

**1** **PROPOSED AXONOMETRIC**  
BZA 01

**2** **PROPOSED PERSPECTIVE**  
BZA 01

**ZONING INFO**

Address: 3569 Warder St NW Washington DC 20010  
 SSL: 3035 0820  
 Lot Area: 4,500 SF  
 Lot Coverage Allowable: 2,700 SF [60%]  
 Exist: 990 SF  
 Proposed: 2,700 SF [60%]  
 # of Stories Max Height: 35'  
 Exist: 20' - (2) Stories  
 Proposed: 35' - (3) Stories  
 Gross Area Exist: 1,980 GSF  
 Proposed: 8,100 GSF  
 Year Built: 1908  
 Land Use: Residential - Row - Mutli-Family  
 Zoning: RF-1  
 Historic District: N/A

**LOCATION MAP**



DRAWING LIST - BZA	
Sheet Number	Sheet Name
BZA 01	COVER SHEET
BZA 02A	CONTEXT PHOTOS
BZA 02B	CONTEXT AERIALS
BZA 03	PROPOSED SITE PLAN
BZA 04A	SOLAR STUDY - WINTER SOLSTICE
BZA 04B	SOLAR STUDY - SUMMER SOLSTICE
BZA 05A	PROPOSED FLOOR PLANS
BZA 05B	PROPOSED FLOOR PLANS
BZA 06	RENDERING
BZA 07A	PROPOSED ELEVATIONS
BZA 07B	PROPOSED ELEVATIONS
BZA 07C	PROPOSED ELEVATIONS

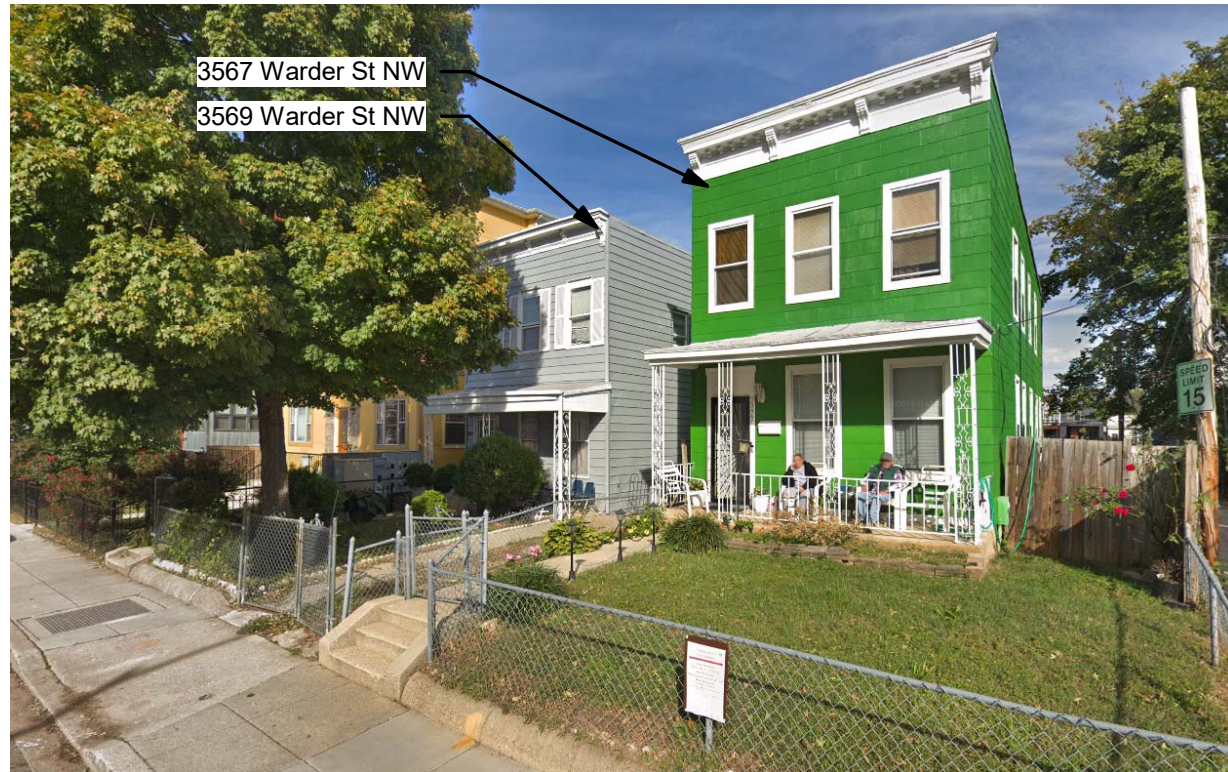
**ADR W2**

**BZA 01**

07/01/19  
3569 Warder St NW

**R. MICHAEL CROSS**  
**DESIGN GROUP**

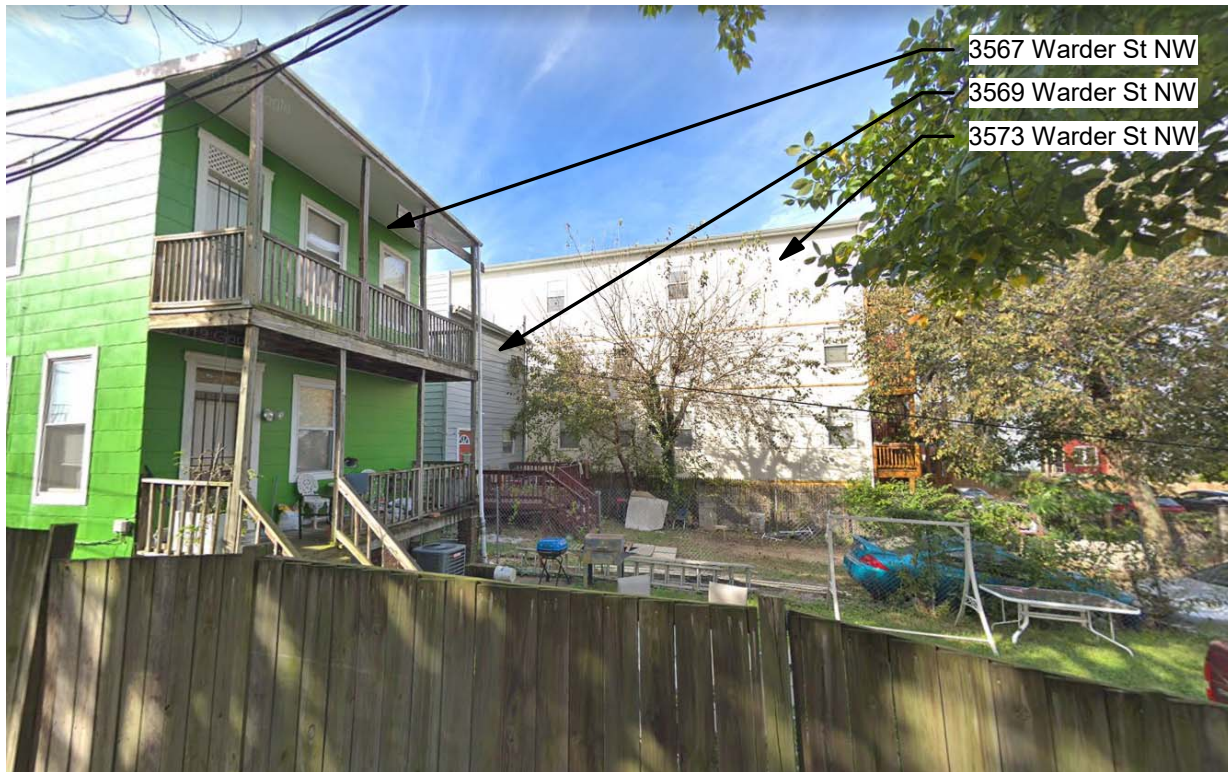
Board of Zoning Adjustment  
District of Columbia  
CASE NO.20114  
EXHIBIT NO.10



FROM STREET (SHOWING 3567 WARDER ST NW)



FROM STREET (SHOWING 3573 WARDER ST NW)



FROM ALLEY (SOUTH / SIDE)

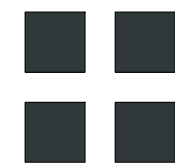


FROM ALLEY (EAST / REAR)

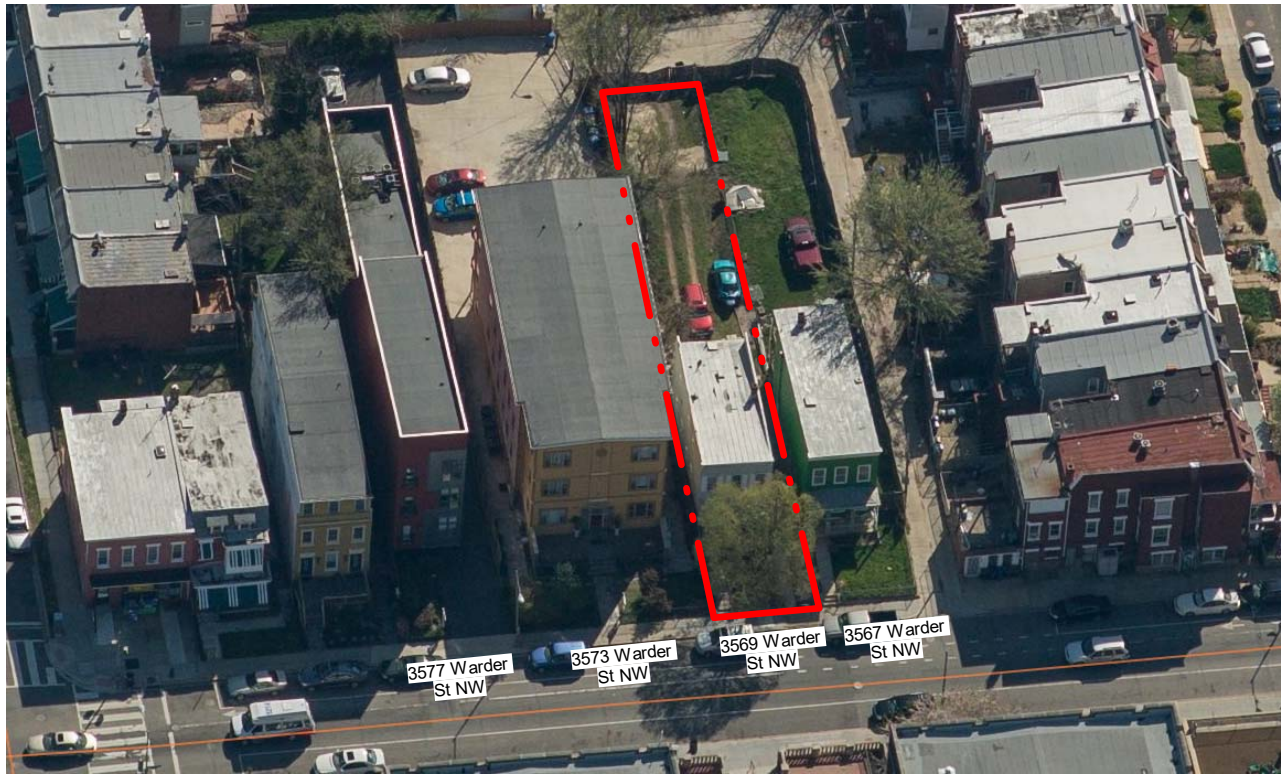
ADR W2

**BZA 02A**

07/01/19  
3569 Warder St NW



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AERIAL - WEST



AERIAL - EAST



AERIAL - SOUTH



AERIAL - NORTH

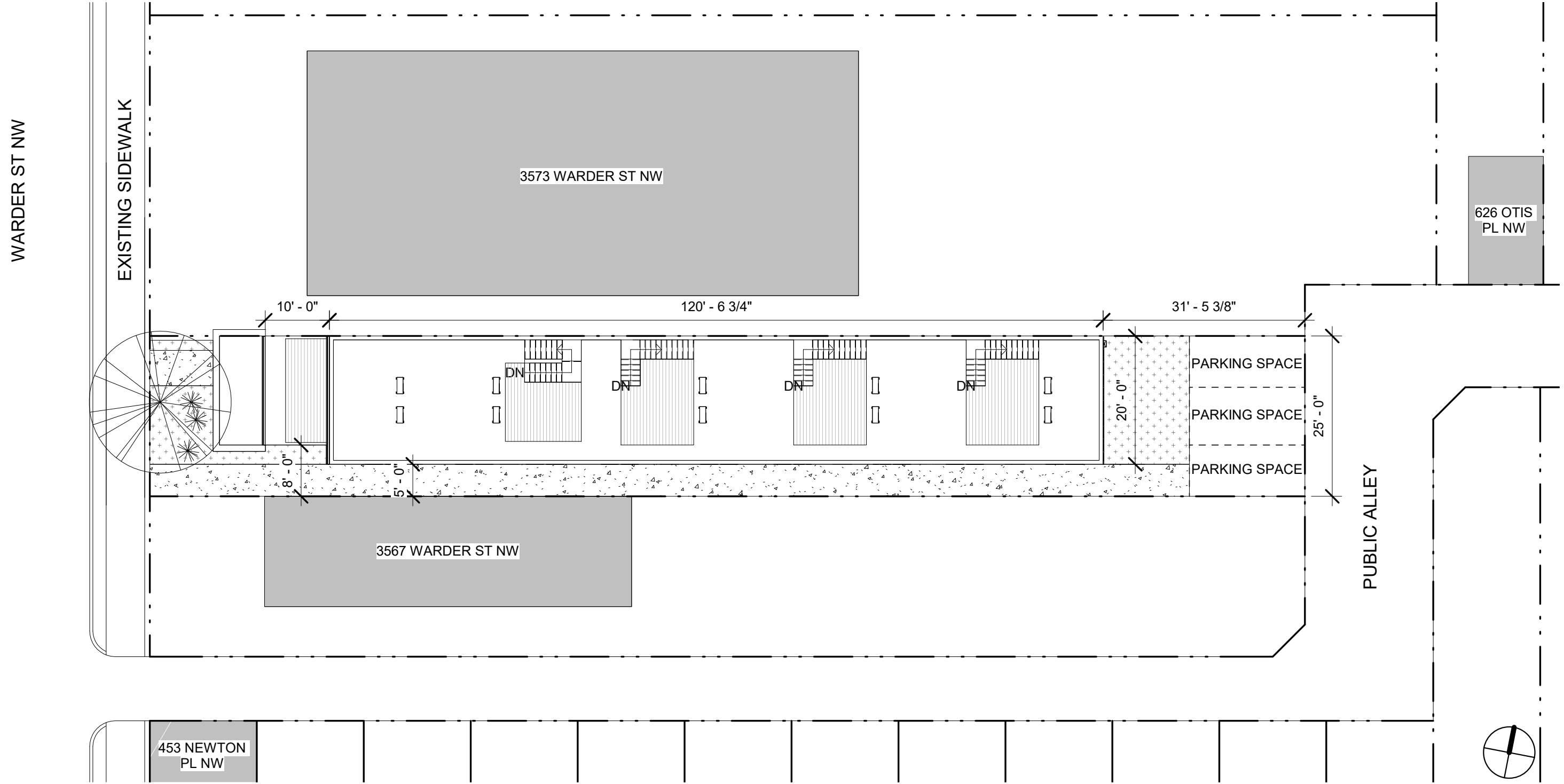
ADR W2

**BZA 02B**

07/01/19  
3569 Warder St NW



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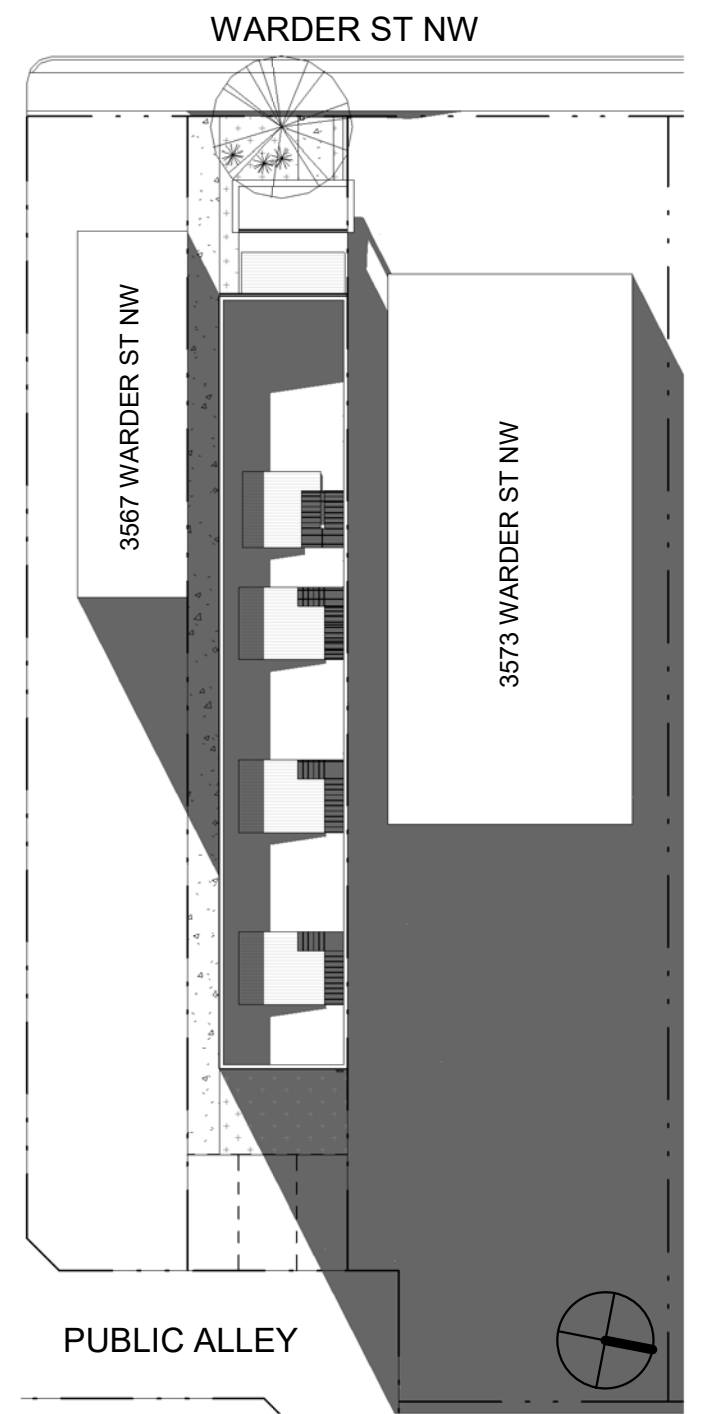
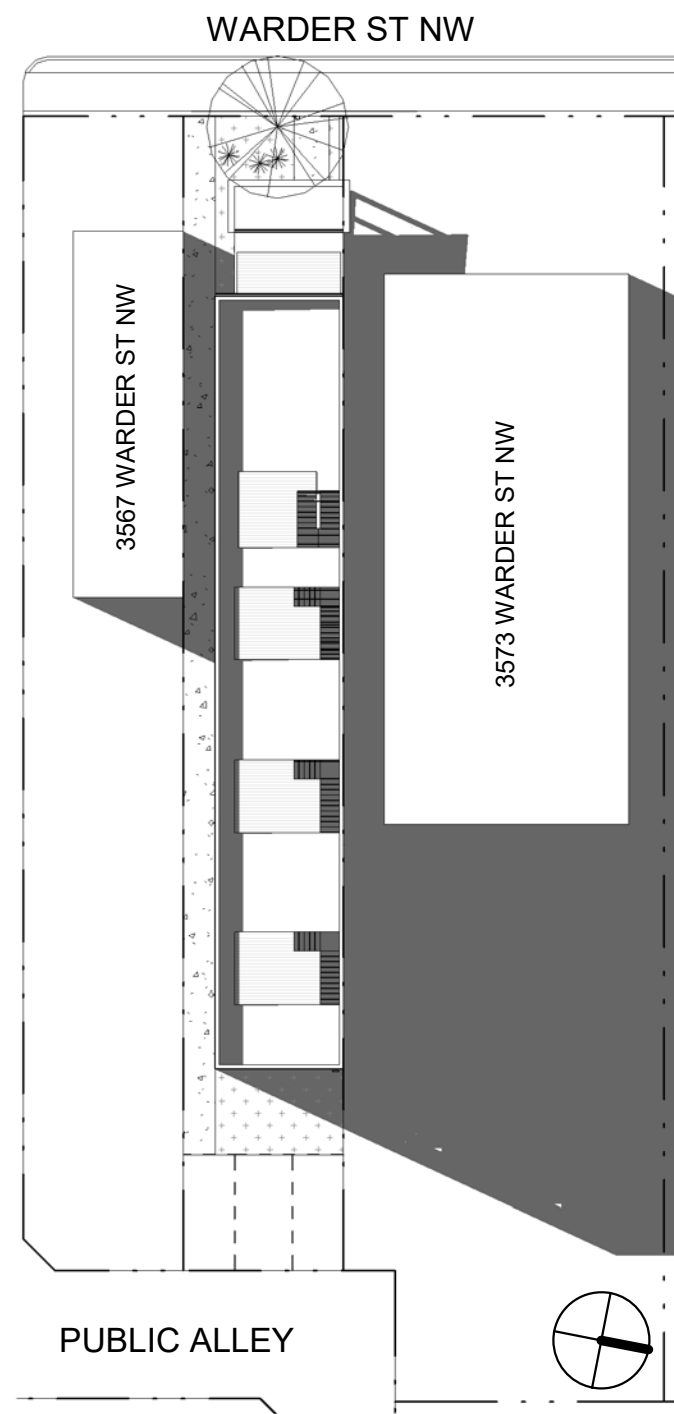
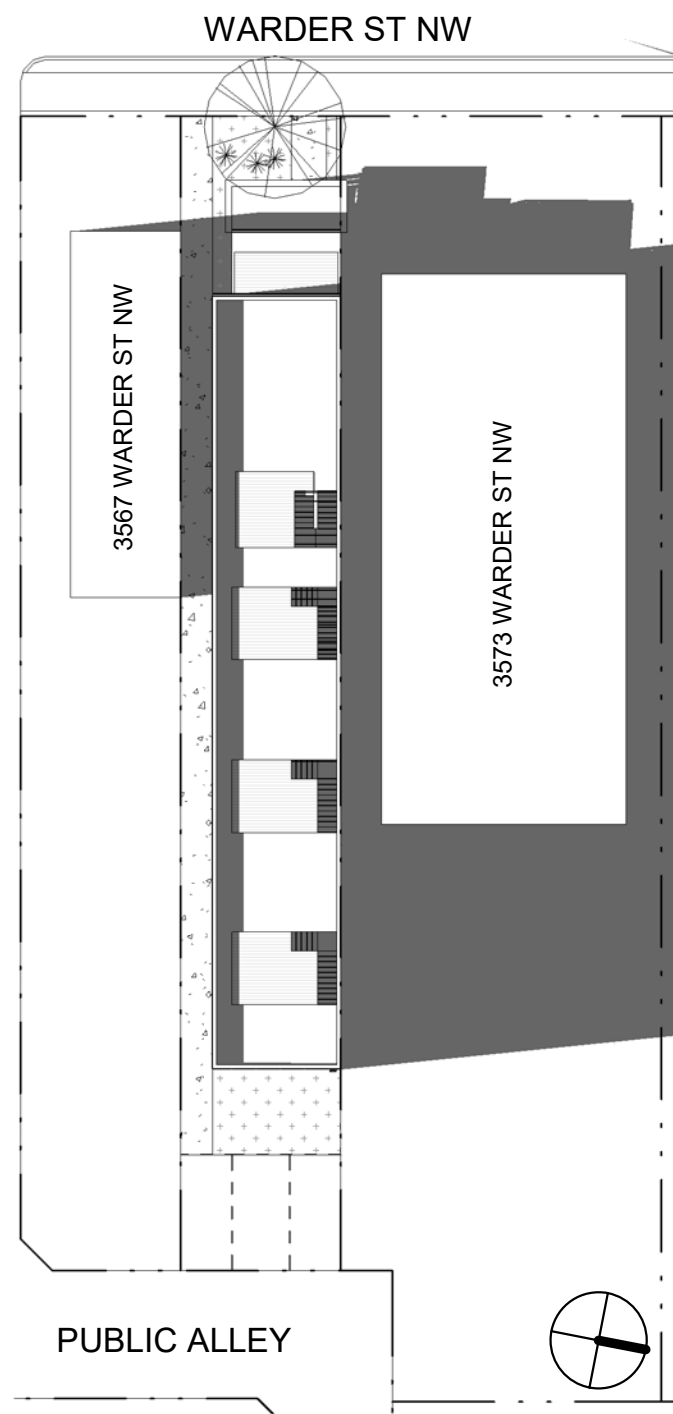
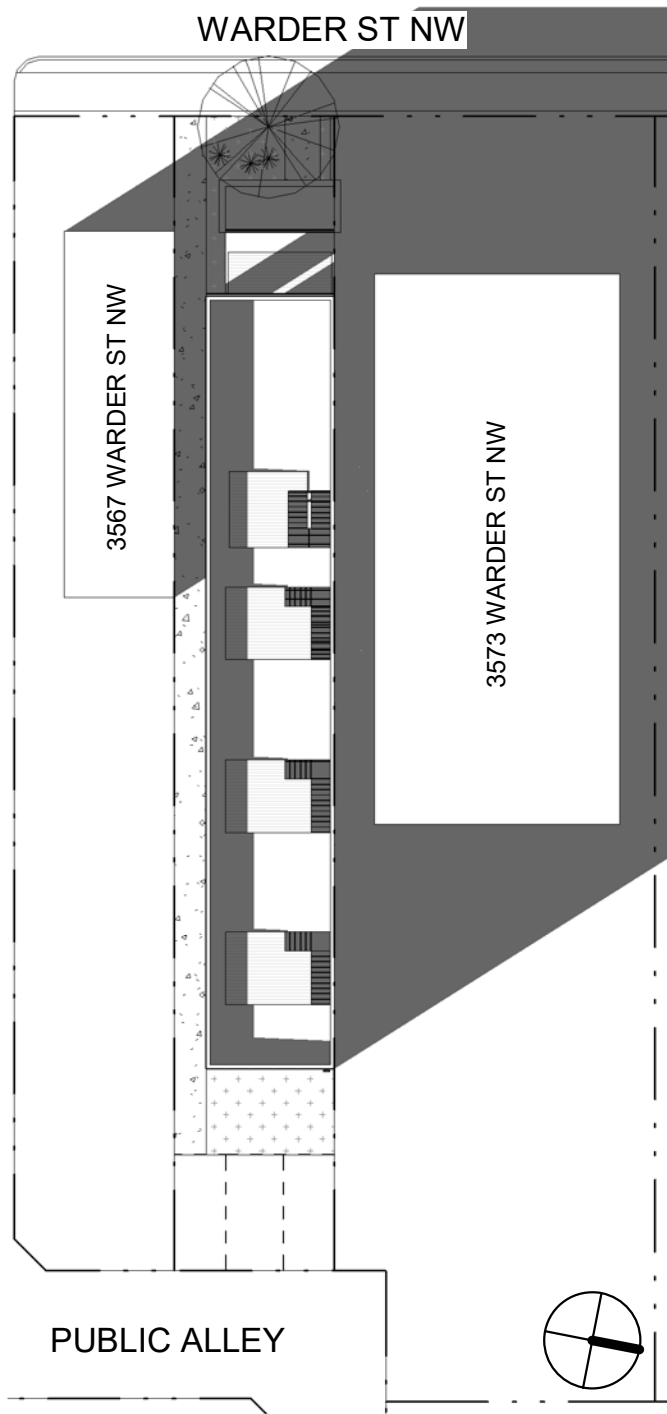
**1 PROPOSED SITE PLAN**  
 A201 BZA 03 1/16" = 1'-0"

**ADR W2**

**BZA 03**

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 3569 Warder St NW

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**1 WINTER SOLSTICE @ 10AM**  
A201 BZA 04A 1" = 30'-0"

**2 WINTER SOLSTICE @ 12PM**  
A201 BZA 04A 1" = 30'-0"

**3 WINTER SOLSTICE @ 2PM**  
A201 BZA 04A 1" = 30'-0"

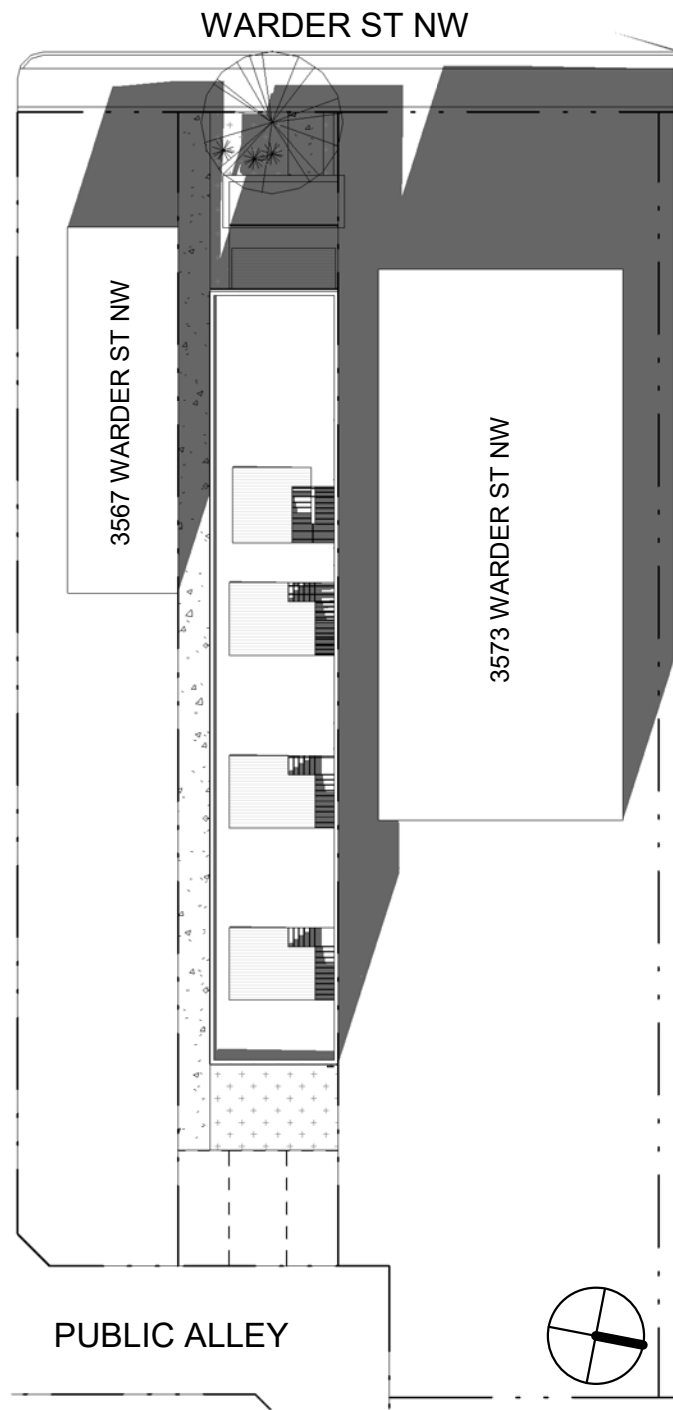
**4 WINTER SOLSTICE @ 5PM**  
A201 BZA 04A 1" = 30'-0"

**ADR W2**

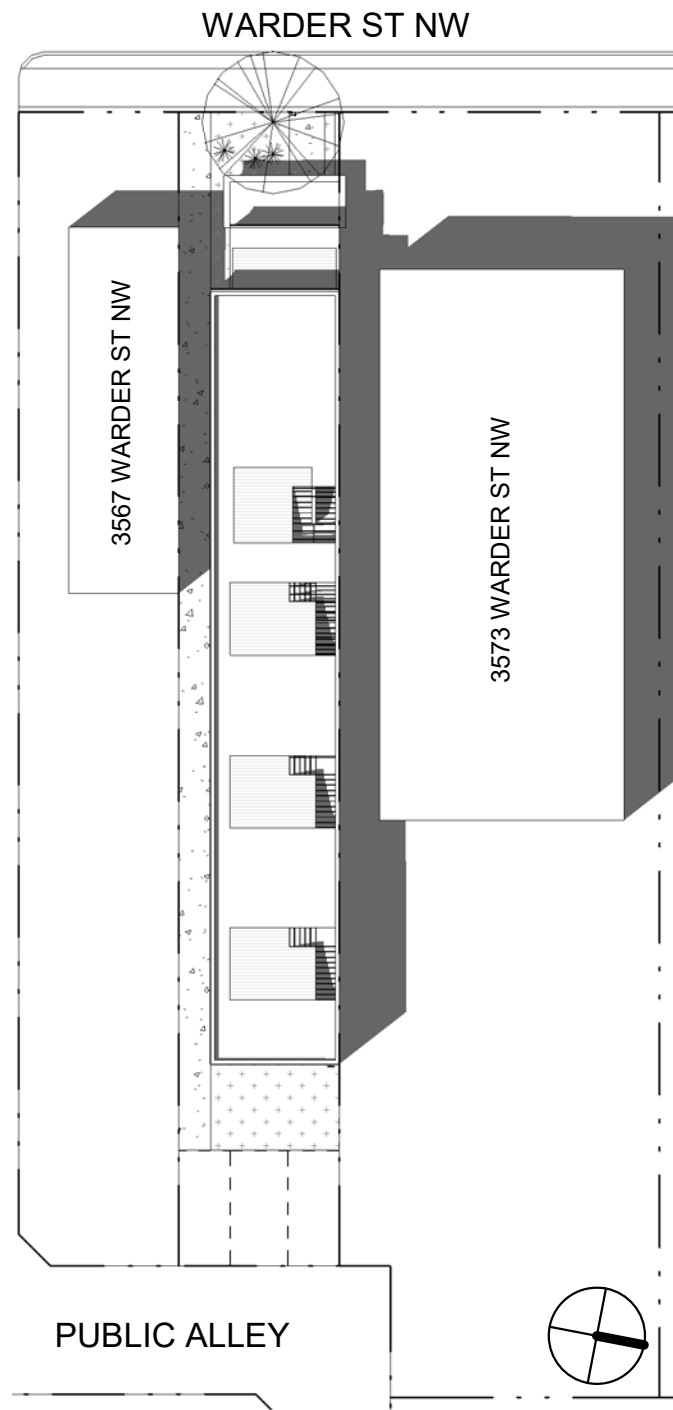
**BZA 04A**

07/01/19  
 3569 Warder St NW

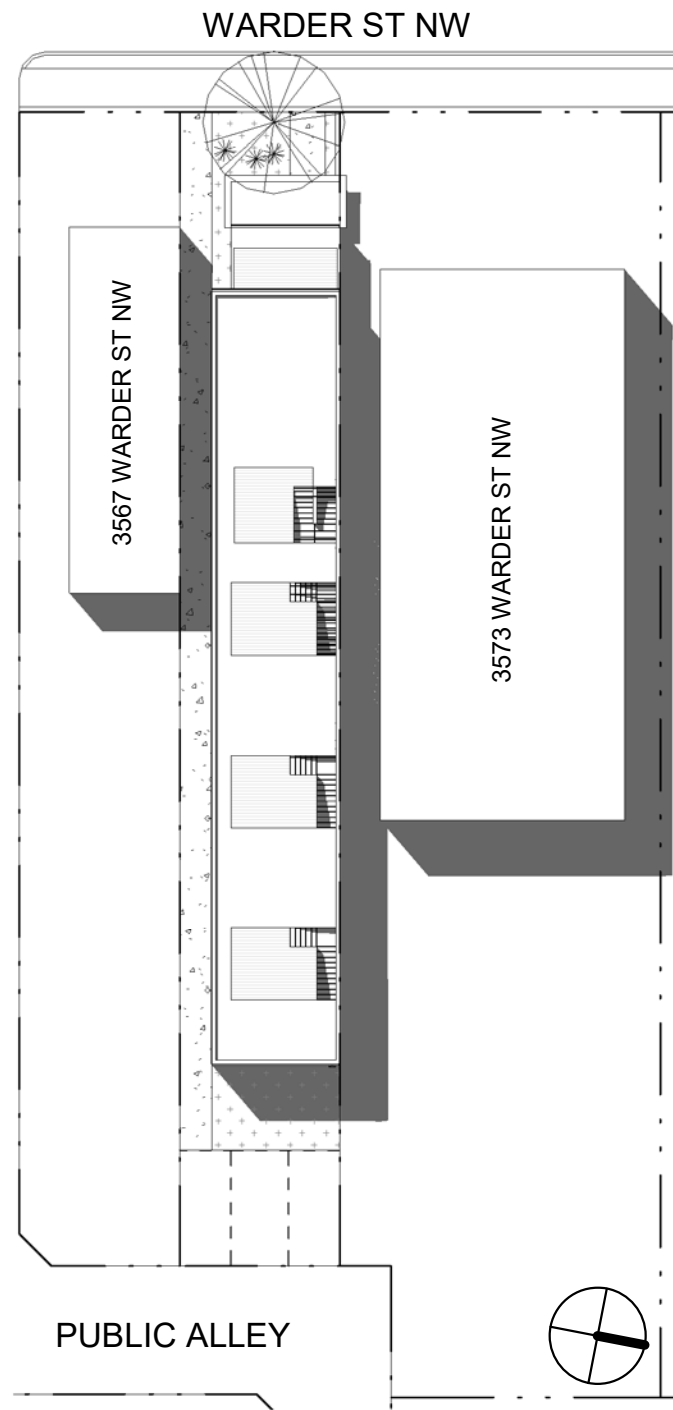
**R. MICHAEL CROSS  
 DESIGN GROUP**



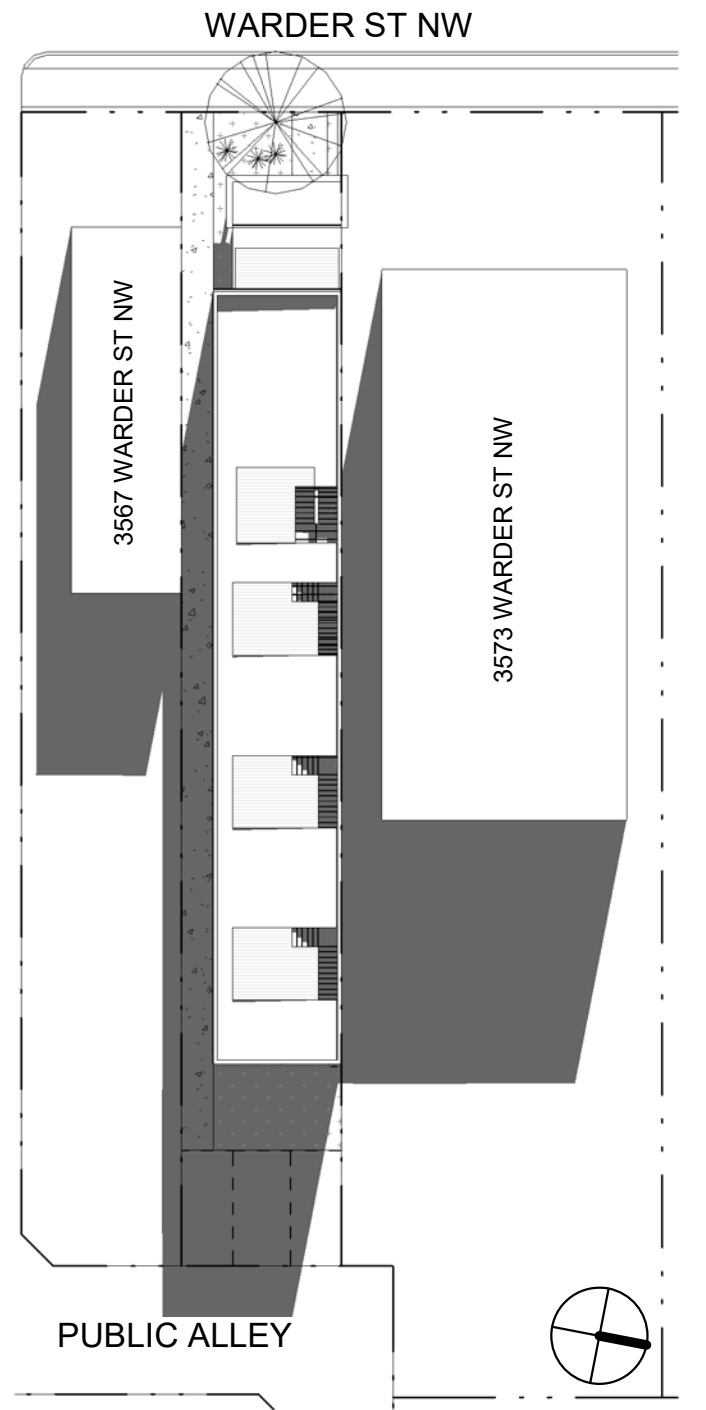
**1 SUMMER SOLSTICE @ 10AM**  
A201 | BZA 04B 1" = 30'-0"



**2 SUMMER SOLSTICE @ 12PM**  
A201 | BZA 04B 1" = 30'-0"



**3 SUMMER SOLSTICE @ 2PM**  
A201 | BZA 04B 1" = 30'-0"



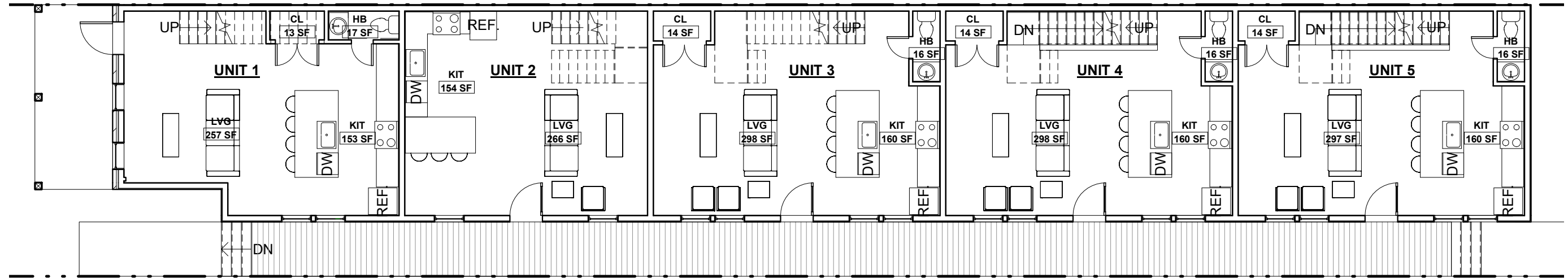
**4 SUMMER SOLSTICE @ 5PM**  
A201 | BZA 04B 1" = 30'-0"

**ADR W2**

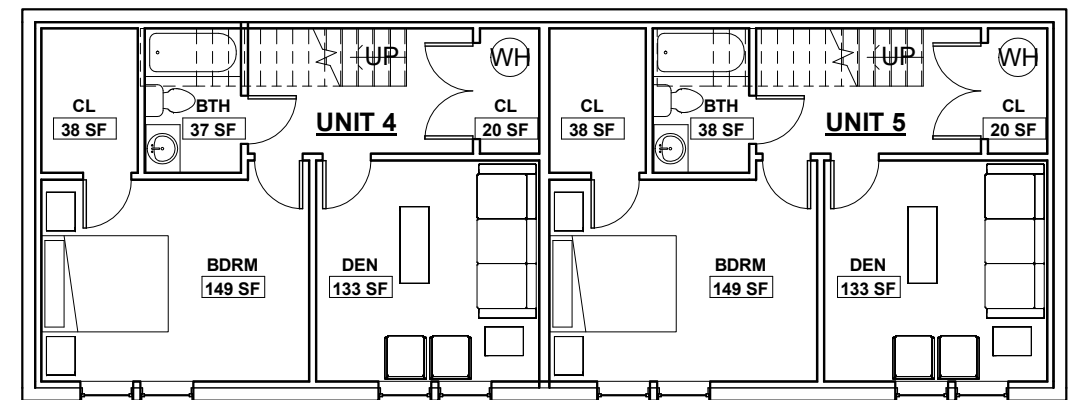
**BZA 04B**

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 3569 Warder St NW

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**2** 1st FLOOR  
 A201 BZA 05A 1" = 10'-0"



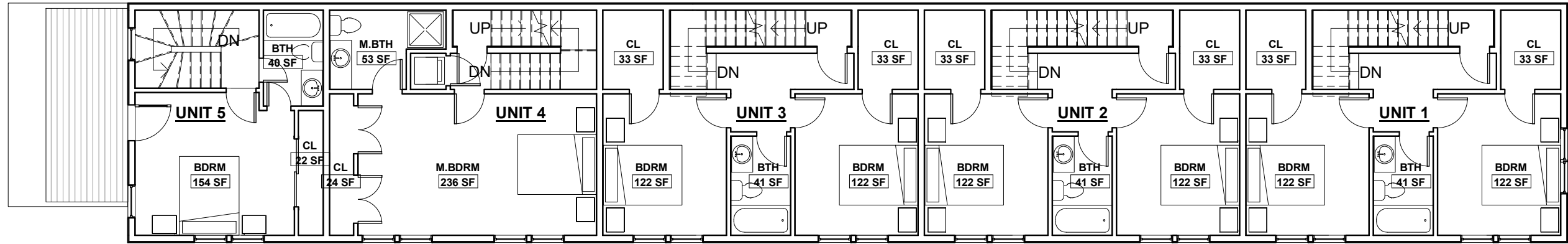
**1** CELLAR  
 A201 BZA 05A 1" = 10'-0"

ADR W2

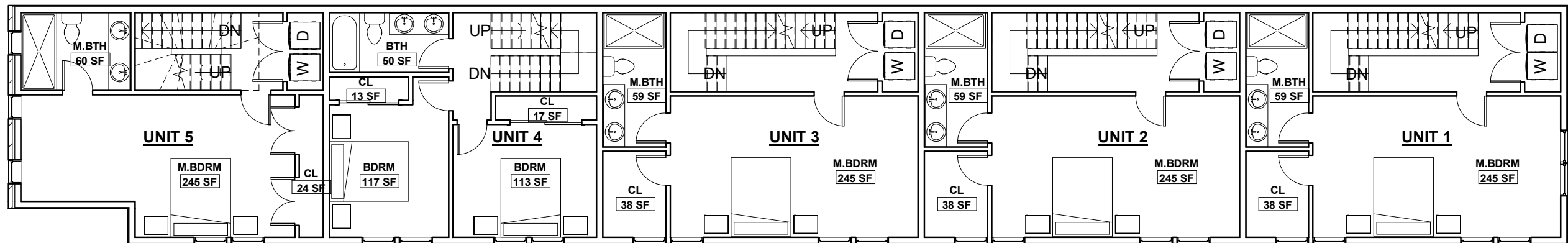
**BZA 05A**

07/01/19  
 3569 Warder St NW

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 ■ ■ DESIGN GROUP



**2** 3rd FLOOR  
 A201 BZA 05B 1" = 10'-0"



**1** 2nd FLOOR  
 A201 BZA 05B 1" = 10'-0"

ADR W2

**BZA 05B**

07/01/19  
 3569 Warder St NW

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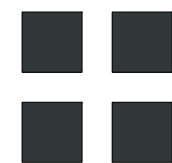




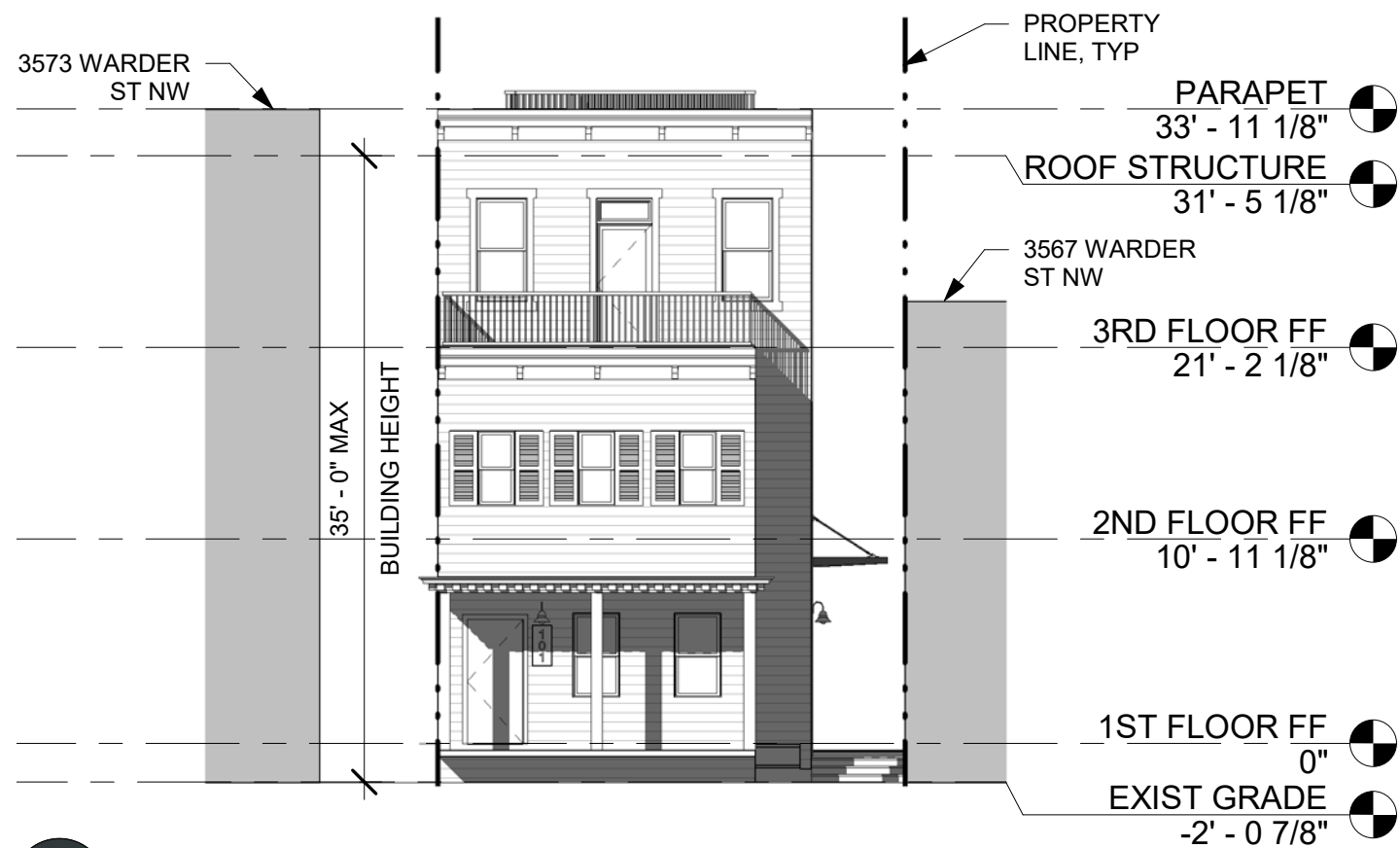
ADR W2

**BZA 06**

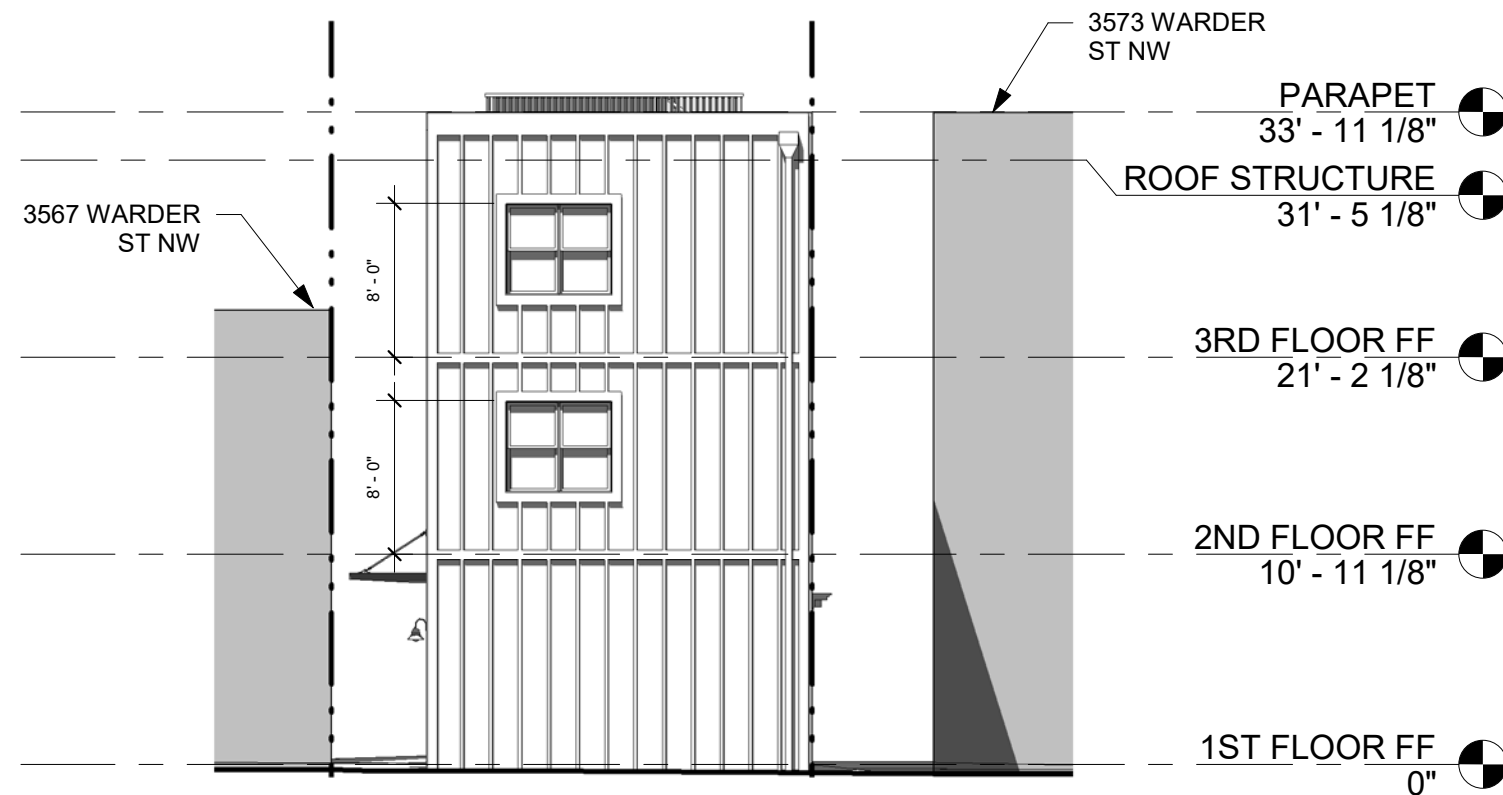
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**1 PROPOSED ELEVATION - NORTH**  
 S101 BZA 07A 1" = 10'-0"



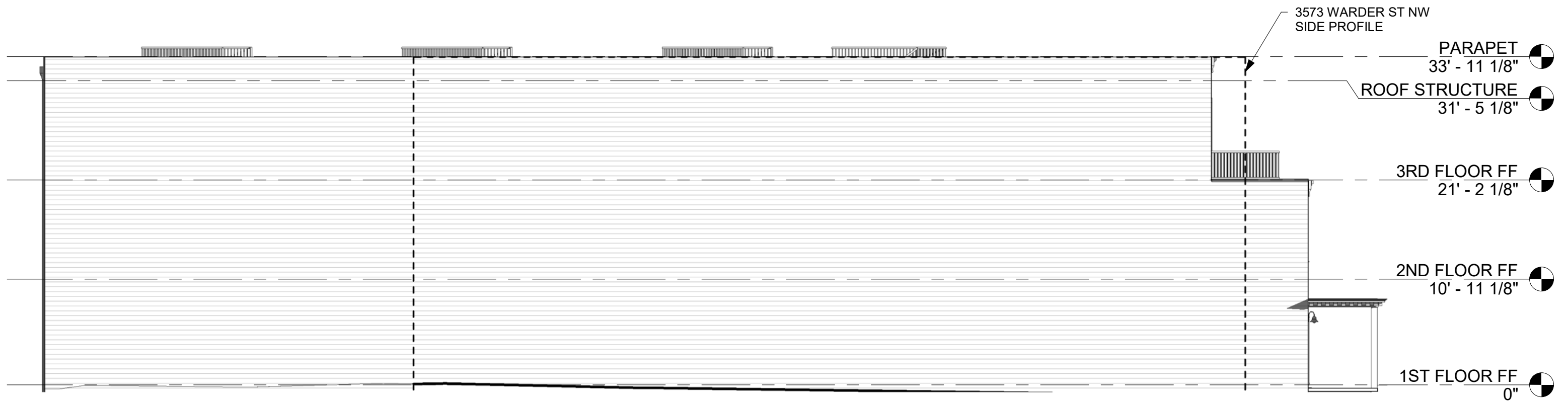
**2 PROPOSED ELEVATION - SOUTH**  
 BZA 07A 1" = 10'-0"

ADR W2

**BZA 07A**

07/01/19  
 3569 Warder St NW

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**1 PROPOSED ELEVATION - EAST**

BZA  
07B 1" = 10'-0"

**ADR W2**

**BZA 07B**

07/01/19  
3569 Warder St NW

**R. MICHAEL CROSS  
DESIGN GROUP**



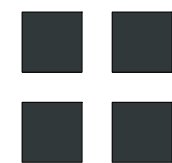
**1 PROPOSED ELEVATION - WEST**

BZA  
07C 1" = 10'-0"

**ADR W2**

**BZA 07C**

07/01/19  
3569 Warder St NW



**R. MICHAEL CROSS  
DESIGN GROUP**