

PROJECT TITLE

HOUSE ADDITION  
5010 V ST, NORTHWEST,  
WASHINGTON DC.

PERMIT SET

DRAWN BY: PETER .I  
FEBRUARY 2024

CLIENT  
LUNA HOWARD

HOWARD RESIDENCE  
5010 V ST, NW  
WASHINGTON, DC 20007

## PLAT DATA

LOTS 849, SQUARE 1388

N.W. WASHINGTON,  
DISTRICT OF COLUMBIA

MIN. LOT WIDTH= 50'  
MIN. LOT AREA: 5,000 SF  
MAX BLDG. HGT: 40 FEET/ 3 STORIES  
FRONT B.R.L. = ESTABLISHED BUILDING LINE  
MIN. REAR YARD= 25'  
MIN. SIDE YARD= 8'  
MAX LOT OCCUPANCY= 40%  
MIN. PERVIOUS SURFACE COVERAGE= 50%

LOTS 849, SQUARE 1388

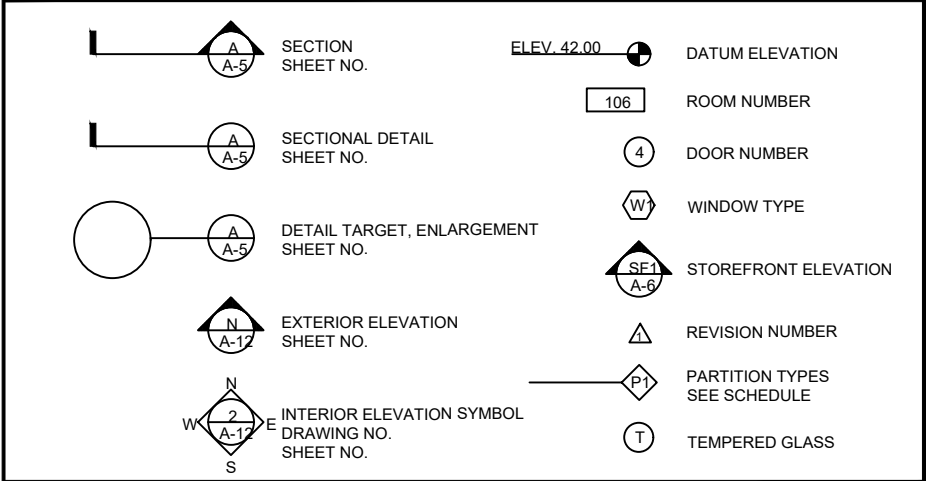
N.W. WASHINGTON,  
DISTRICT OF COLUMBIA

MIN. LOT WIDTH= 50'  
MIN. LOT AREA: 5,000 SF  
MAX BLDG. HGT: 40 FEET/ 3 STORIES  
FRONT B.R.L. = ESTABLISHED BUILDING LINE  
MIN. REAR YARD= 25'  
MIN. SIDE YARD= 8'  
MAX LOT OCCUPANCY= 40%  
MIN. PERVIOUS SURFACE COVERAGE= 50%

CALCULATIONS

| FLOOR AREA                     | EXISTING                                | ADDITION  |   |
|--------------------------------|---|-----------|---|
| FIRST                          | 504 SF                                  | 197 SF    | ZONE R-1-B<br>SINGLE FAMILY RESIDENCE<br>PROJECT SCOPE OF WORK: BUILDING ADDITION |
| SECOND                         | 504 SF                                  | 193.55 SF |   |
| TOTAL                          | 1008 SF                                 | 390.55 SF |   |
| PROPOSED GROSS SQUARE FOOTAGE: | 1451 SF                                 |           |   |
| PROPOSED FOOTPRINT             | 390.55 SF                               |           |   |
| BUILDING WIDTH                 | 20' (NO CHANGE)                         |           |   |
| BUILDING LENGTH                | 35.2' (CHANGE)                          |           |   |
| BUILDING HEIGHT                | ± 22'-1" FROM BACK GRADE TO ROOF FINISH |           |   |
| BUILDING VOLUME                | 15,558 CUBIC FEET                       |           |   |

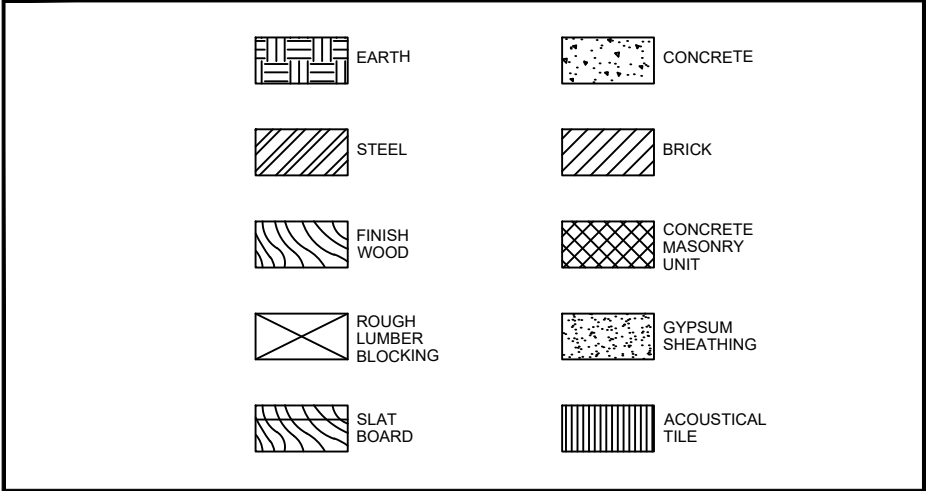
## GRAPHIC SYMBOLS



## LIST OF DRAWINGS

|      |                            |
|------|----------------------------|
| 001  | COVER SHEET                |
| 002  | SPECIFICATIONS             |
| A100 | FLOOR PLANS                |
| A200 | ELEVATIONS                 |
| A300 | BUILDING SECTION & DETAILS |
|      |                            |
| E000 | ELECTRICAL COVER SHEET     |
| E001 | ELECTRICAL FLOOR PLAN      |
|      |                            |
| P000 | PLUMBING COVER SHEET       |
| E001 | PLUMBING FLOOR PLAN        |

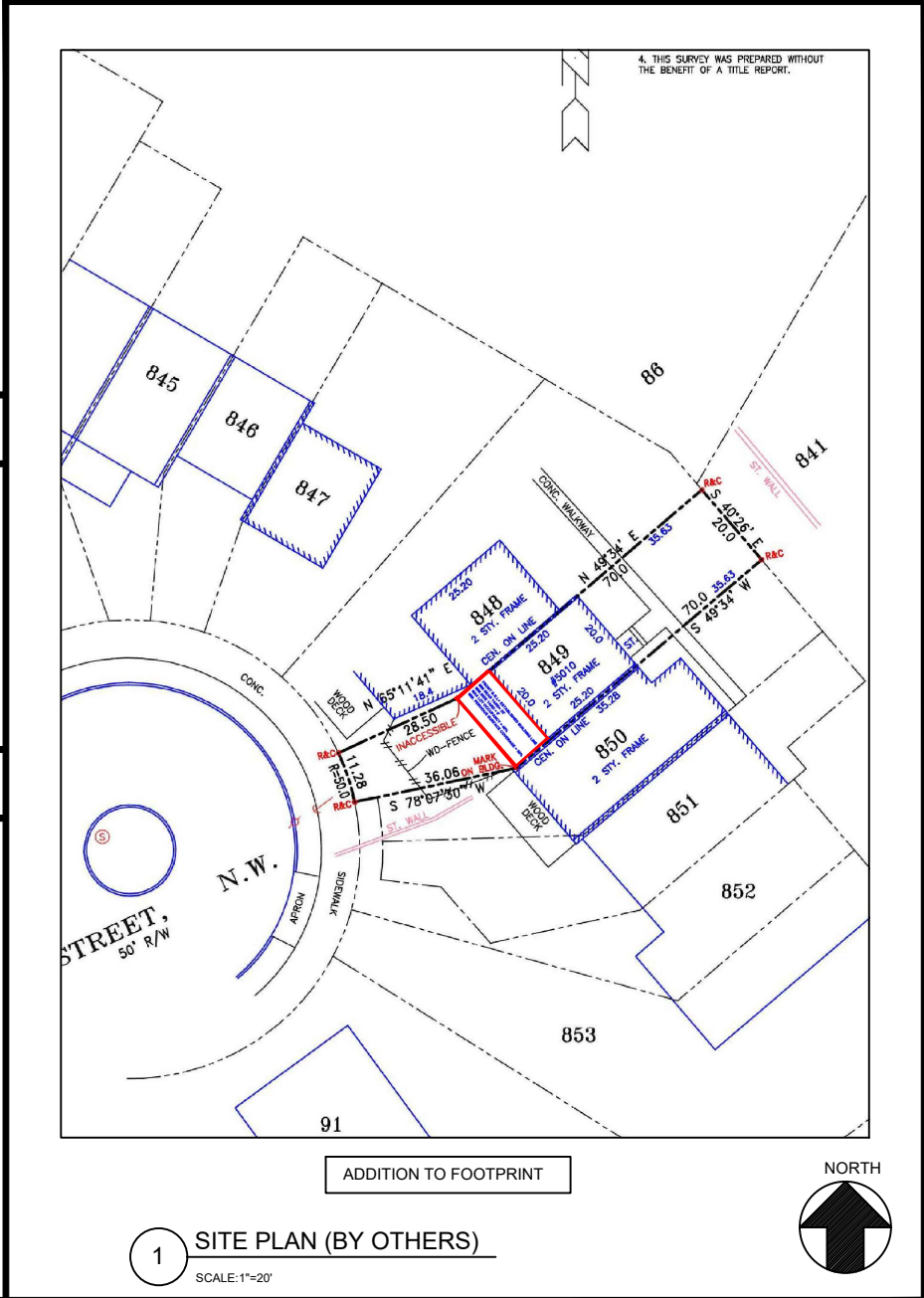
## MATERIAL SYMBOLS



## ABBREVIATIONS

|                        |       |                            |       |                      |       |                    |        |                      |      |
|------------------------|-------|----------------------------|-------|----------------------|-------|--------------------|--------|----------------------|------|
| ABOVE FINISH FLOOR     | APF   | EACH                       | EA    | INTERIOR             | INT   | PLATE              | PL     | VERTICAL             | VERT |
| ADJUST                 | ADJ   | EAST                       | EAS   | PLUMBING             | PLB   | PLASTER            | PLS    | VISIBLE              | VISI |
| ADJUSTABLE             | ADJ   | ELECTRIC, ELECTRICAL       | ELB   | JANITORS CLOSET      | JCT   | PLYWOOD            | PLYMD  | VINYL COMPOSITE TILE | VCT  |
| ALUMINUM               | ALU   | ELEVATOR                   | ELEV  | JOIST                | JST   | PVC                | PVC    | VINYL                | V    |
| AIR HANDLING           | AHU   | ELEVATOR                   | ELEV  | JOIST                | JST   | ROOF               | ROOF   |                      |      |
| AIR HANDLING UNIT      | AHU   | EMERGENCY POWER            | EMER  | JUNCTION BOX         | JBX   | INCH               | INCH   |                      |      |
| ALTERNATE CURRENT      | AC    | ENGINEER                   | ENGR  | LAH                  | LAM   | POINTS PER SQUARE  | PPS    | HALLOWEED            | HS   |
| ALUMINUM               | ALU   | EXHAUST                    | EXH   | LAMINATE             | LAM   | PREFABRICATED      | PREFAB | HEAVY FABRIC         | HFB  |
| ANCHOR BOLT            | AB    | EXHAUST                    | EXH   | LEFT HAND            | LH    | PREFRESSED         | PREFRS | DEPTH                | DETH |
| ANCHOR BOLT            | AB    | EXISTING                   | EXIS  | LIBRARY              | LIB   | PREFLUMBER         | PREFLM | INDOOR               | INDO |
| ARCHITECT              | ARCH  | EXPANSION                  | EXP   | LINEAR FEET          | LF    | QUARRY TILE        | QT     | NITRO                | NITR |
| AVERAGE                | AVG   | EXTERIOR                   | EXT   | LONG LESS HORIZONTAL | LLH   | RADIUS             | RAD    | FEET                 | FT   |
|                        |       |                            |       | LONG LESS VERTICAL   | LLV   | REFRIGERATOR       | REFR   | YARD                 | YD   |
| BEAM                   | BM    | FANFIREWET                 | FFW   |                      |       | REINFORCING        | REINF  |                      |      |
| BOARD                  | BD    | FEET PER MINUTE            | PPM   | MAINTENANCE          | MAINT | RESIST             | RES    |                      |      |
|                        |       | FEET, FOOT                 | FT    | MANUFACTURER         | MFR   | RETURN AIR         | RA     |                      |      |
| CABINET                | CAB   | FISH                       | FI    | MASS                 | MAS   | REWORK             | REW    |                      |      |
| CATALOG                | CAT   | FIRE EXTINGUISHER CAB.     | FE    | MASONRY OPENING      | MO    | ROUGH HAND         | RH     |                      |      |
| CELLING                | CL    | FLOOR                      | FLR   | MASONRY              | MAS   | ROUGH              | ROU    |                      |      |
| CENTERLINE             | CL    | FLUORESCENT                | FLC   | MECHANICAL           | MCH   | ROUGH OPENING      | RO     |                      |      |
| CERAMIC TILE           | CT    | FIRE RATED                 | FR    | MECHANICAL           | MCH   |                    |        |                      |      |
| CLO                    | CLO   | CLOSET                     | CLO   | MEZANINE             | MZ    | SCHEDULE           | SCHD   |                      |      |
| COLUMN                 | COL   | GAUGE                      | GA    | HIGHWAY              | HIGH  | SECTION            | SECT   |                      |      |
| CORNER                 | CRN   | GALLON                     | GA    | MISCELLANEOUS        | MIS   | SERVICE SINK       | SS     |                      |      |
| CONCRETE               | CON   | GALLONS PER MINUTE         | GPM   | MAINTAINED           | MNT   | SIMILAR            | SIM    |                      |      |
| CONCRETE MASONRY UNITS | CMU   | GALV                       | GV    | MILLION              | MIL   | SOAD TRANSMISSION  | STH    |                      |      |
| CONFERENCE             | CONF  | GENERAL CONTRACTOR         | GC    | NOT IN CONTRACT      | NC    | SPECIFICATION      | SPEC   |                      |      |
| COORDINATE             | COOR  | GROUNDING FAULT INTERRUPT. | GFI   | NOT IN CONTRACT      | NC    | SQUARE             | SQ     |                      |      |
| CORNER                 | CRN   | GUTTER                     | GUT   | NOT TO SCALE         | NTS   | STANDARD           | STD    |                      |      |
| COORD. COORD           | COORD | GUTTER HALLBOARD           | GHB   | NISER                | NI    | STAND PIPE         | STP    |                      |      |
| CUBIC FEET             | CF    | HANDICAPPED                | HDCP  | OFFICE               | OFF   | STAINLESS STEEL    | SS     |                      |      |
| CUBIC FEET PER MINUTE  | CFM   | HANDICAPED                 | HDCP  | OFFICE               | OFF   | STATION            | STA    |                      |      |
|                        |       | HANDICAPED                 | HDCP  | ON CENTER            | OC    | STEEL              | STL    |                      |      |
| DEDICATED              | DED   | HORIZONTAL                 | HORZ  | OPENING              | OPN   | STORAGE            | STRG   |                      |      |
| DEPARTMENT             | DEPT  | HEIGHT                     | HGT   | OPPOSITE             | OP    | STRUCTURAL         | STRCT  |                      |      |
| DEPTH                  | DEPT  | HORIZONTAL                 | HORZ  | OVERHEAD             | OV    | SUSPENDED CEILING  | SC     |                      |      |
| DIAGONAL               | DIA   | HOLLOW METAL               | HM    | OVERALL              | OA    |                    |        |                      |      |
| DIAMETER               | DIA   | HOUR                       | HR    | OVERHEAD             | OV    | TELEPHONE          | TEL    |                      |      |
| DIMENSION              | DIM   | HOT WATER HEATER           | HWH   | PAINTED              | PTD   | THICK OR THICKNESS | THK    |                      |      |
| DIMENSIONER            | DMR   | HOUR                       | HR    | PANEL                | PANL  | THRESHOLD          | THRS   |                      |      |
| DN                     | DN    | INCH                       | IN    | PARTITION            | PTH   | TILE               | TIL    |                      |      |
| DOWN                   | DN    | INFORMATION                | INFO  | PERSONICULAR         | PRN   | TO BE SELECTED     | TBS    |                      |      |
| DRAWING                | DRW   | INSIDE DIAMETER            | ID    | PERSONAL COMPUTER    | PC    | TOP                | TOP    |                      |      |
| DRAINING POUNTAIN      | DP    | INSULATED INSULATION       | INSUL | PLASTIC LAMINATE     | PLAM  | TYPICAL            | TYP    |                      |      |

# SITE PLAN



|                     |
|---------------------|
| PROJECT INFORMATION |
|---------------------|

|  |  |   |
|--|--|---|
| <p><u>CLIENT</u><br/>LUNA HOWARD<br/>403 DANBRIDGE S<br/>GAITHERSBURG, MD 20878<br/>(301) 461-1728<br/>LUNANH@AOL.COM</p>  | <p><u>CONTRACTOR</u><br/>TBD</p>   | <p><u>ARCHITECT</u><br/>GTM ARCHITECTS<br/>CONTACT: TAMARA GORODETZKY<br/>7735 OLD GEORGETOWN ROAD<br/>BETHESDA, MD 20814<br/>(240) 333-2043<br/>(240) 333-2000 FAX<br/>tgorodetzky@gtmarchitects.com</p> |
| <p><u>STRUCTURAL ENGINEER</u><br/>RADWAN ASSOCIATES, INC.<br/>CONTACT: GUS RADWAN<br/>8609 WESTWOOD CENTER DR.<br/>SUITE 110<br/>VIENNA, VA 22182<br/>(703) 790-8435<br/>RADWANINC@AOL.COM</p> | <p><u>MEP ENGINEER</u><br/>KK ENGINEERING, LLC<br/>CONTACT: KHALID KHALIFA, P.D., C.E.M.<br/>5305 VILLAGE CENTER DRIVE<br/>SUITE 205<br/>COLUMBIA, MD 21044<br/>443-393-4838 (O)<br/>240-687-2163 (C)<br/>kkhalifa@kkedesign.com<br/>www.kkedesign.com</p> | <p><u>PLANS PREPARED BASED ON THE FOLLOWING CODES:</u><br/>2017 DISTRICT OF COLUMBIA BUILDING CODE<br/><br/>2017 DISTRICT OF COLUMBIA ENERGY<br/>CONSERVATION CODE</p>                                    |

|  |  |   |
|--|--|---|
| <p><u>CLIENT</u><br/>LUNA HOWARD<br/>403 DANBRIDGE S<br/>GAITHERSBURG, MD 20878<br/>(301) 461-1728<br/>LUNANH@AOL.COM</p>  | <p><u>CONTRACTOR</u><br/>TBD</p>   | <p><u>ARCHITECT</u><br/>GTM ARCHITECTS<br/>CONTACT: TAMARA GORODETZKY<br/>7735 OLD GEORGETOWN ROAD<br/>BETHESDA, MD 20814<br/>(240) 333-2043<br/>(240) 333-2000 FAX<br/>tgorodetzky@gtmarchitects.com</p> |
| <p><u>STRUCTURAL ENGINEER</u><br/>RADWAN ASSOCIATES, INC.<br/>CONTACT: GUS RADWAN<br/>8609 WESTWOOD CENTER DR.<br/>SUITE 110<br/>VIENNA, VA 22182<br/>(703) 790-8435<br/>RADWANINC@AOL.COM</p> | <p><u>MEP ENGINEER</u><br/>KK ENGINEERING, LLC<br/>CONTACT: KHALID KHALIFA, P.D., C.E.M.<br/>5305 VILLAGE CENTER DRIVE<br/>SUITE 205<br/>COLUMBIA, MD 21044<br/>443-393-4838 (O)<br/>240-687-2163 (C)<br/>kkhalifa@kkedesign.com<br/>www.kkedesign.com</p> | <p><u>PLANS PREPARED BASED ON THE FOLLOWING CODES:</u><br/>2017 DISTRICT OF COLUMBIA BUILDING CODE<br/><br/>2017 DISTRICT OF COLUMBIA ENERGY<br/>CONSERVATION CODE</p>                                    |

|  |  |   |
|--|--|---|
| <p><u>CLIENT</u><br/>LUNA HOWARD<br/>403 DANBRIDGE S<br/>GAITHERSBURG, MD 20878<br/>(301) 461-1728<br/>LUNANH@AOL.COM</p>  | <p><u>CONTRACTOR</u><br/>TBD</p>   | <p><u>ARCHITECT</u><br/>GTM ARCHITECTS<br/>CONTACT: TAMARA GORODETZKY<br/>7735 OLD GEORGETOWN ROAD<br/>BETHESDA, MD 20814<br/>(240) 333-2043<br/>(240) 333-2000 FAX<br/>tgorodetzky@gtmarchitects.com</p> |
| <p><u>STRUCTURAL ENGINEER</u><br/>RADWAN ASSOCIATES, INC.<br/>CONTACT: GUS RADWAN<br/>8609 WESTWOOD CENTER DR.<br/>SUITE 110<br/>VIENNA, VA 22182<br/>(703) 790-8435<br/>RADWANINC@AOL.COM</p> | <p><u>MEP ENGINEER</u><br/>KK ENGINEERING, LLC<br/>CONTACT: KHALID KHALIFA, P.D., C.E.M.<br/>5305 VILLAGE CENTER DRIVE<br/>SUITE 205<br/>COLUMBIA, MD 21044<br/>443-393-4838 (O)<br/>240-687-2163 (C)<br/>kkhalifa@kkedesign.com<br/>www.kkedesign.com</p> | <p><u>PLANS PREPARED BASED ON THE FOLLOWING CODES:</u><br/>2017 DISTRICT OF COLUMBIA BUILDING CODE<br/><br/>2017 DISTRICT OF COLUMBIA ENERGY<br/>CONSERVATION CODE</p>                                    |

|  |  |   |
|--|--|---|
| <p><u>CLIENT</u><br/>LUNA HOWARD<br/>403 DANBRIDGE S<br/>GAITHERSBURG, MD 20878<br/>(301) 461-1728<br/>LUNANH@AOL.COM</p>  | <p><u>CONTRACTOR</u><br/>TBD</p>   | <p><u>ARCHITECT</u><br/>GTM ARCHITECTS<br/>CONTACT: TAMARA GORODETZKY<br/>7735 OLD GEORGETOWN ROAD<br/>BETHESDA, MD 20814<br/>(240) 333-2043<br/>(240) 333-2000 FAX<br/>tgorodetzky@gtmarchitects.com</p> |
| <p><u>STRUCTURAL ENGINEER</u><br/>RADWAN ASSOCIATES, INC.<br/>CONTACT: GUS RADWAN<br/>8609 WESTWOOD CENTER DR.<br/>SUITE 110<br/>VIENNA, VA 22182<br/>(703) 790-8435<br/>RADWANINC@AOL.COM</p> | <p><u>MEP ENGINEER</u><br/>KK ENGINEERING, LLC<br/>CONTACT: KHALID KHALIFA, P.D., C.E.M.<br/>5305 VILLAGE CENTER DRIVE<br/>SUITE 205<br/>COLUMBIA, MD 21044<br/>443-393-4838 (O)<br/>240-687-2163 (C)<br/>kkhalifa@kkedesign.com<br/>www.kkedesign.com</p> | <p><u>PLANS PREPARED BASED ON THE FOLLOWING CODES:</u><br/>2017 DISTRICT OF COLUMBIA BUILDING CODE<br/><br/>2017 DISTRICT OF COLUMBIA ENERGY<br/>CONSERVATION CODE</p>                                    |

|  |  |   |
|--|--|---|
| <p><u>CLIENT</u><br/>LUNA HOWARD<br/>403 DANBRIDGE S<br/>GAITHERSBURG, MD 20878<br/>(301) 461-1728<br/>LUNANH@AOL.COM</p>  | <p><u>CONTRACTOR</u><br/>TBD</p>   | <p><u>ARCHITECT</u><br/>GTM ARCHITECTS<br/>CONTACT: TAMARA GORODETZKY<br/>7735 OLD GEORGETOWN ROAD<br/>BETHESDA, MD 20814<br/>(240) 333-2043<br/>(240) 333-2000 FAX<br/>tgorodetzky@gtmarchitects.com</p> |
| <p><u>STRUCTURAL ENGINEER</u><br/>RADWAN ASSOCIATES, INC.<br/>CONTACT: GUS RADWAN<br/>8609 WESTWOOD CENTER DR.<br/>SUITE 110<br/>VIENNA, VA 22182<br/>(703) 790-8435<br/>RADWANINC@AOL.COM</p> | <p><u>MEP ENGINEER</u><br/>KK ENGINEERING, LLC<br/>CONTACT: KHALID KHALIFA, P.D., C.E.M.<br/>5305 VILLAGE CENTER DRIVE<br/>SUITE 205<br/>COLUMBIA, MD 21044<br/>443-393-4838 (O)<br/>240-687-2163 (C)<br/>kkhalifa@kkedesign.com<br/>www.kkedesign.com</p> | <p><u>PLANS PREPARED BASED ON THE FOLLOWING CODES:</u><br/>2017 DISTRICT OF COLUMBIA BUILDING CODE<br/><br/>2017 DISTRICT OF COLUMBIA ENERGY<br/>CONSERVATION CODE</p>                                    |

[illegible]

| PERMIT SET               | JULY 19, 2023 |
|--------------------------|---------------|
| <u>Issue Description</u> | <u>Date</u>   |

---

*Project No.* 011.024

Checked By \_\_\_\_\_  
 Drawn By \_\_\_\_\_ Peter I

Scale As Shown

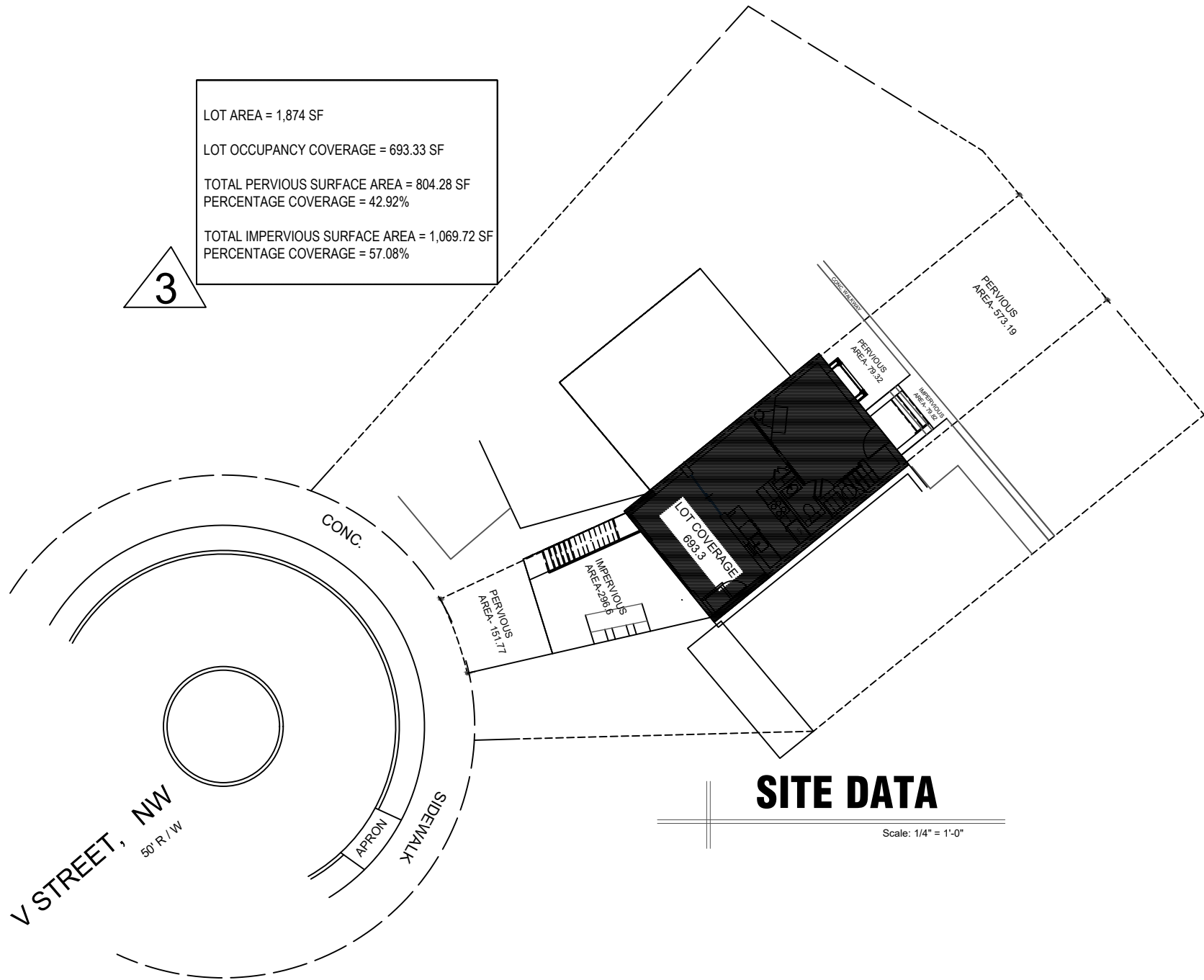
---

---

SHEET TITLE

COVER SHEET

SHEET NO. **A-01**



CONSTRUCTION NOTES

**NOTE:**  
1. UNLESS INDICATED OTHERWISE, DIMENSIONS ARE TO FACE OF FRAMING  
2. VERIFY ALL EXTERIOR RISER + TREAD DIMENSIONS IN THE FIELD  
3. PROVIDE UNFACED R-19 FIBERGLASS BATTS IN WALLS, CEILING, + FLOOR OF THE FOLLOWING ROOMS:  
BATH 203

WALL TYPES

TYPICAL NEW EXTERIOR WALL: 10" CONC. WALL; SEE FOUNDATION PLAN, SHEET S004; FUR WHERE SHOWN W/ 2X6 STUDS @ 16" O.C., R-15 CLOSED CELL SPRAY FOAM INSUL. & 1/2" GYP. BD.  
TYPICAL NON-BEARING INTERIOR PARTITION: 2"x4" STUDS 16" O.C. W/ 1/2" GYP. BD. EACH SIDE; INCREASE WALL THICKNESS AS SHOWN TO ALIGN FINISHES

Consultant



PROJECT

**HOWARD  
RESIDENCE**  
5010 V ST, NW WASHINGTON DC

CLIENT

**LUNA  
HOWARD**  
DEVELOPER

|  |  |
|--|--|
|  |  |
|  |  |
|  |  |
|  |  |
|  |  |

|                   |              |
|-------------------|--------------|
| REVISED SET       | DEC 18, 2024 |
| Issue Description | Date         |

|             |          |
|-------------|----------|
| Project No. | 011.024  |
| Checked By  |          |
| Drawn By    | Peter I  |
| Scale       | As Shown |

SHEET TITLE

SITE DATA

SHEET NO.

**A-03**

DISTRICT OF COLUMBIA GOVERNMENT  
OFFICE OF THE SURVEYOR

Washington, D.C., July 12, 2024

Plat for Building Permit of :

SQUARE 1388 LOT 104

Scale: 1 inch = 20 feet

Recorded in Book 222 Page 24

Receipt No. 24-04335

Drawn by: A.S.

Furnished to: LUNA HOWARD

"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]*  
For Surveyor, D.C.

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 two years 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).

Signature: \_\_\_\_\_  
Date: 10/30/24 \_\_\_\_\_

Printed Name: Nga Howard Relationship to Lot Owner: Owner

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

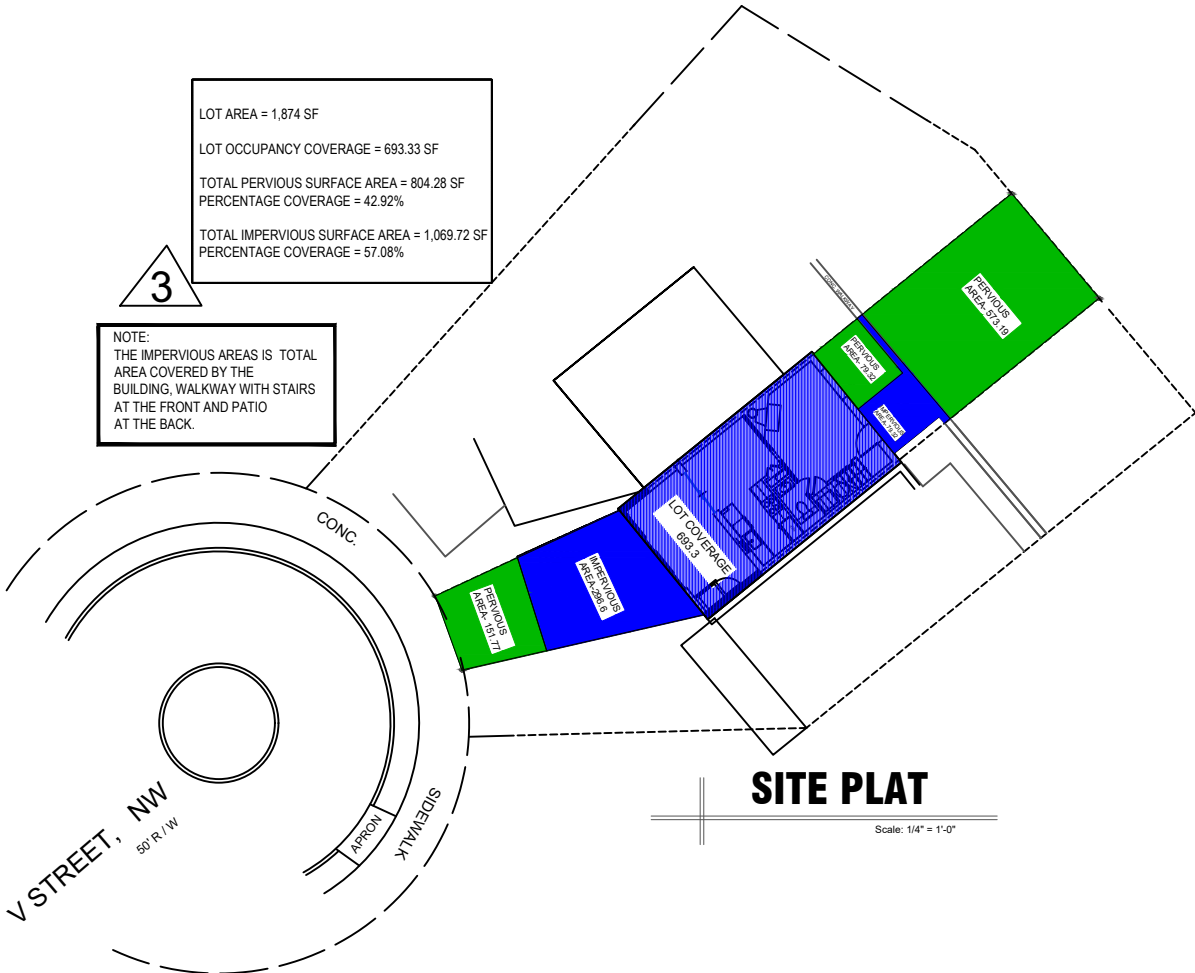
0 10 30 60 100

SCALE: 1:20

SR-24-04335(2024)

SHEET 1 OF 2

SQUARE 1388



SR-24-04335(2024)

SHEET 2 OF 2

Consultant



PROJECT

HOWARD  
RESIDENCE  
5010 V ST, NW WASHINGTON DC

CLIENT

LUNA  
HOWARD  
DEVELOPER

REVISED SET  
Issue Description  
DEC 18, 2024  
Date

Project No. 011.024

Checked By

Drawn By Peter I

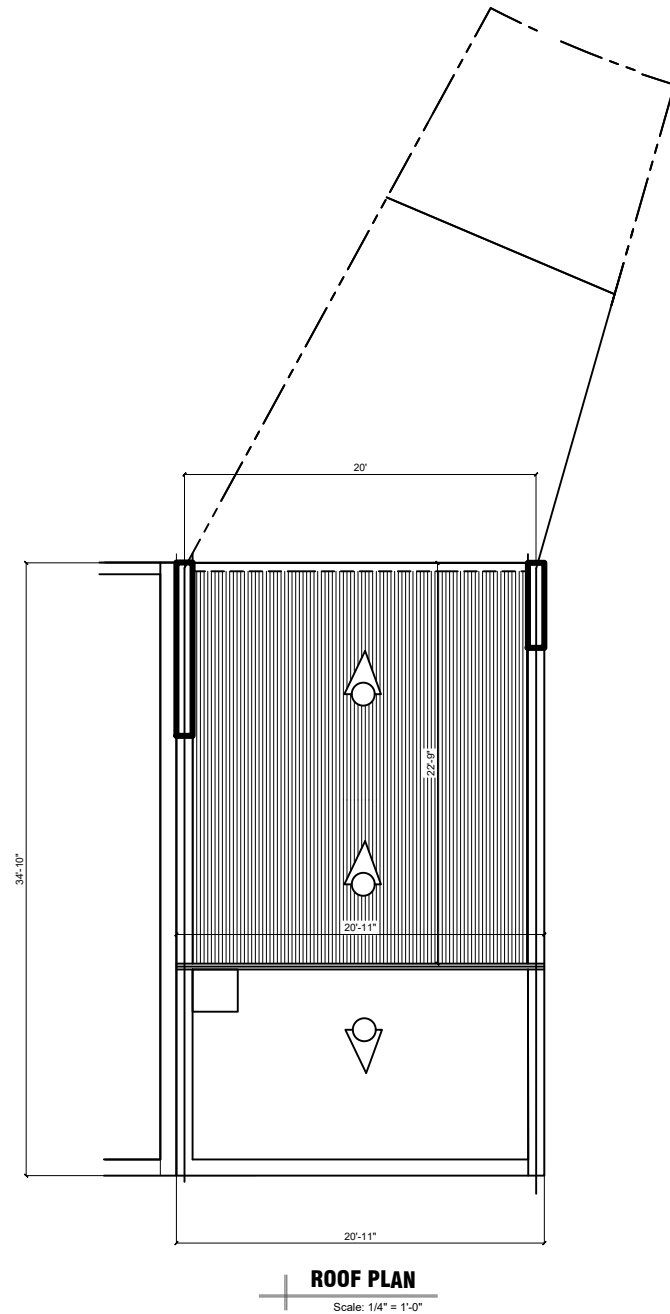
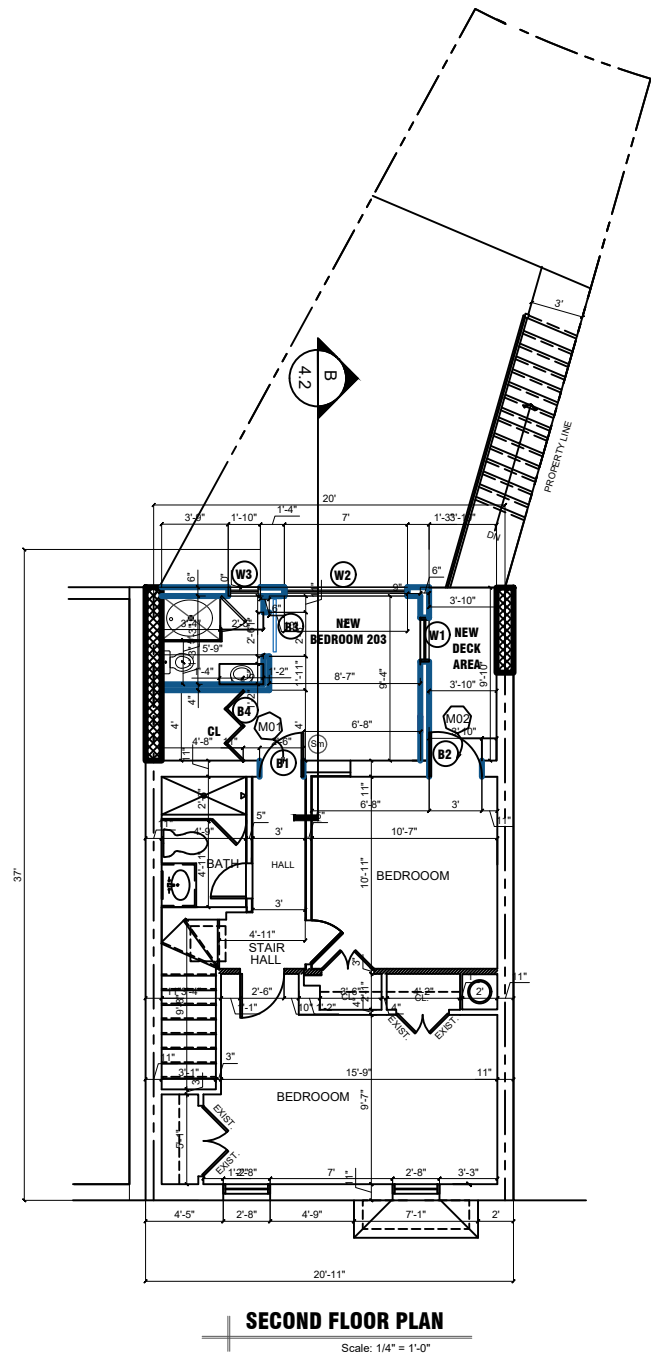
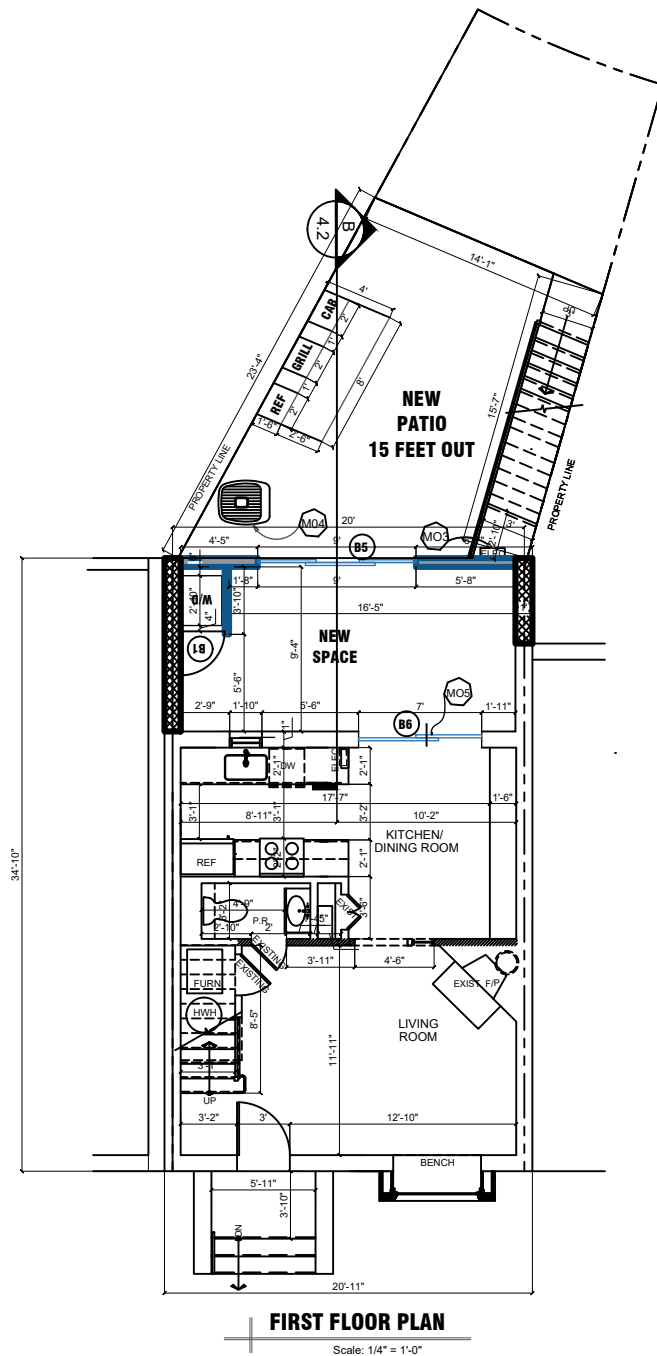
Scale As Shown

SHEET TITLE

ELEVATION

SHEET NO.

P-01



## CONSTRUCTION NOTES

- M01 WASHER /DRYER ON OVERFLOW PAN AND FLOOR DRAIN, TO BE REMOVED TO CREATE DOORWAY INTO NEW BEDROOM
- M02 EXISTING WINDOW TO BE REMOVED AND DOOR WAY CREATED TO ALLOW PASSAGE TO DECK
- M03 PROPOSED METER LOCATION
- M04 PROPOSED CONDENSING UNIT LOCATION
- M05 REMOVAL OF OLD DOOR AND A NEW ONE INTRODUCED.

## KEY

- NEW CONC. WALL
- EXISTING WALL
- NEW FRAME WALL

- (S/CM) SMOKE/ CARBON MONOXIDE DETECTOR; HARDWIRED W/ OTHER ALARM DEVICES
- (SD) SMOKE DETECTOR; HARDWIRED W/ OTHER ALARM DEVICES

## NOTE:

- UNLESS INDICATED OTHERWISE, DIMENSIONS ARE TO FACE OF FRAMING
- VERIFY ALL EXTERIOR RISER + TREAD DIMENSIONS IN THE FIELD
- PROVIDE UNFACED R-19 FIBERGLASS BATTS IN WALLS, CEILING, + FLOOR OF THE FOLLOWING ROOMS: BATH 203

## WALL TYPES

TYPICAL NEW EXTERIOR WALL: 10" CONC. WALL; SEE FOUNDATION PLAN, SHEET S004; FUR WHERE SHOWN W/ 2X6 STUDS @ 16" O.C., R-15 CLOSED CELL SPRAY FOAM INSUL. & 1/2" GYP. BD.

TYPICAL NON-BEARING INTERIOR PARTITION; 2"x4" STUDS 16" O.C. W/ 1/2" GYP. BD. EACH SIDE; INCREASE WALL THICKNESS AS SHOWN TO ALIGN FINISHES

Consultant



PROJECT

# HOWARD RESIDENCE

5010 V ST, NW WASHINGTON DC

CLIENT

LUNA  
HOWARD  
DEVELOPER

REVISED SET  
Issue Description

DEC 18, 2024  
Date

Project No. 011.024

Checked By

Drawn By Peter I

Scale As Shown

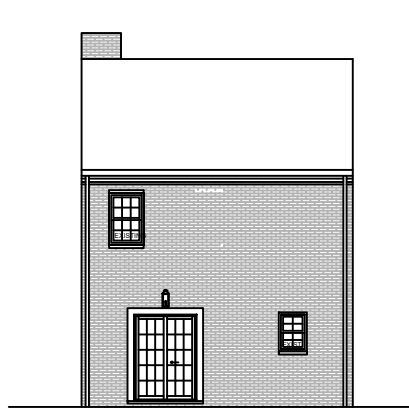
SHEET TITLE

FIRST FLOOR,  
SECOND FLOOR  
& ROOF PLAN

SHEET NO.

A-04

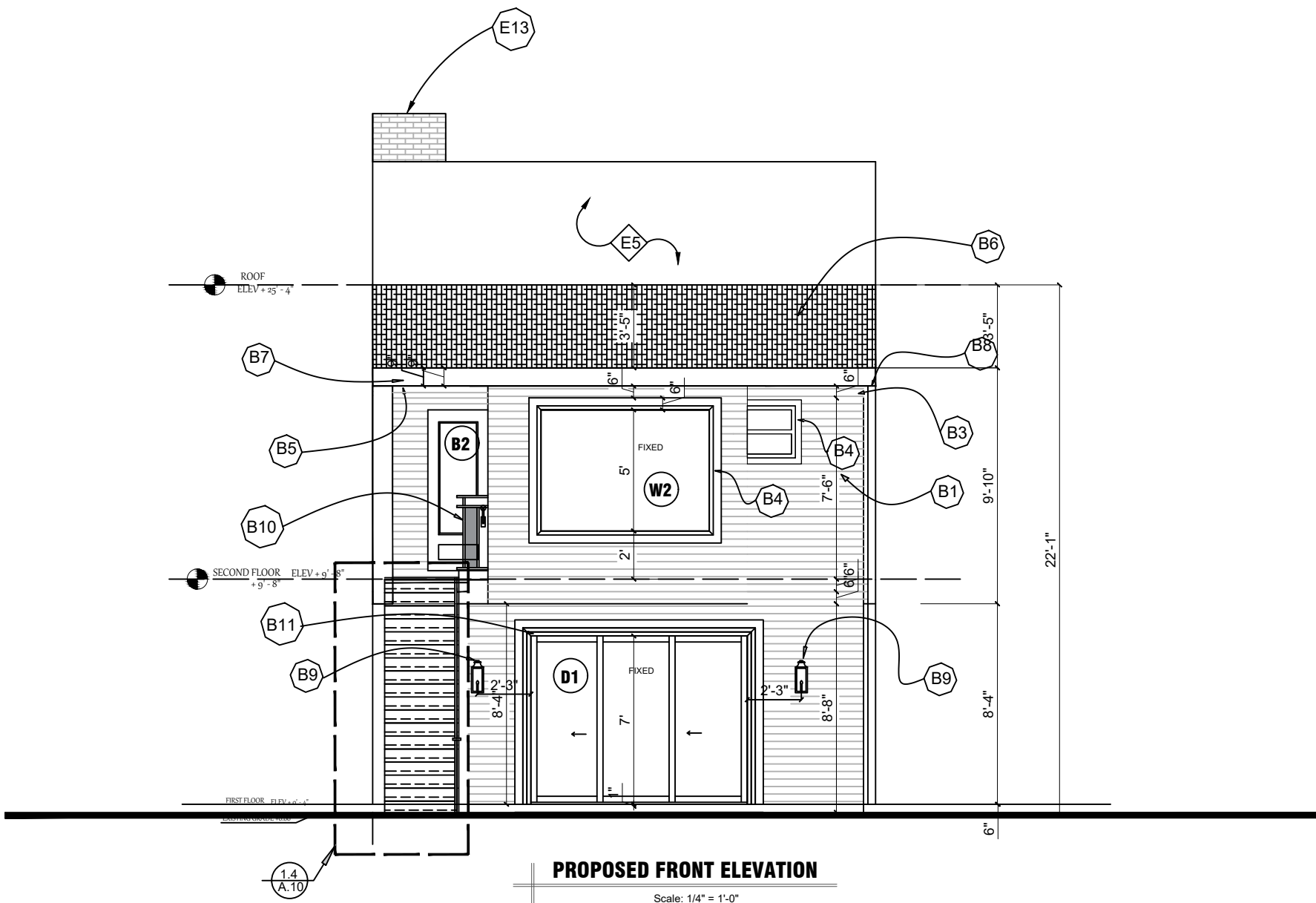




3 EXISTING REAR ELEVATION



3 EXISTING FRONT ELEVATION



PROPOSED FRONT ELEVATION

Scale: 1/4" = 1'-0"

## ELEVATION NOTES

- B1 HARDI PLANK SLIDING FINISH, TBS
- B2 EXISTING WINDOW REMOVED & REPLACE WITH A DOOR
- B3 ENGINEERING TRIM FRIEZE BOARD, TBS
- B4 6 INCHES TRIM AROUND PICTURE WINDOW, TBS
- B5 1 FOOT VINYL SOFFIT @ BOTTOM OF EVE, TBS
- B6 ROOF SHINGLES SEE ARCHITECTURAL FOR DETAILS
- B7 2X9" VINYL FASCIA, SAND AND PAINT SMOOTH
- B8 GUTTERS & DOWNSPOUTS, TBS
- B9 EXTERIOR LIGHT FIXTURES, T.B.S.
- B10 HANDRAIL @ 48" FROM FLOOR FINISH
- B11 6 INCHES TRIM AROUND EXIST DOOR, TBS
- E13 EXISTING CHIMNEY

Consultant



PROJECT

# HOWARD RESIDENCE

5010 V ST, NW WASHINGTON DC

CLIENT

LUNA  
HOWARD

DEVELOPER

REVISED SET DEC 18, 2024  
Issue Description Date

Project No. 011.024

Checked By

Drawn By Peter I

Scale As Shown

SHEET TITLE

ELEVATION

SHEET NO.

A-06

### NOTE:

1. VERIFY ALL EXTERIOR RISER & TREAD DIMENSIONS IN FIELD

## GENERAL AZEK TRIM NOTES

GLUE ALL AZEK TO AZEK JOINTS SUCH AS WINDOW SURROUNDS, LONG FASCIA RUNS, ETC., WITH AZEK ADHESIVE TO PREVENT JOINT SEPARATION.

THE GLUE JOINT SHOULD BE SECURED WITH A FASTENER AND/OR FASTENED ON EACH SIDE OF THE JOINT TO ALLOW ADEQUATE BONDING TIME.

AZEK ADHESIVE HAS A WORKING TIME OF 10 MINUTES AND WILL BE FULLY CURED IN 24 HOURS.

IF STANDARD PVC CEMENTS ARE USED, KEEP IN MIND THESE PRODUCTS TYPICALLY CURE QUICKLY WHICH WILL RESULT IN LIMITED WORKING TIME AND MAY REDUCE ADHESIVE STRENGTH. AS SUCH THEY ARE NOT ACCEPTABLE.

FOR BEST RESULTS, SURFACES TO BE GLUED SHOULD BE SMOOTH, CLEAN AND IN COMPLETE CONTACT WITH EACH OTHER.

TO BOND AZEK TO OTHER SUBSTRATES, VARIOUS ADHESIVES MAY BE USED. CONSULT ADHESIVE MANUFACTURER TO DETERMINE SUITABILITY.

AZEK PRODUCTS EXPAND AND CONTRACT WITH CHANGES IN TEMPERATURE.

PROPERLY FASTENING AZEK MATERIAL ALONG ITS ENTIRE LENGTH WILL MINIMIZE EXPANSION AND CONTRACTION.

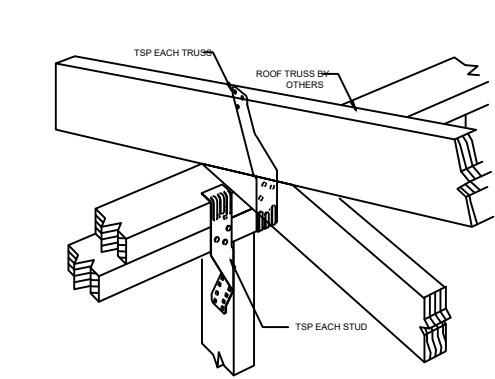
WHEN PROPERLY FASTENED, ALLOW 1/8" PER 18 FOOT OF AZEK PRODUCT FOR EXPANSION AND CONTRACTION. JOINTS BETWEEN PIECES OF AZEK SHOULD BE GLUED TO ELIMINATE JOINT SEPARATION. SEE "GLUING" DIAGRAM BELOW.



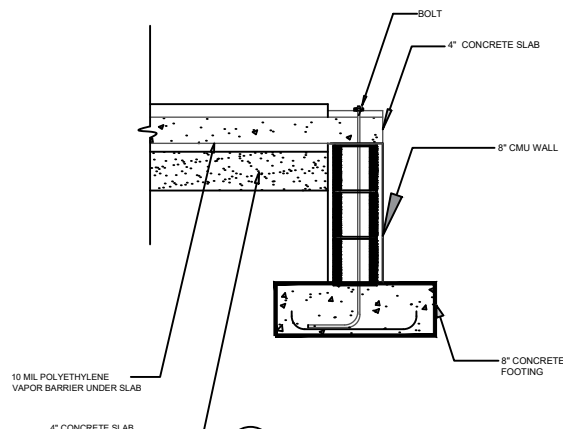
WHEN GAPS ARE GLUED ON A LONG RUN OF AZEK, ALLOW EXPANSION AND CONTRACTION SPACE AT ENDS OF THE RUN.

INSTALL PER AZEK.

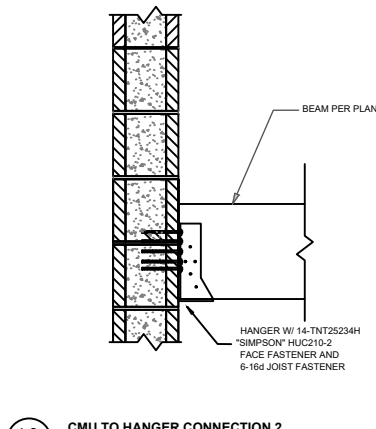
FOR ADDITIONAL INFORMATION: VISIT WWW.AZEK.COM OR CALL 877-ASK-AZEK.



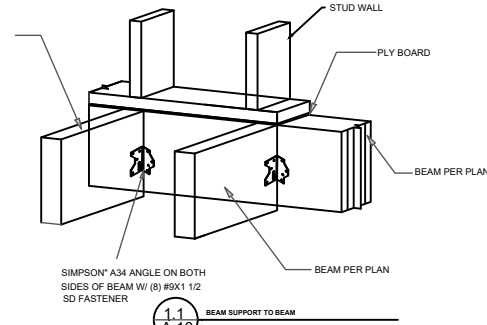
1.2  
A.10 STUD WALL TO TRUSS CONNECTION DETAIL  
NOT TO SCALE



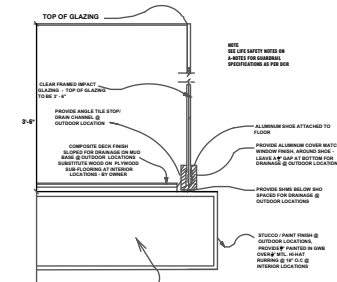
1  
A.10 FOUNDATION DETAIL  
1 1/2" = 1'-0"



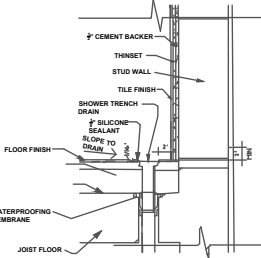
1.3  
A.10 CMU TO HANGER CONNECTION 2  
1 1/2" = 1'-0"



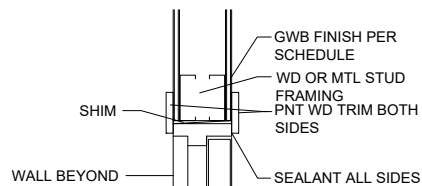
1.1  
A.10 BEAM SUPPORT TO BEAM  
1" = 1'-0"



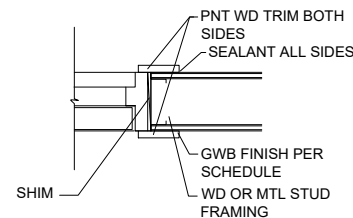
GLASS RAILING DETAIL  
1 1/2" = 1'-0"



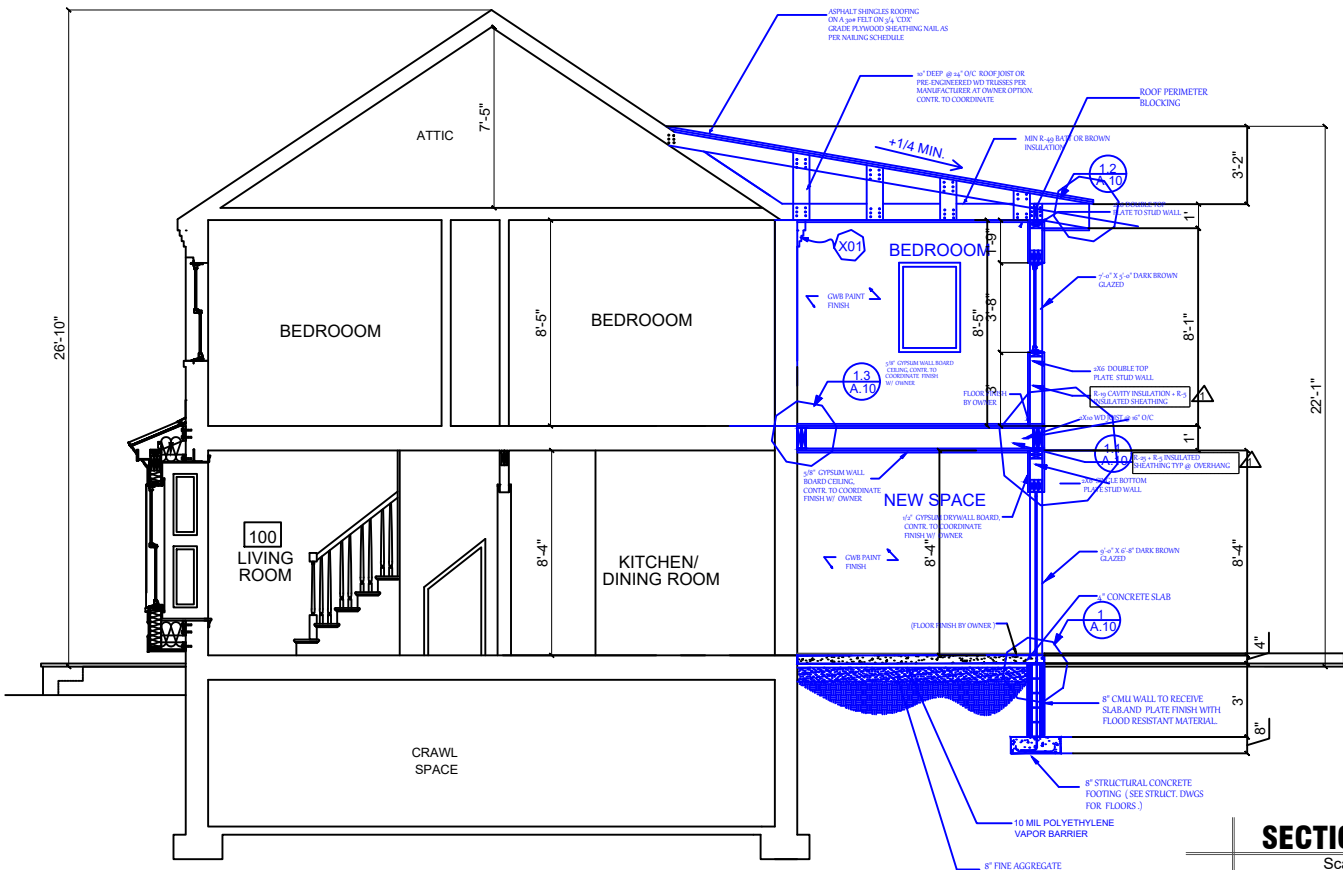
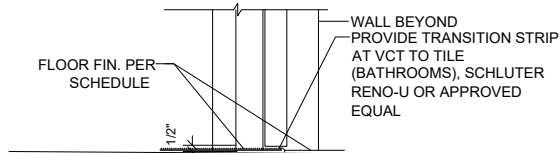
SHOWER DRAIN DETAIL  
1 1/2" = 1'-0"



HEAD



JAMB



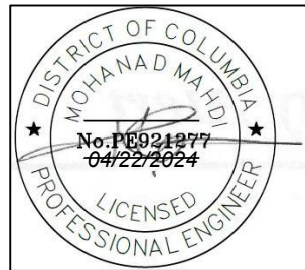
SECTION B-B

Scale: 1/4" = 1'-0"

## CONSTRUCTION NOTES

- M01 WASHER /DRYER ON OVERFLOW PAN AND FLOOR DRAIN, TO BE REMOVED TO CREATE DOORWAY INTO NEW BEDROOM
- M02 EXISTING WINDOW TO BE REMOVED AND DOOR WAY CREATED TO ALLOW PASSAGE TO DECK
- M03 PROPOSED METER LOCATION
- M04 PROPOSED CONDENSING UNIT LOCATION
- M05 REMOVAL OF OLD DOOR AND A NEW ONE INTRODUCED.

Consultant



# HOWARD RESIDENCE

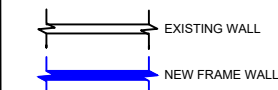
5010 V ST, NW WASHINGTON DC

PROJECT

CLIENT

LUNA  
HOWARD  
DEVELOPER

## KEY



(S/CM) SMOKE/ CARBON MONOXIDE DETECTOR; HARDWIRED W/ OTHER ALARM DEVICES

(SM) SMOKE DETECTOR; HARDWIRED W/ OTHER ALARM DEVICES

## NOTE:

- UNLESS INDICATED OTHERWISE, DIMENSIONS ARE TO FACE OF FRAMING
- VERIFY ALL EXTERIOR RISER + TREAD DIMENSIONS IN THE FIELD
- PROVIDE UNFACED R-19 FIBERGLASS BATTS IN WALLS, CEILING, + FLOOR OF THE FOLLOWING ROOMS: BATH 203

## WALL TYPES

TYPICAL NEW EXTERIOR WALL: 10" CONC. WALL; SEE FOUNDATION PLAN, SHEET S004; FUR WHERE SHOWN W/ 2X6 STUDS @ 16" O.C., R-15 CLOSED CELL SPRAY FOAM INSUL. & 1/2" GYP. BD.

TYPICAL NON-BEARING INTERIOR PARTITION; 2"x4" STUDS 16" O.C. W/ 1/2" GYP. BD. EACH SIDE; INCREASE WALL THICKNESS AS SHOWN TO ALIGN FINISHES

REVISED SET  
Issue Description

DEC 18, 2024  
Date

Project No. 011.024

Checked By

Drawn By Peter I

Scale As Shown

SHEET TITLE

SECTION B-B

SHEET NO.

A-07