

DECK AT 3295 FORT LINCOLN DRIVE

3295 FORT LINCOLN DRIVE NE, WASHINGTON, DC 20018

DESIGNER:
INFROMALCRAFT LLC
LAUREL, MD
PHONE: 443-979-3971

CONTRACTOR:
CMC ENTERPRISES
CORPORATION
CLINTON, MD

OWNER:
KRISTIN CLARK
3295 FORT LINCOLN DRIVE NE,
WASHINGTON, DC 20018

| | | | | | |
|---|------------------------------------|------------------------------------|--|--------------|-----------|
| DRAWING SCHEDULE | | APPLICABLE CODES | | SQUARE: 4325 | LOT: 0995 |
| <div><div>TITLE</div><div><div>CS COVER SHEET</div><div>A1 DECK FRAMING PLAN & DETAILS</div><div>A2 DECK ELEVATIONS</div></div><div>SCOPE OF WORK: BUILD/INSTALL 18' X 10' DECK AT THE REAR OF THE PROPERTY. THE DECK WILL PROVIDE OUTDOOR LIVING SPACE FOR RESIDENTIAL USE.</div></div> <div><div>THIS DECK IS DESIGNED WITH THE FOLLOWING CODES AND APPLICABLE SECTIONS AND REQUIREMENTS:</div><div>DISTRICT OF COLUMBIA MUNICIPAL REGULATIONS (DCMR) TITLE 12 - ZONING REGULATIONS 2017 INTERNATIONAL RESIDENTIAL CODE</div></div> | | | | | |
| ZONING DATA | | | | | |
| CODE ITEM | ALLOWED/REQUIRED | PROPOSED PROVIDED | | | |
| APPLICABLE ZONING CODE | DCMR TITLE 11 - ZONING REGULATIONS | DCMR TITLE 11 - ZONING REGULATIONS | | | |
| ZONING DESIGNATION | RA-1 | RA-1 | | | |
| USE TYPE | RESIDENTIAL | RESIDENTIAL | | | |
| SITE AREA | 2,060 SF | 2,060 SF | | | |
| LOT WIDTH (MIN) | 20 | 20 | | | |
| GROSS FLOOR AREA (FOOTPRINT) | 820 SF | 820 SF | | | |
| GARAGE (FOOTPRINT) | N/A | N/A | | | |
| NUMBER OF STORIES | 2 | 2 | | | |
| OVERALL BUILDING HEIGHT | 40 | 40 | | | |
| PERCENTAGE OF LOT OCCUPANCY | 40 | 40 | | | |
| F.A.R | 0.9 | 0.9 | | | |
| FRONT YARD | N/A | N/A | | | |
| SIDE YARD | 8 | 8 | | | |
| REAR YARD | 20 | 20 | | | |
| CLOSED COURTYARD/ COURTYARD | N/A | N/A | | | |
| INDOOR RECREATION/ OUTDOOR RECREATION | N/A | N/A | | | |
| ROOF STRUCTURE | COMPOSITE SHINGLE | COMPOSITE SHINGLE | | | |
| PARKING | 1 ATTACHED GARAGE | 1 ATTACHED GARAGE | | | |
| | | | | | |



PROJECT ID: # INF - DRW-009

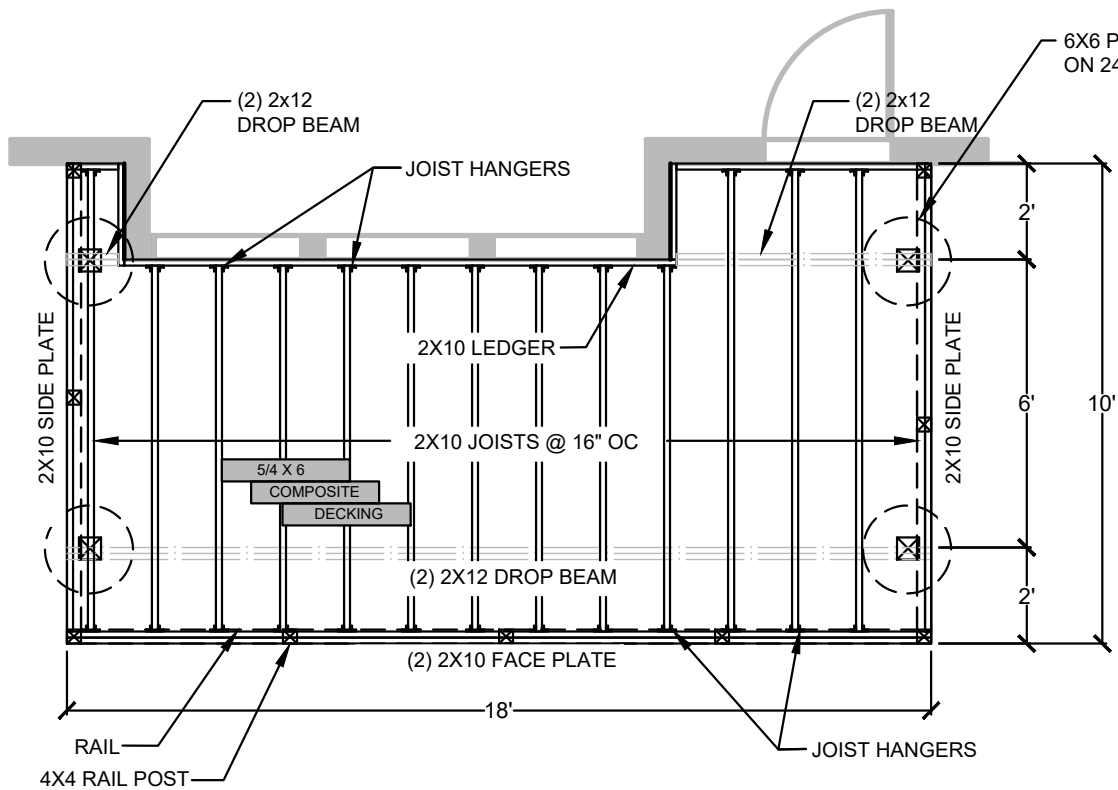
PROJECT ID: # INF - DRW-009

PROJECT #: 009

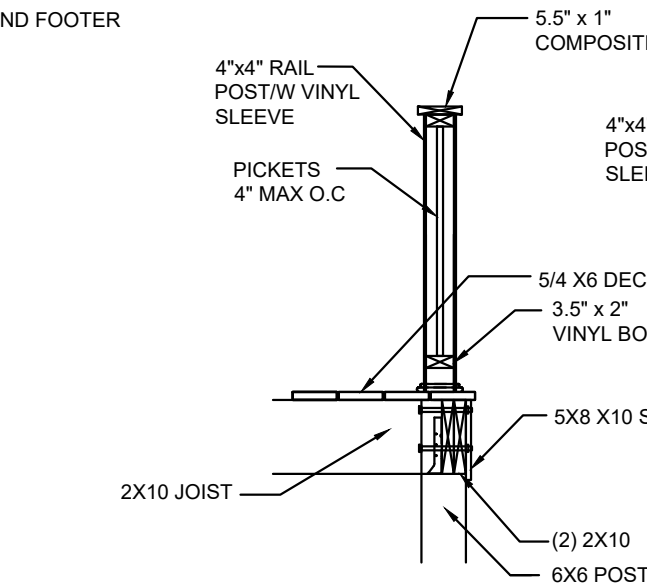
AUGUST 26 2025

Board of Zoning Adjustment
District of Columbia
CASE NO. 21408
EXHIBIT NO. 4

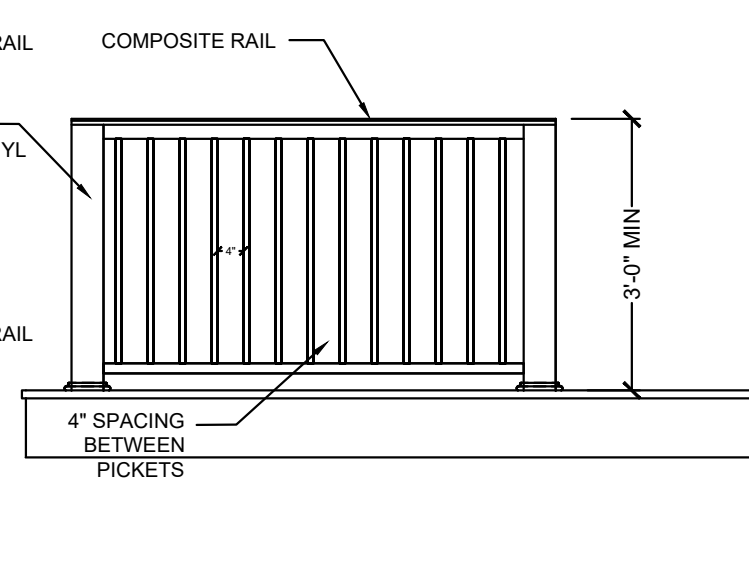
PERMIT SET



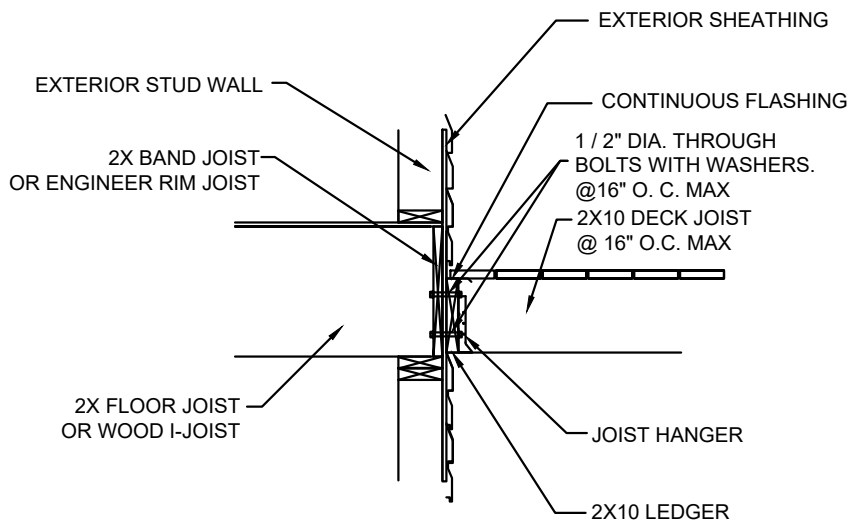
1 FRAMING PLAN
SCALE: 1/4" = 1'-0"



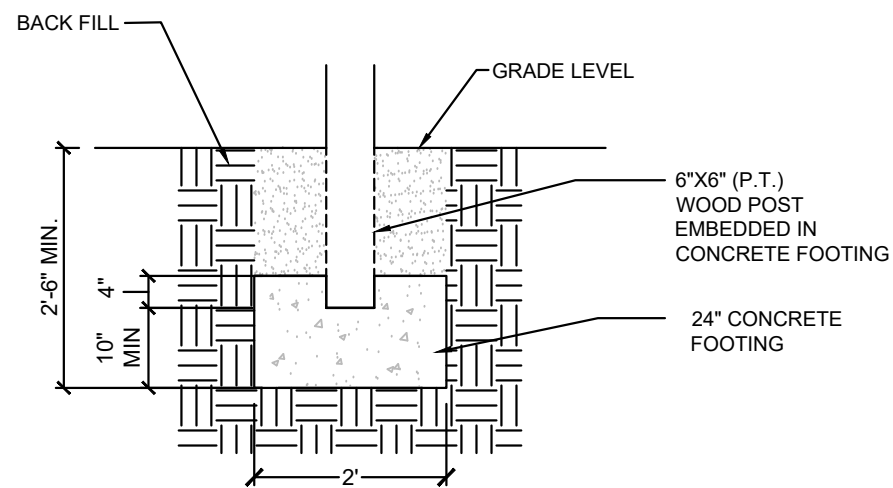
2 VINYL RAIL POST INSTALLATION
SCALE: 1/2" = 1'-0"



3 VINYL RAIL DETAIL
SCALE: 1/2" = 1'-0"

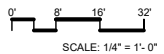


4 DECK LEDGER DETAIL
SCALE: 1/2" = 1'-0"



5 FOOTER DETAIL
SCALE: 1/2" = 1'-0"

| No. | Date | Issue |
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SEAL



INFORMALCRAFT LLC
BUILDING CLARITY. SUPPORTING VISION.

LAUREL, MD
PHONE: 443-979-3971
EMAIL: BIZ@INFORMALCRAFT.COM

CONTRACTOR:
CMC ENTERPRISE CORPORATION
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CLINTON, MD 20735

OWNER:
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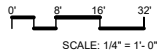
**DECK FRAMING
PLAN & DETAILS**

A-1

PERMIT SET

AUG 26 2025

| No. | Date | Issue |
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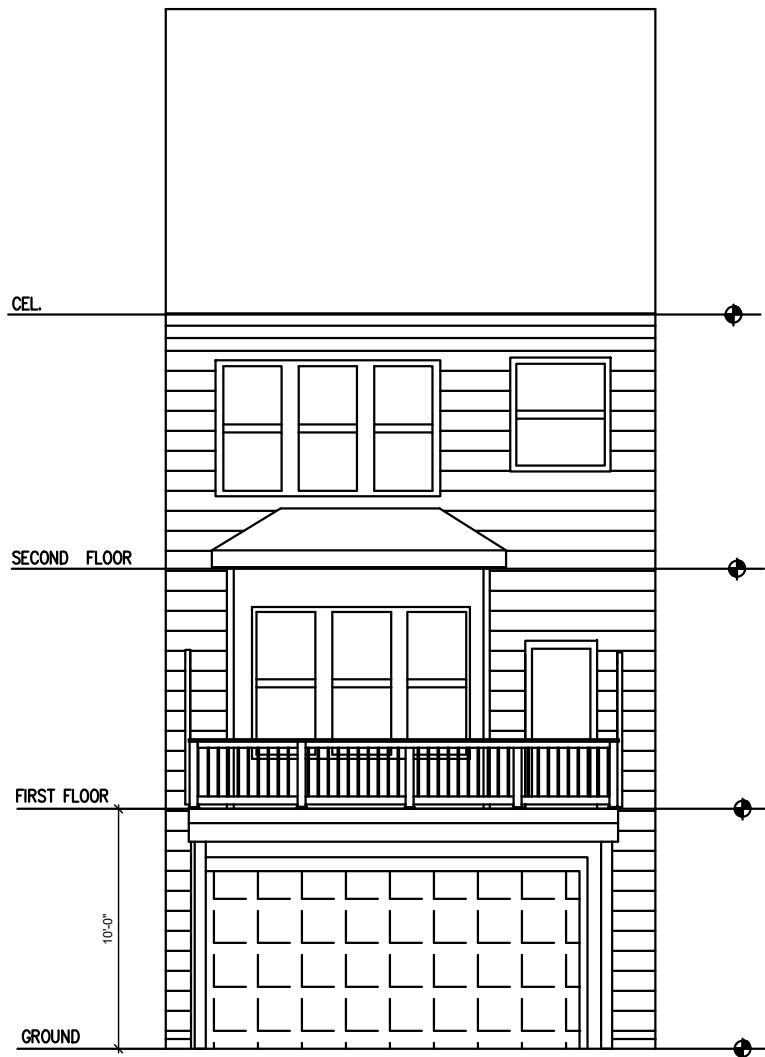
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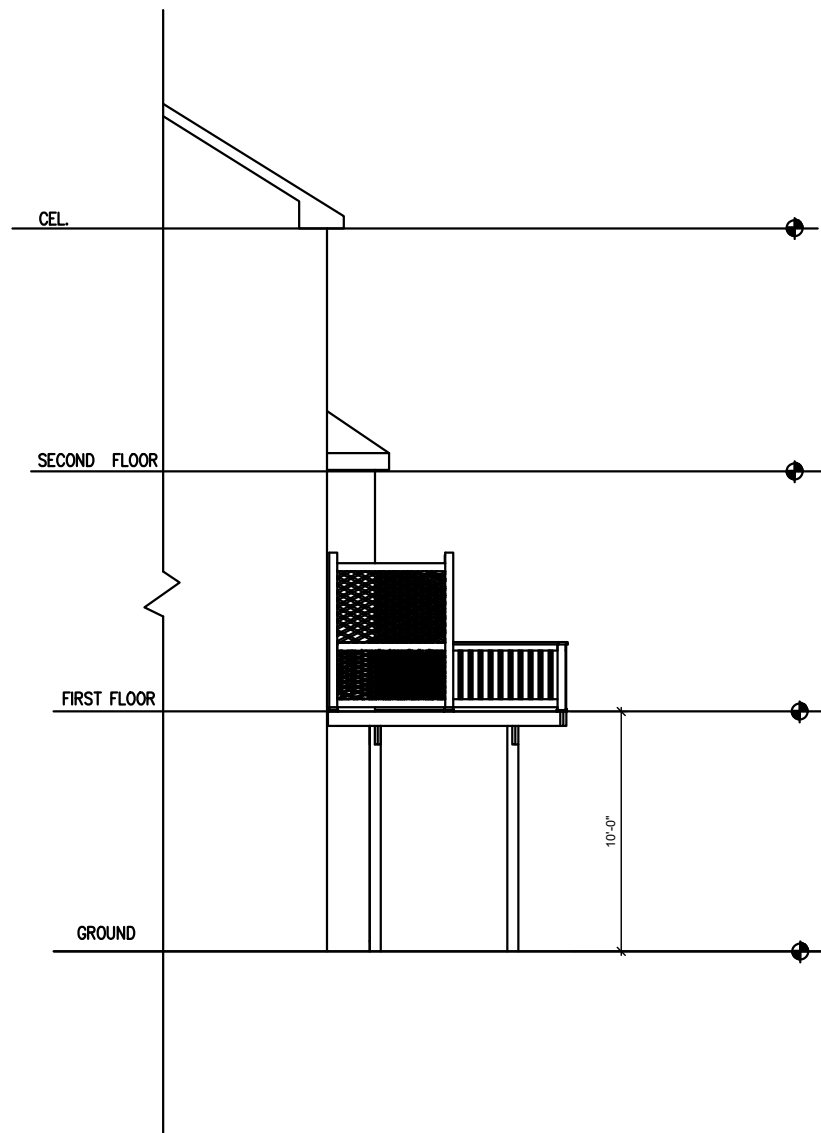
DECK ELEVATIONS

A-2

PERMIT SET
AUG 26 2025



① REAR DECK ELEVATION
SCALE: 1/8" = 1'-0"



② DECK SIDE ELEVATION
SCALE: 1/8" = 1'-0"