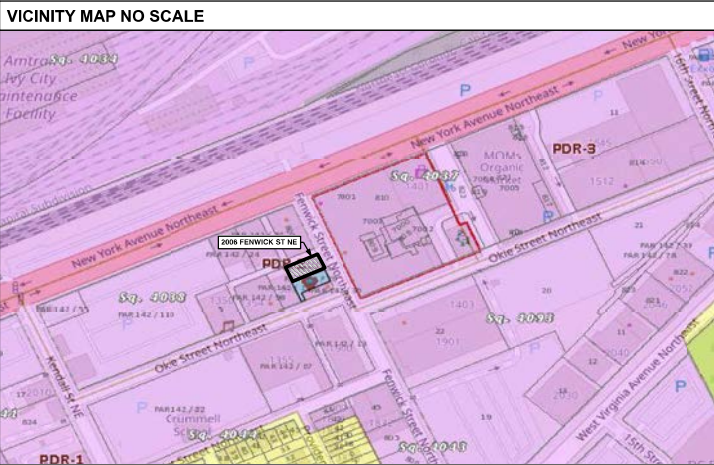


Tab A

ALTERATIONS TO:
**2006 FENWICK STREET NE
WASHINGTON DC 20002**

PROJECT TEAM	OWNER REPRESENTATIVE	DESIGN & PROJECT COORDINATOR	ARCHITECT CONSULTANT	MEP ENGINEER	STRUCTURAL ENGINEER
	NAVYF ISSA	David Rosenberg Rosenberg Design 5355 20TH ST NW Washington DC 20015 (301) 996-5597 dave@rosenbergdesign.net	Gayll Worsley I W&W Associates Architects PC 3509 Illinois Ave NW Washington DC 20011 o: 202-291-1666 f: 202-291-1668	Thomas Foulkes PE LEED 1862 Wyoming Ave NW Unit 2 Washington DC 20009 (410) 262-1806	Michael Ajmalia PE LEED AP 8755 Business Pkwy Suite 209 Elkridge MD 21075 (301) 275-8871



GENERAL INFORMATION EXISTING BUILDINGS	
2006 FENWICK EXISTING BUILDING INFORMATION	
LOT SQUARE:	LOT: 0142 SQUARE 0015
HISTORIC:	NO
ZONING:	PDR-2
USE GROUP:	B BUSINESS PREVIOUS AUTO SHOP
CONSTRUCTION TYPE	3B
BUILDING HEIGHT:	28 FT
GROSS BUILDING AREA:	4380 SQUARE FT
LOAD BEARING SYSTEM:	EXTERIOR MASONRY BEARING WALLS
SPRINKLERED:	NO
HANDICAPPED ADA:	YES

SHEET INDEX	
ARCHITECTURE AND DESIGN	
A0.0 COVER	
A0.1 SCHEDULES	
A0.2 NOTES	
A0.3 ADA	
A0.4 WALL TYPES	
A0.5 EXIT DIAGRAMS	
A0.6 EXISTING DEMO	
A1.0 PLAN	
A1.2 POWER LV	
A1.3 STOREFRONT	
A1.4 ROOF PLAN	
A2.0 RCP	
A3.0 ELEVATIONS	
A3.1 ELEVATIONS	
A3.2 ELEVATIONS	
A3.3 ELEVATIONS	
A4.0 DETAILS BAR	
ELECTRICAL	
E0.1 LEGEND & SCHEDULES	
E1.0 LIGHTING	
E2.0 POWER	
E2.1 ROOFPLAN	
E3.0 PANEL SCHEDULES	
E4.0 RISER DETAILS	
MECHANICAL	
M0.1 - LEGEND AND NOTES	
M1.0 - HVAC PLANS	
M1.1 - ROOFPLAN	
PLUMBING	
M2.0 - SANITARY PLANS	
M2.1 - PLUMBING SUPPLY PLANS	
M3.0 - RISER DIAGRAMS	
M4.0 - DETAIL	
M5.0 - SCHEDULES	
STRUCTURAL	
S700 GENERAL NOTES	
S701 FIRST FLOOR DEMOLITION	
S702 ROOF DEMOLITION	
S703 PROPOSED FIRST FLOOR	
S704 PROPOSED ROOF FRAMING PLAN	
S705 PROPOSED OFFICE FLOOR PLAN	
S706 WALL OPENING DETAILS	
S801 SECTIONS AND DETAILS II	
S850 TYPICAL DETAILS	
S851 TYPICAL DETAILS II	

PROJECT SCOPE	
CHANGE OF USE AND OCCUPANCY CONVERSION OF B USE AUTOMOTIVE REPAIR AND SALES SHOP TO A2 USE BAR & LOUNGE WITH ACCESSORY ART GALLERY SPACE NEW MECHANICAL SYSTEM NEW SPINKLER & FIRE SYSTEMS UPGRADED WATER AND ELECTRICAL SERVICES	

CODE RELATED INFORMATION SUMMARY			
DISTRICT OF COLUMBIA APPLICABLE CODES			
2017 ICC INTERNATIONAL BUILDING CODE (IBC) & MBRC MECHANICAL: 2017 ICC INTERNATIONAL MECHANICAL CODE (IMC) ELECTRICAL: NATIONAL ELECTRIC CODE (NEC) 2017 FIRE ALARM : NFPA70/2014, COMAR NFPA 72/2007, COMAR NFPA72/2013 ENERGY: 2017 ICC INTERNATIONAL ENERGY CONSERVATION CODE (IECC) FUEL GAS: 2017 ICC INTERNATIONAL FUEL GAS CODE DCMR TITLE 12			
IBC 2017 & NFPA 70/2014	EXISTING BUILDING	EXISTING SPACE	PROPOSED SPACE
IBC USE GROUP	B	B	A
NFPA 70/2014 OCCUPANCY	BUSINESS	BUSINESS	ASSEMBLY
SEPARATED MIXED USE PER IBC NFPA (Y/N)	NO	NO	NO
CONSTRUCTION TYPE PER IBC 2015	3B	3B	3B
NUMBER OF STORIES ABOVE GRADE	1	1	1
HI RISE (Y/N)	NO	NO	NO
FIRE ALARM SYSTEM (Y/N)	NO	NO	YES
FULLY SPRINKLERED & MONITORED	NO	NO	YES
TOTAL BUILDING AREA (SF)	4380	4380	4380
AREA OF RENOVATION/TENANT SPACE (SF)	4380	4380	4380
BUILDING FIRE RESISTANCE RATINGS PER TABLE 601			
BUILDING TYPE	3B		
FIRE RESISTANCE RATINGS	REQUIRED	PROVIDED	
STRUCTURAL FRAME	0HR	0HR	
INTERIOR BEARING	0HR	0HR	
EXTERIOR BEARING	2HR	3HR	
NON-BEARING INTERIOR	0HR	0HR	
FLOOR CONSTRUCTION	0HR	0HR	
ROOF CONSTRUCTION	0HR	0HR	
TABLE 602 FIRE RATING OF EXISTING WALLS BASED ON SEPARATION DISTANCE X<-30'-0"=1HR & X<-30'-0"=0HR			
PER IBC TABLE 601&602			
EXIT WIDTH PER EXIT	.2	35" MIN WIDTH	64" CLEAR PROVIDED
EXIT ACCESS TRAVEL DISTANCE		A USE GROUP	200/ 250' WITH SPRINKLER
AISES		A USE GROUP	44" MIN AISLE WIDTH
AISE ACCESSWAYS		A USE GROUP	34" MIN WIDTH
CORRIDORS WIDTH		44" CLEAR	
DEAD END CORRIDOR		20' /50' WITH SPRINKLER	
MIN. REQUIRED EXITS >500 OCCUPANTS	3 REQUIRED	3 PROVIDED	
OCCUPANCY CALCULATION BY USE GROUP			
A USE SEATING 476 SQ. FT. / 15SQ. FT. / OCC. = 32 OCCUPANTS			
A USE STANDING 1647 SQ. FT. / 55Q. FT. / OCC. = 330 OCCUPANTS			
A3 USE GALLERY STANDING 687 SQ. FT. / 75Q. FT. / OCC. = 98 OCCUPANTS			
A USE WAITING 230 SQ. FT. / 75Q. FT. / OCC. = 32 OCCUPANTS			
B USE SERVICE AREAS 698 SQ. FT. / 100SQ. FT. / OCC. = 7 OCCUPANTS			
B USE BATHROOMS =13 OCCUPANTS			
TOTAL MAIN ROOM 512 OCCUPANTS			
MEZZANINE OFFICE :			
B USE 248 SQ FT /100 PER OCCUPANT =3 OCCUPANTS			
TOTAL GREEN ROOM OFFICE= 3 OCCUPANTS			
TOTAL OCCUPANTS= 515			
PLUMBING FIXTURE CALCULATIONS			
FIRST FLOOR & MEZZANINE 515 FOR SINGLE OCCUPANT WC= 12.875			
A-2 BAR LOUNGE USE			
REQUIRED			
WATER CLOSETS	1 PER 40 = 13		
LAVATORIES	1 PER 75 = 3		
SERVICE SINK	1 PER 500=2		
DRINKING FOUNTAIN	1 PER 500=2		
(DRINKING WATER IS PROVIDED FREE AT EACH END OF BAR)			
PROVIDED	WATER CLOSETS	LAVATORIES	SERVICE SINK DRINKING WATER
	MALE FEMALE UNISEX	MALE FEMALE UNISEX	
	0 0 13	0 0 13	2 2

GOVERNMENT OF THE DISTRICT OF COLUMBIA
PERMIT OPERATIONS DIVISION
PLANS APPROVED
Permit No. 22027599 Date 12/15/22

These plans are conditionally approved as submitted or noted during plan review and are subject to field inspection. Approved plans must be kept on site and are needed for all inspections. No changes or modifications to these plans. Changes require a revision permit with the revised plans. Trade Permits are required for trade work. e.g. Electrical or Plumbing

CULTURE
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NO. DATE REVISIONS
01 09/18/22 REVISED FOR COMMENTS

NO. DATE ISSUED FOR
01 04/05/22 PERMIT SET

DATE: 10/03/2021 DRAWN BY: DR

SCALE: AS NOTED REVIEWED BY:

PROJECT NO. & TITLE: CULT_10002021-01

DATE: 10/03/2021

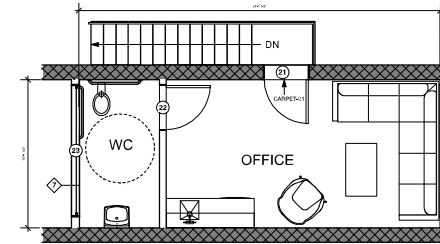
COVER SHEET

DATE:

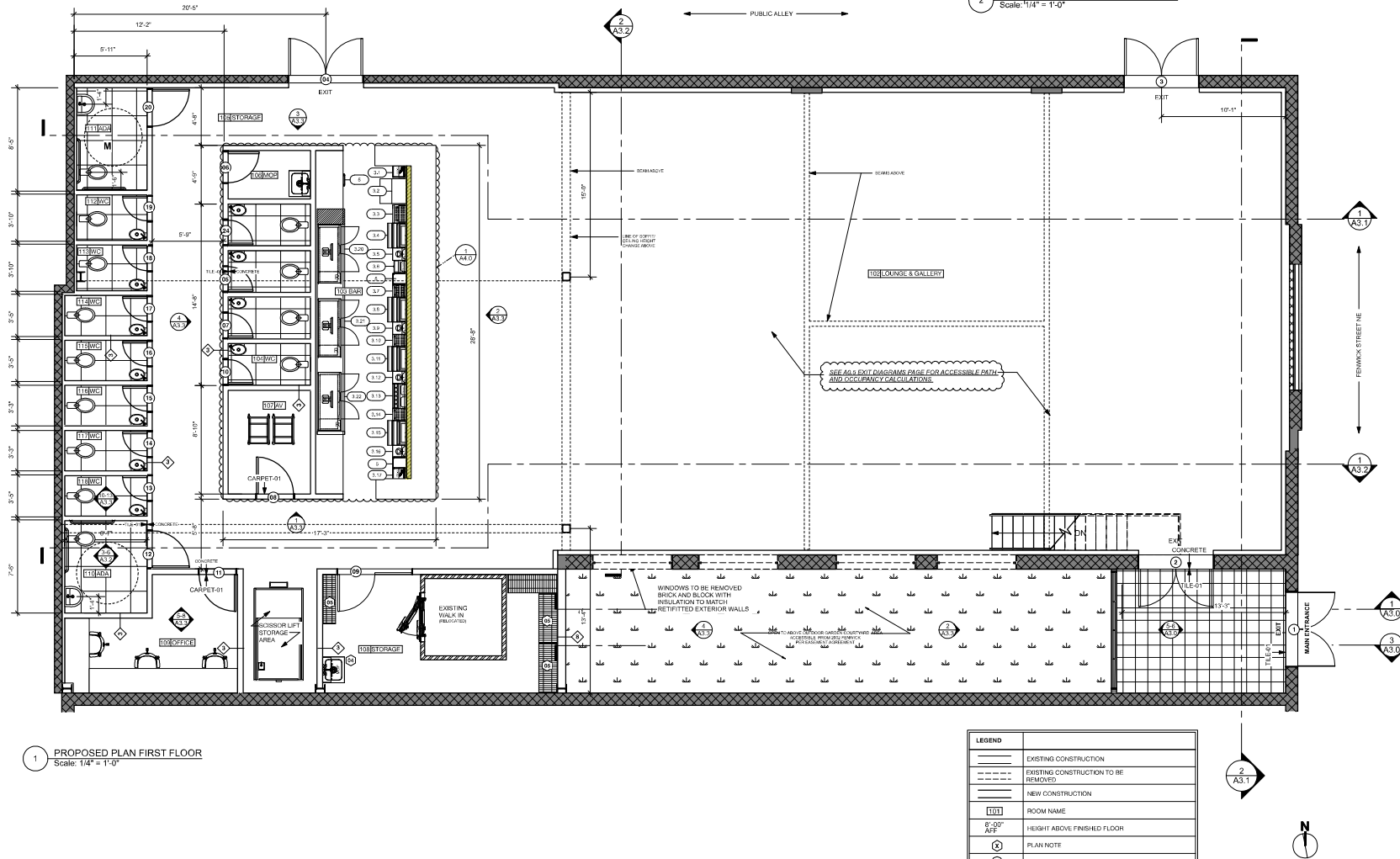
A0.0

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BAR EQUIPMENT SCHEDULE					
#	QTY	DESCRIPTION	#	QTY	DESCRIPTION
3.1	1	UNDERBAR CHEMICAL STORAGE CABINET	3.11	1	UNDERBAR ICE BIN W/COLD PLATE
3.2	1	UNDERBAR GLASSWASHER	3.12	1	UNDERBAR BLENDER STATION
3.3	1	UNDERBAR DRAINBOARD	3.13	1	UNDERBAR 2-COMPARTMENT SINK W/ FAUCET
3.4	1	UNDERBAR ICE BIN W/COLD PLATE	3.14	1	UNDERBAR DRAINBOARD
3.5	1	UNDERBAR BLENDER STATION	3.15	1	UNDERBAR ICE BIN W/COLD PLATE
3.6	1	UNDERBAR HAND SINK	3.16	1	UNDERBAR BLENDER STATION
3.7	1	UNDERBAR DRAINBOARD	3.17	1	CHEMICAL STORAGE CABINET
3.8	1	UNDERBAR ICE BIN W/COLD PLATE	3.18-19	-	SPARE NUMBER
3.9	1	UNDERBAR BLENDER STATION	3.20	1	2-SECTION REFRIGERATED BACKBAR CABINET
3.10	1	UNDERBAR DRAINBOARD	3.21	1	2-SECTION REFRIGERATED BACKBAR CABINET
3.22	1	2-SECTION REFRIGERATED BACKBAR CABINET	5	3	TRASH CAN



2 PROPOSED PLAN MEZZANINE OFFICE
Scale: 1/4" = 1'-0"



1 PROPOSED PLAN FIRST FLOOR
Scale: 1/4" = 1'-0"

LEGEND	
	EXISTING CONSTRUCTION
	EXISTING CONSTRUCTION TO BE REMOVED
	NEW CONSTRUCTION
	ROOM NAME
	HEIGHT ABOVE FINISHED FLOOR
	PLAN NOTE
	DOOR NUMBER
	WALL TYPE

GOVERNMENT OF THE DISTRICT OF COLUMBIA
GENERAL BUILDING DIVISION
PLANS APPROVED
Permit No. 3227259 Date 12/15/22
These plans are conditionally approved as submitted or noted during plan review and are subject to field inspection. Approved plans must be kept on site and are needed for all inspections. No changes or modifications to these plans. Changes require a revision permit with the revised plans. Trade permits are required for trade work. e.g. Electrical or Plumbing

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NO.	DATE	REVISIONS
01	06/18/22	REVISED FOR COMMENT RESPONSE

NO.	DATE	ISSUED FOR
01	04/05/22	PERMIT SET



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ARCHITECTURAL PLAN
GROUND FLOOR

A1.0

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PLANS APPROVED
Permit No. 2207259 Date 12/15/22

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SCALE: AS NOTED REVIEWED BY:

PROJECT NO. & FILE: CULT_10002021-01

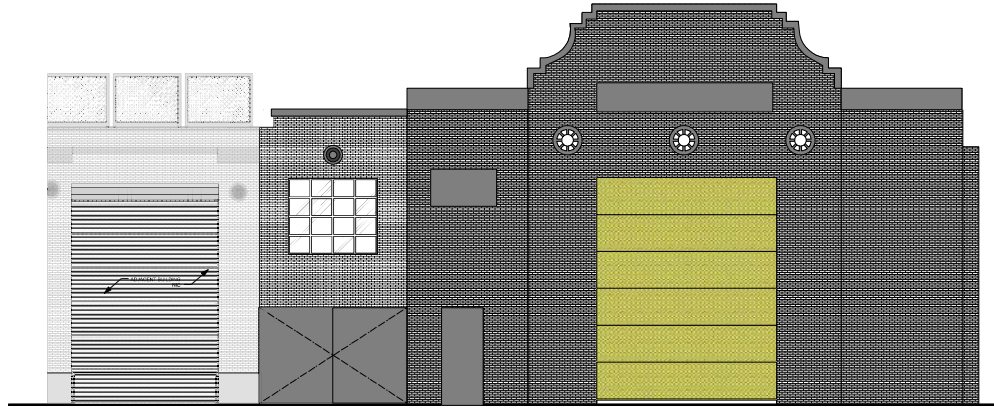
DWG FILE:

STOREFRONT
ELEVATIONS

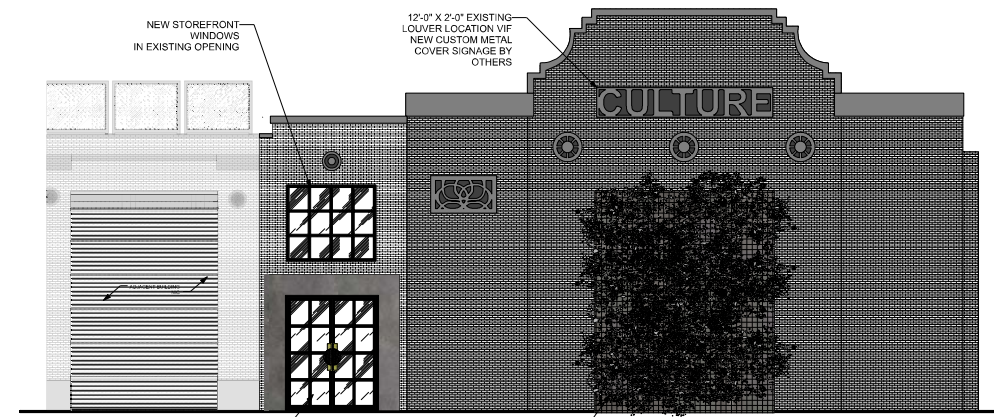
DATE:

A1.3

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1
A1.3
EXISTING FRONT ELEVATION
Scale: 1/4" = 1'-0"



2
A1.3
PROPOSED STOREFRONT ELEVATION
Scale: 1/4" = 1'-0"



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NO.	DATE	REVISIONS
01	06/18/22	REVISED FOR COMMENTS
02	07/19/22	REVISED FOR DOLL COMMENTS
SHOWING GUTTERS AND DOWNSPOUTS AND HOSE BIB		
03	08/08/22	REVISED FOR ZONING COMMENTS
04	11/03/22	REVISED FOR ZONING COMMENTS (ADDED SCREENS FOR GREENS)

NO.	DATE	ISSUED FOR
01	04/05/22	PERMIT SET



DATE: 10/03/2021 DRAWN BY: DR

SCALE: AS NOTED REVIEWED BY:

PROJECT FILE NAME: CULT_10032021-01

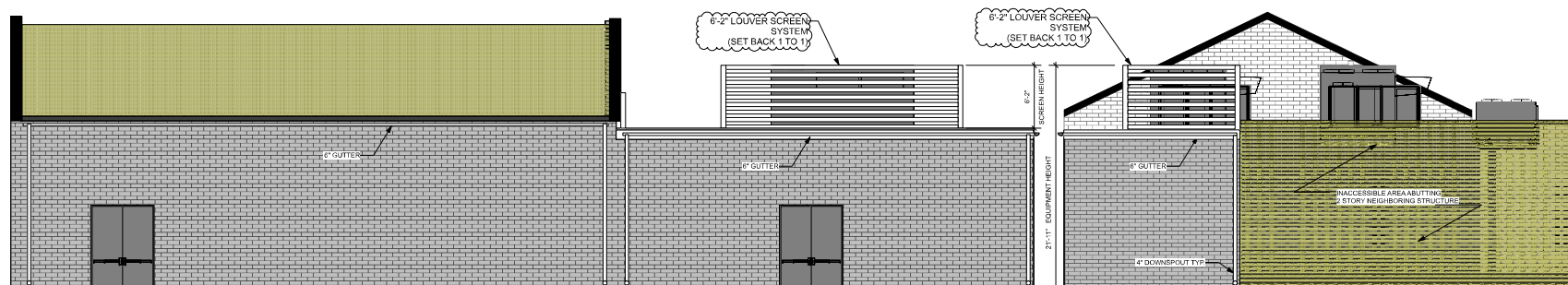
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ROOF PLAN

DWG:

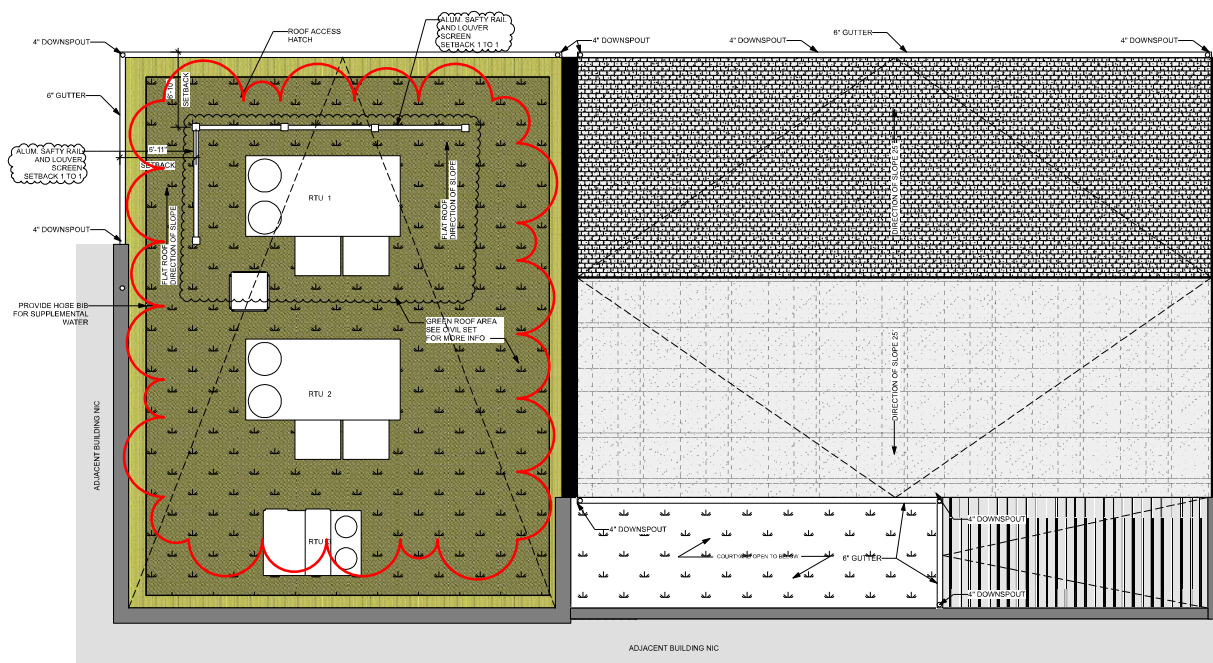
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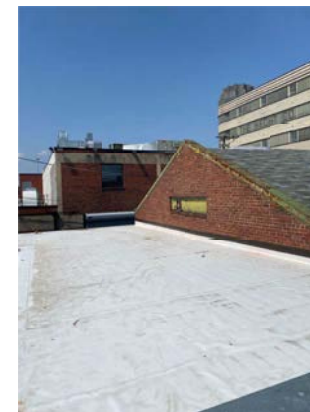
3 ELEVATION NORTH ROOFTOP
Scale: 3/16" = 1'-0"

3 ELEVATION EAST ROOFTOP
Scale: 3/16" = 1'-0"



1 PLAN ROOFTOP
Scale: 3/16" = 1'-0"

NOTE
SEE CIVIL FOR
STORMWATER MANAGMENT
AND GREEN ROOF DETAILS



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NO. DATE REVISIONS

NO. DATE ISSUED FOR
01 04/05/22 PERMIT SET



DATE: 10/03/2021 DRAWN BY: DR

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PROJECT FILE # & TITLE: CULT_10032021-01

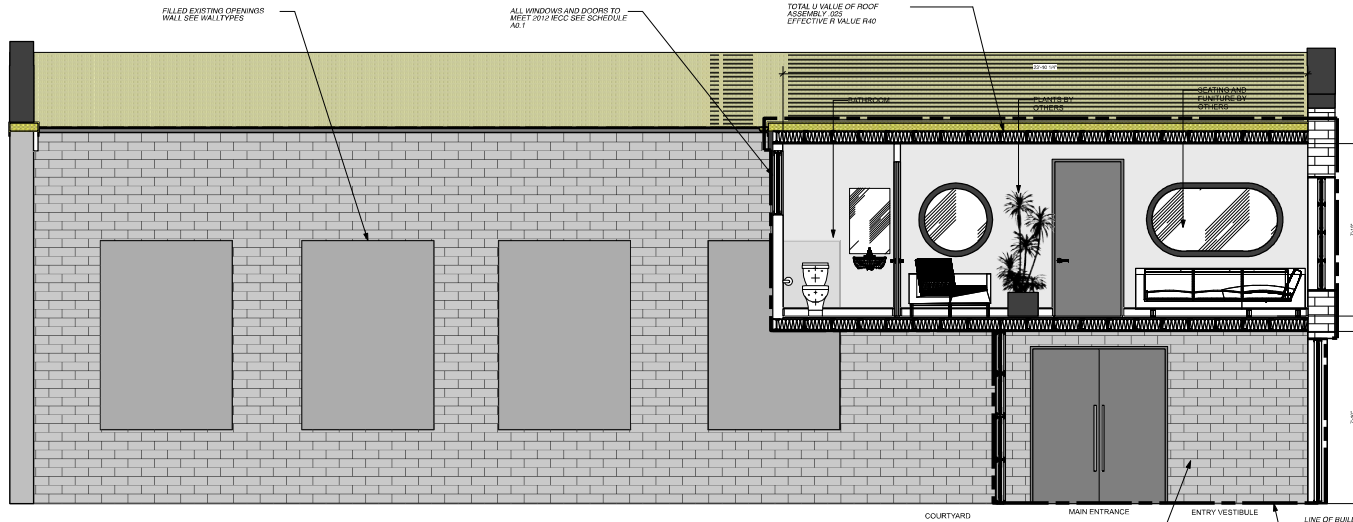
DATE: 10/03/21

ELEVATIONS

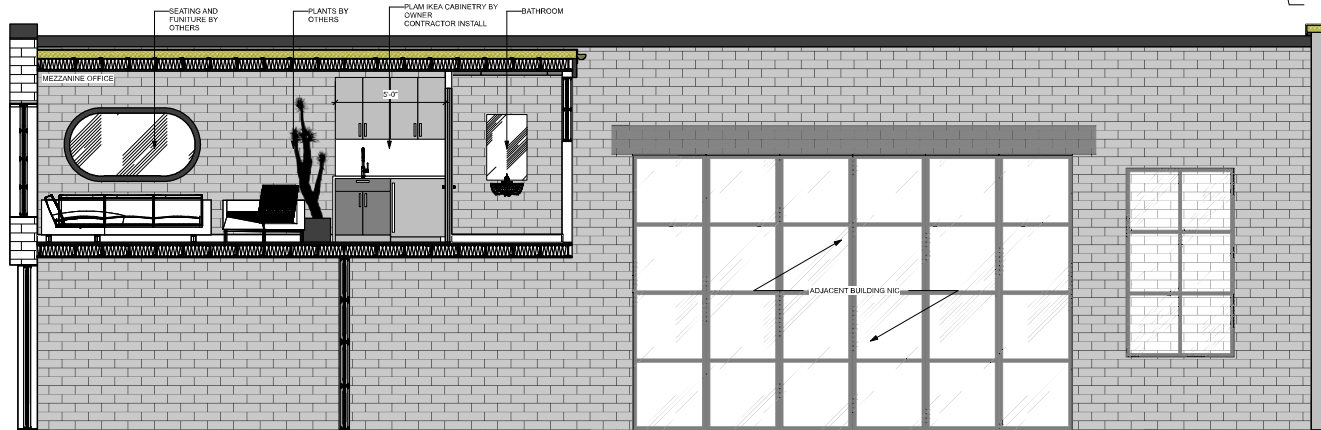
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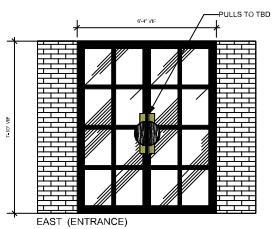
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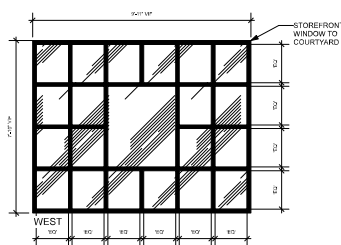
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Scale: 3/8" = 1'-0"



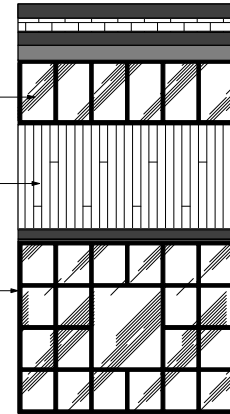
3 SECTION SOUTH AT COURTYARD
Scale: 3/8" = 1'-0"



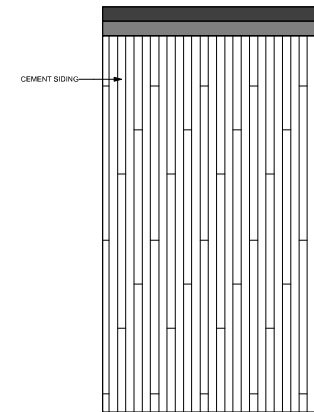
5 ELEVATION AT VESTIBULE
Scale: 3/8" = 1'-0"



6 ELEVATION AT VESTIBULE
Scale: 3/8" = 1'-0"



2 ELEVATION EAST AT COURTYARD
Scale: 3/8" = 1'-0"



4 ELEVATION WEST AT COURTYARD
Scale: 3/8" = 1'-0"

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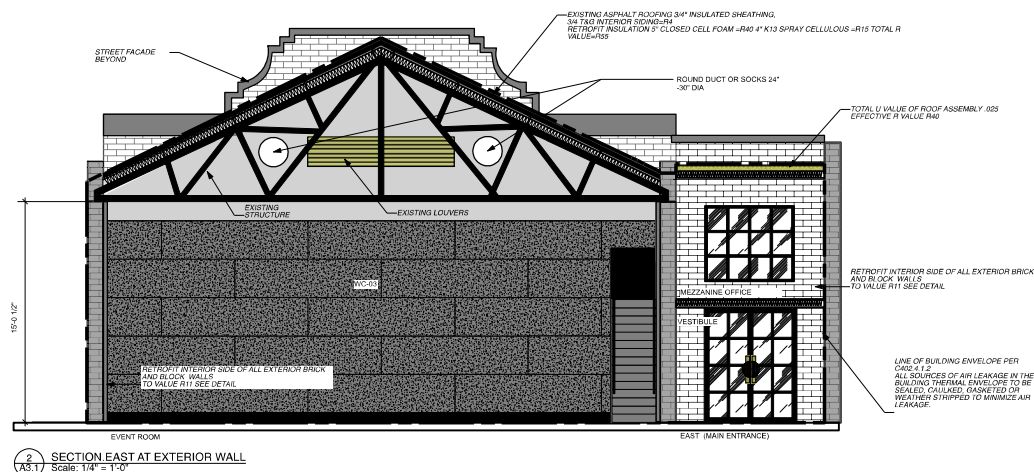
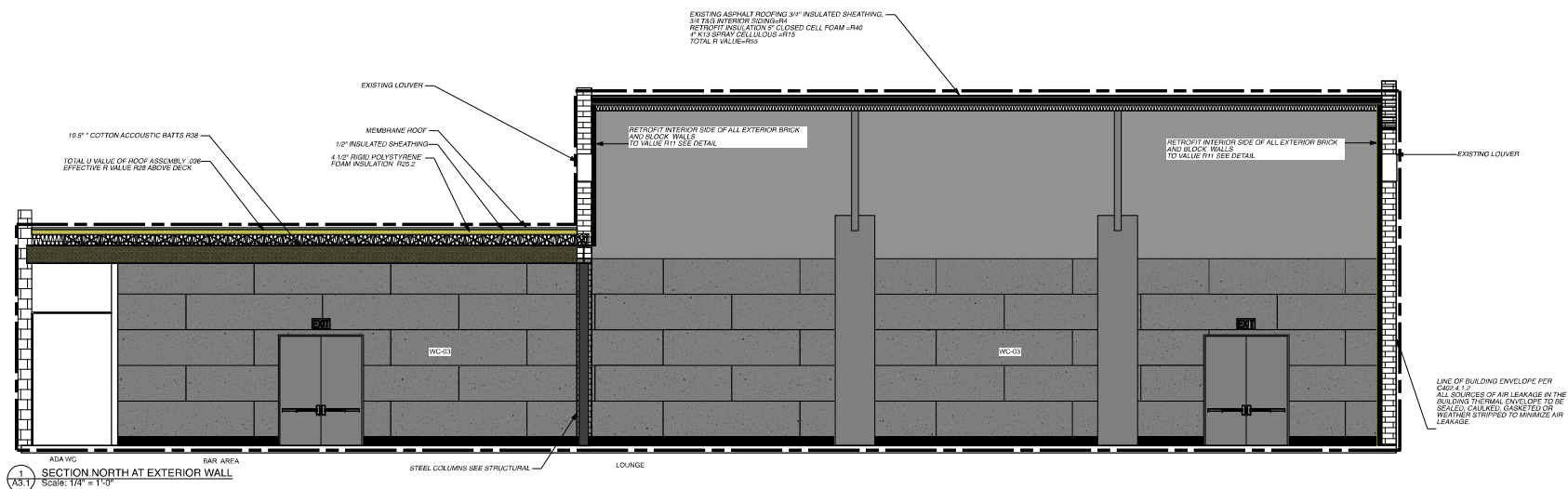
PROJECT NO. & TITLE CULT_10032021-01

DWG TITLE

2040

A3.1

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2 SECTION EAST AT EXTERIOR WALL
A3.1 Scale: 1/4" = 1'-0"