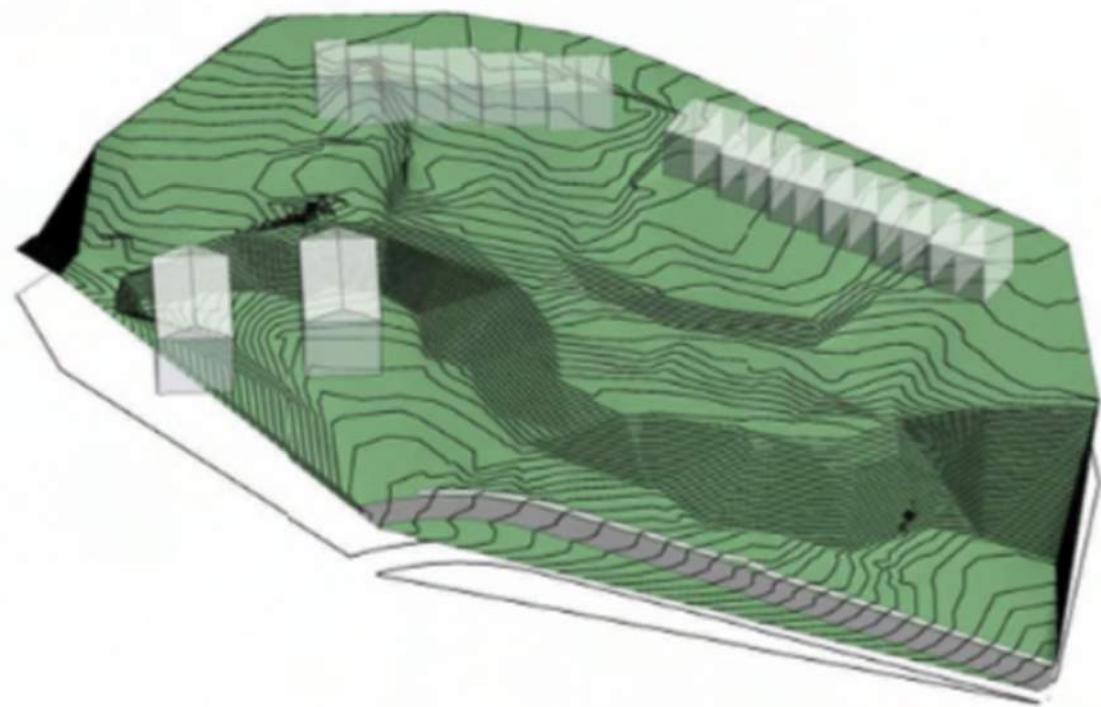




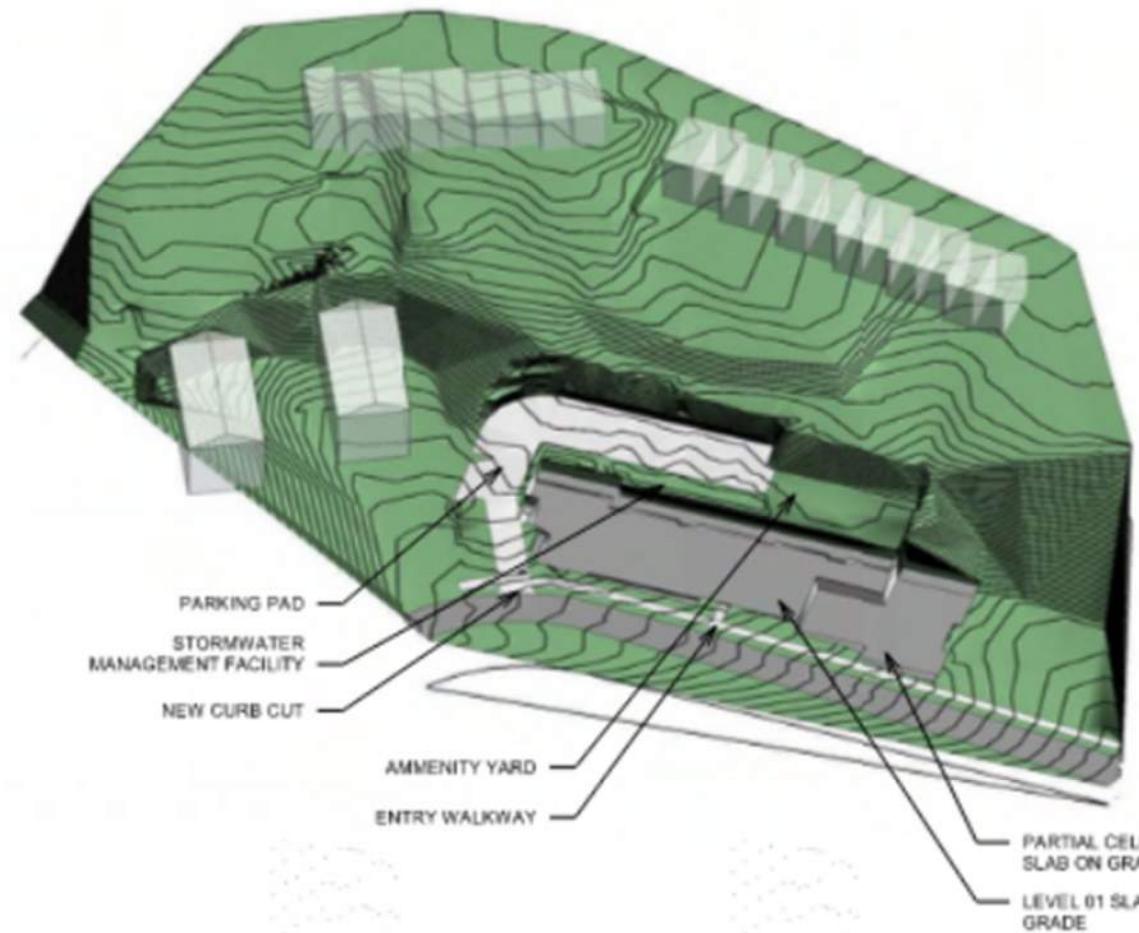
LEGEND

- - - PROPERTY LINE
- ZONE BOUNDARY
- VEHICULAR ACCESS
- ▲ PEDESTRIAN ACCESS

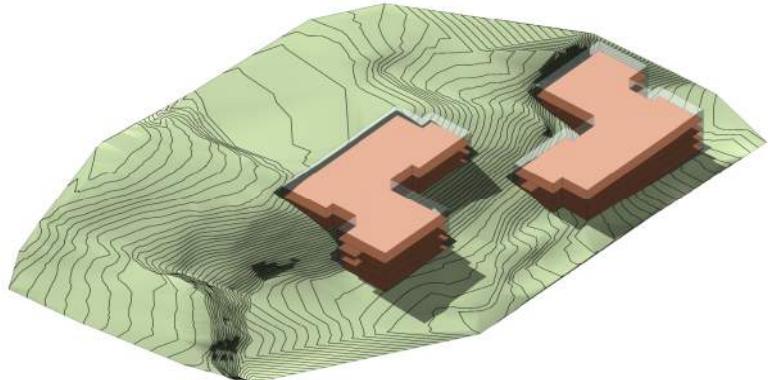
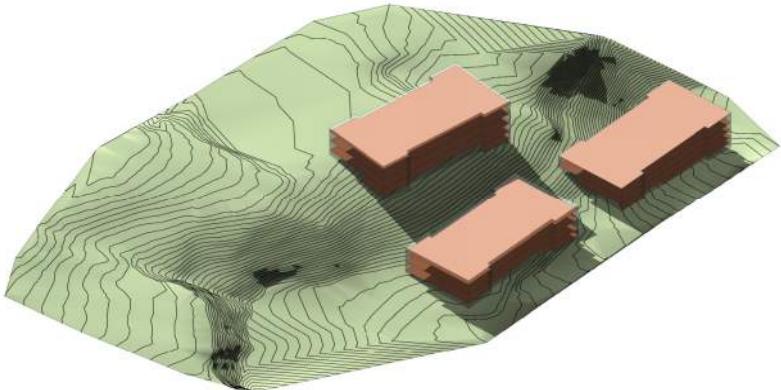
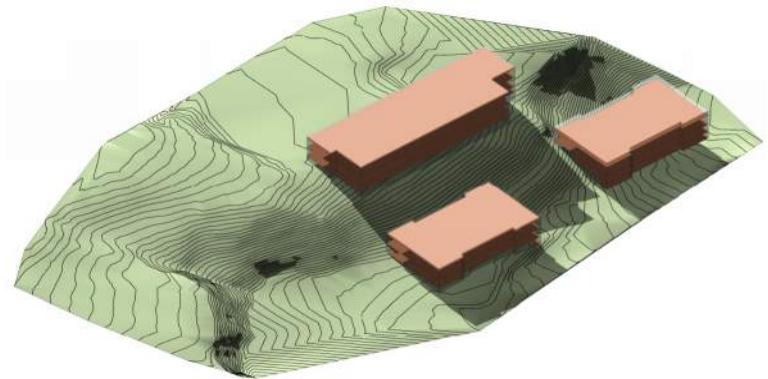
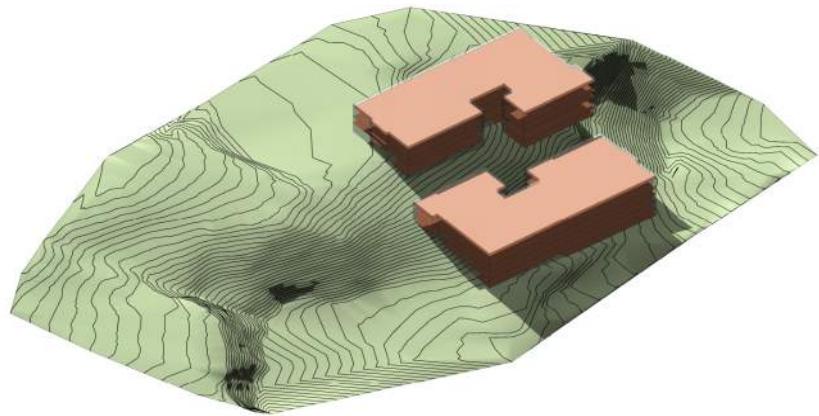
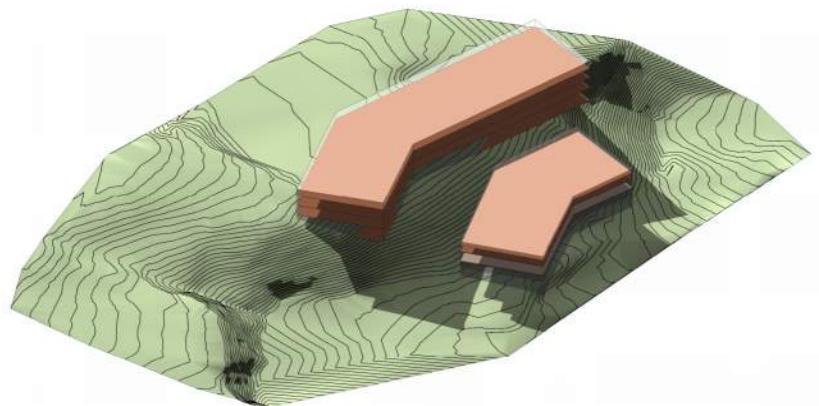
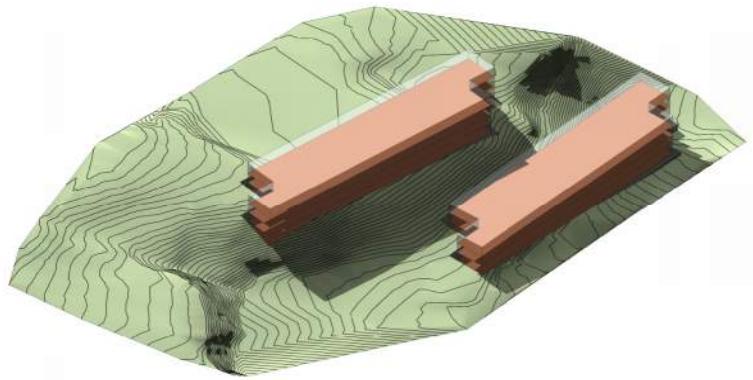
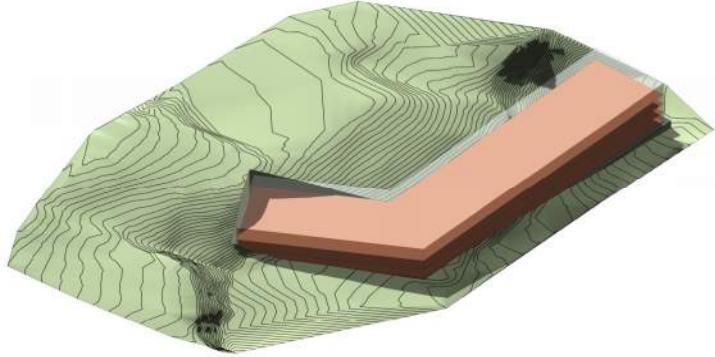
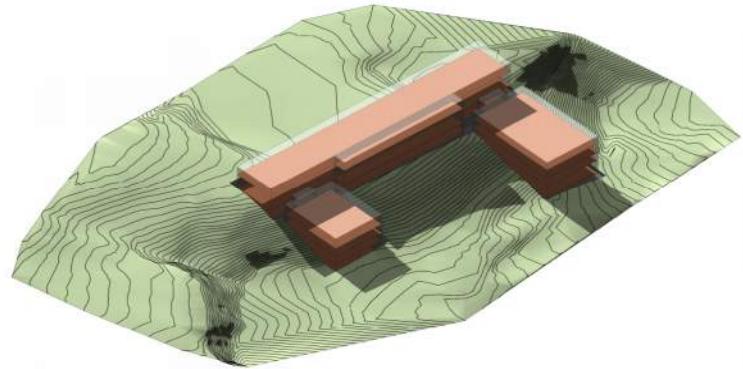




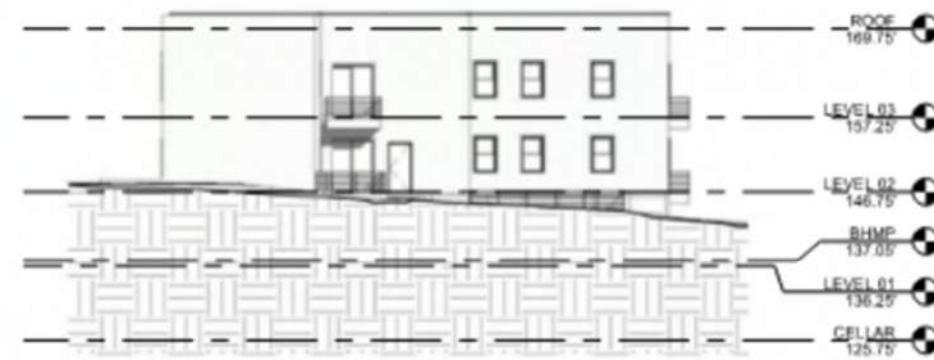
① PRE CONSTRUCTION GRADING



② POST CONSTRUCTION GRADING







③ EXTERIOR ELEVATION - EAST
1" = 20'-0"



④ EXTERIOR ELEVATION - WEST
1" = 20'-0"



② FRONT ELEVATION
1" = 20'-0"



① EXTERIOR ELEVATION - SOUTH
1" = 20'-0"

VIEW OF ENTRY FROM POMEROY RD SE LOOKING WEST

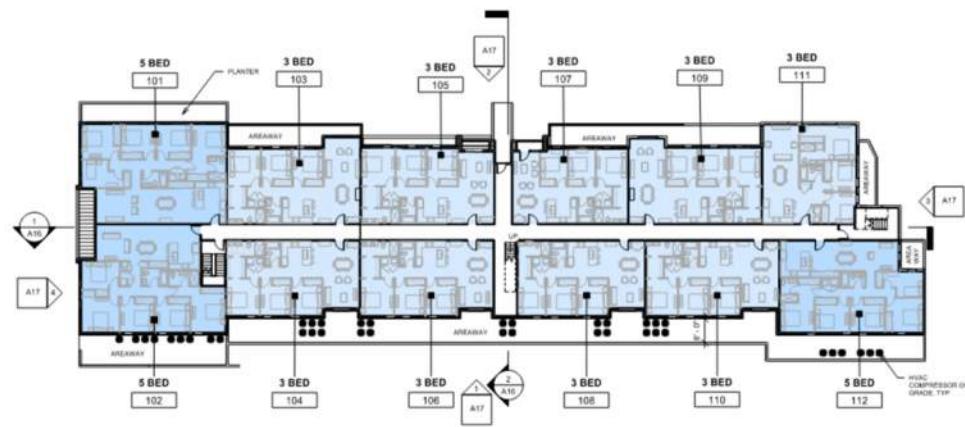


VIEW OF ENTRY FROM POMEROY RD SE

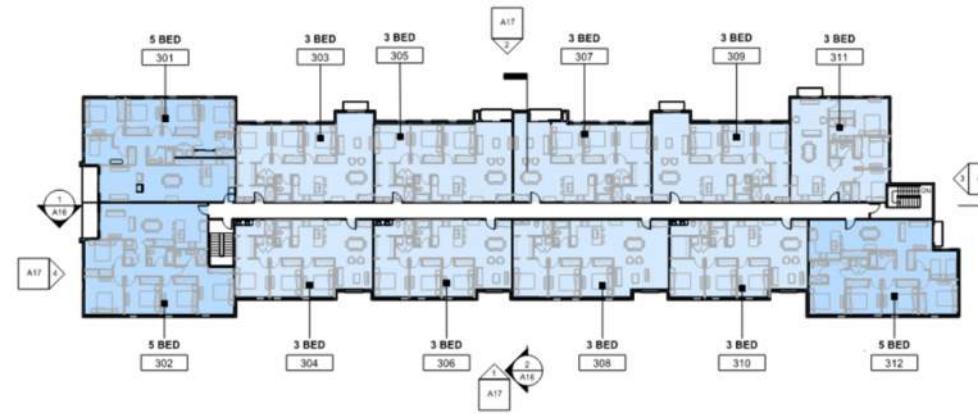


VIEW FROM POMEROY RD SE LOOKING WEST

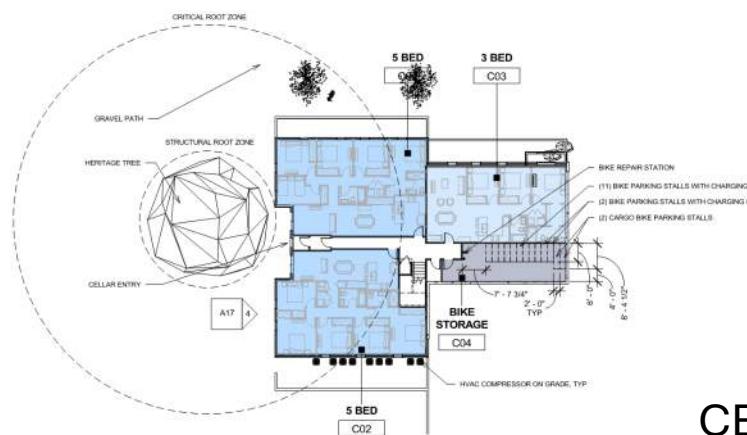




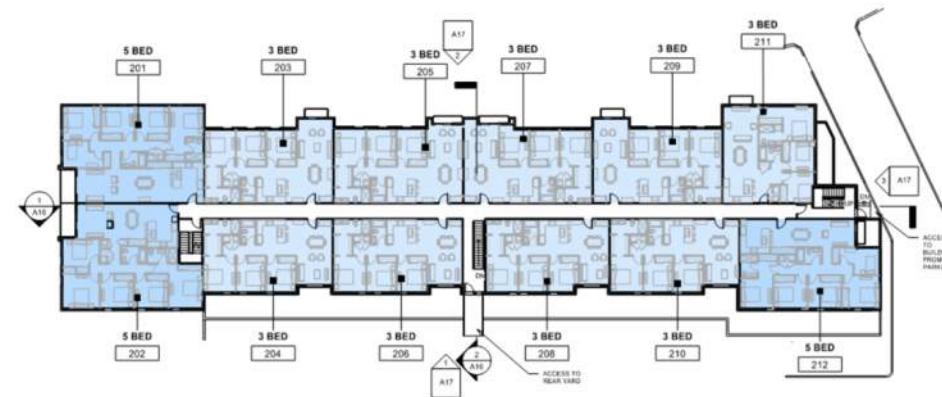
LEVEL 01



LEVEL 03



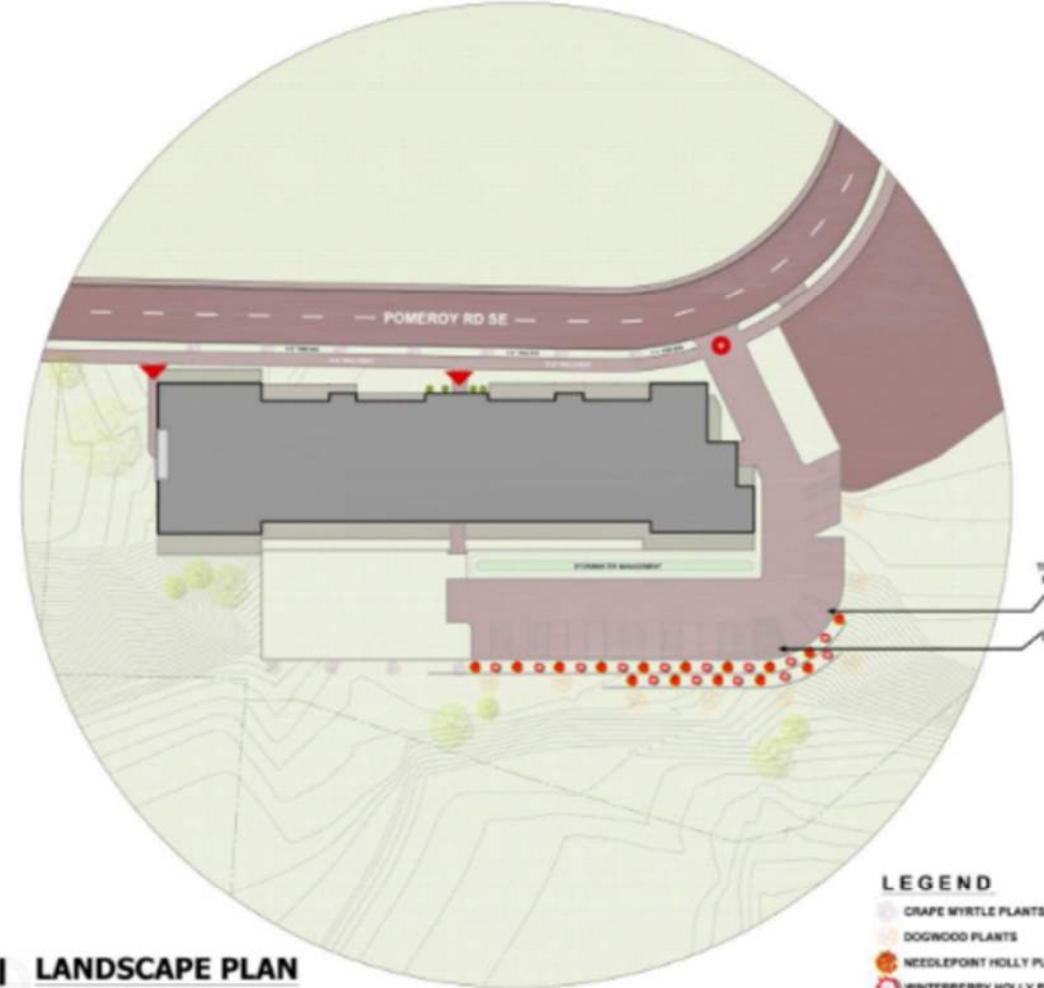
CELLAR



LEVEL 02



VIEW OF AMMENITY AREA IN REAR YARD



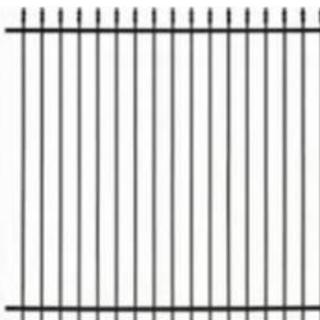
LANDSCAPE PLAN

2424 POMEROY RD SE
NOT TO SCALE

LIST OF PLANTS				
SL. No.	Symbol	Plant Name	Number of Plant	Center to Center Gap
01	●	Crape Myrtle	11	30'-40' (Approx.)
02	■	Dogwood	8	30'-40' (Approx.)
03	●	Needlepoint Holly	15	10'-12' (Approx.)
04	●	Winter Berry Holly	14	10'-12' (Approx.)
05	●	Hydrangea	6	12'-20' (Approx.)

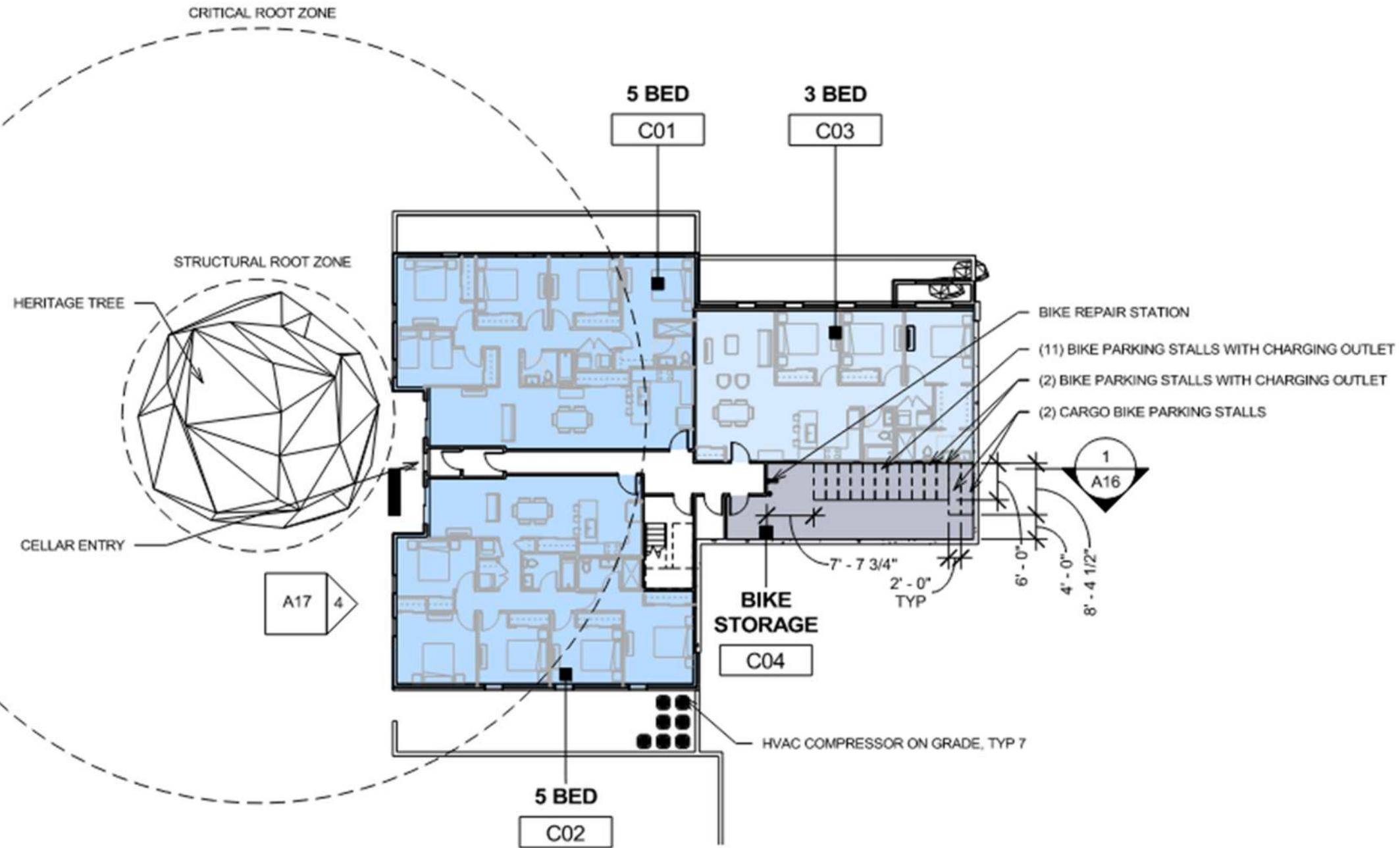
LEGEND

- Crape Myrtle Plants
- Dogwood Plants
- Needlepoint Holly Plants
- Winter Berry Holly Plants
- Hydrangea Plants
- Existing Trees to remain
- Zone Boundary
- Grass
- Vehicular Access
- ▼ Pedestrian Access
- Existing Building



VIEW OF CURB CUT





VIEW OF ENTRY FROM POMEROY RD SE LOOKING EAST

