

1409 30TH ST NW

PROPERTY INFORMATION

OWNER: _____ CYRIL DOUSSAU
cdoussau@hotmail.com

ADDRESS: _____ 1409 30TH ST NW,
WASHINGTON, DC 20007-3141

LOT: _____ 0823

SQUARE: _____ 1258

BUILDING DATA

USE GROUP: _____ ATTACHED

DWELLING UNITS: _____ 1

CONSTRUCTION TYPE: _____ N/A

SPRINKLERED: _____ N/A

SMOKE DETECTORS: _____ N/A

ZONING DATA

GENERAL

ZONING DISTRICT: _____ R-3/GT

WARD: _____ 2

ANC: _____ 2E

SMD: _____ 2E06

LOT

EXIST. LOT AREA: _____ 2,164 FT²

PROPOSED LOT AREA: _____ NO CHANGE

EXISTING BUILDING AREA: _____ 1,160 FT²

PROPOSED BUILDING AREA: _____ 1,421 FT²

MAXIMUM LOT OCCUPANCY: _____ 60%

EXISTING LOT OCCUPANCY: _____ 53.2%

PROPOSED LOT OCCUPANCY: _____ 64.9%

SPECIAL EXCEPTION REQUIRED

BUILDING

MAXIMUM HEIGHT: _____ 40 FT

EXISTING HEIGHT: _____ 42.66 FT

PROPOSED HEIGHT: _____ NO CHANGE

MAXIMUM STORIES: _____ 3

EXISTING STORIES: _____ 4

PROPOSED STORIES: _____ NO CHANGE

SETBACKS

MINIMUM FRONT YARD SETBACK: _____ CONSISTENT WITH AT LEAST
ONE ADJACENT PROPERTY

EXISTING FRONT YARD SETBACK: _____ 0 FT

PROPOSED FRONT YARD SETBACK: _____ NO CHANGE

MINIMUM REAR YARD SETBACK: _____ 20 FT

EXISTING REAR YARD SETBACK: _____ 0 FT

PROPOSED REAR YARD SETBACK: _____ NO CHANGE

MINIMUM SIDE YARD SETBACK: _____ 5 FT

EXISTING SOUTH: _____ 22.25 FT

PROPOSED SOUTH: _____ 5 FT

EXISTING NORTH: _____ PARTY WALL

PROPOSED NORTH: _____ NO CHANGE

APPLICABLE CODES

2017 DISTRICT OF COLUMBIA BUILDING CODE

2017 DISTRICT OF COLUMBIA ENERGY CONSERVATION CODE

2017 DISTRICT OF COLUMBIA GREEN CONSTRUCTION CODE

CONSULTANTS

ARCHITECT _____

OVERMYER ARCHITECTS
CONTACT: TURNER ASHBY
3213 P STREET NW
WASHINGTON, DC 20007
(202) 333-5596 ext. - 108
turner@overmyerarchitects.com

SCOPE OF WORK

WE ARE PROPOSING A NEW ONE-STORY ADDITION WITH NEW LANDSCAPE ALTERATIONS INCLUDING NEW RETAINING WALLS AND REBUILDING BRICK WALL AT SIDEWALK

SHEET INDEX

0001 - COVER SHEET

P001 - EXISTING FRONT COURTYARD PHOTOS

P002 - EXISTING REAR GARDEN PHOTOS

P003 - EXISTING FRONT WALL PHOTOS

XSP - EXISTING SITE PLAN

ASP - PROPOSED SITE PLAN

A001 - EXISTING AND PROPOSED FIRST FLOOR PLANS

A002 - EXISTING AND PROPOSED SECOND FLOOR PLANS

A003 - EXISTING AND PROPOSED WEST ELEVATIONS

A004 - EXISTING AND PROPOSED EAST ELEVATIONS

A005 - EXISTING AND PROPOSED SOUTH SECTIONS

A006 - EXISTING AND PROPOSED FRONT COURTYARD SECTIONS

A007 - EXISTING AND PROPOSED REAR GARDEN SECTIONS

R1 - EXISTING AND PROPOSED RENDERINGS

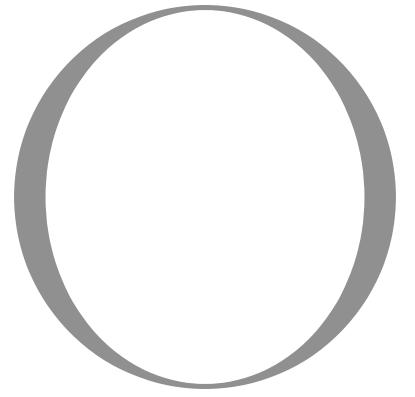
R2 - EXISTING AND PROPOSED RENDERINGS

L001 - PROPOSED LANDSCAPE PLAN

L002 - PROPOSED LANDSCAPE SECTIONS



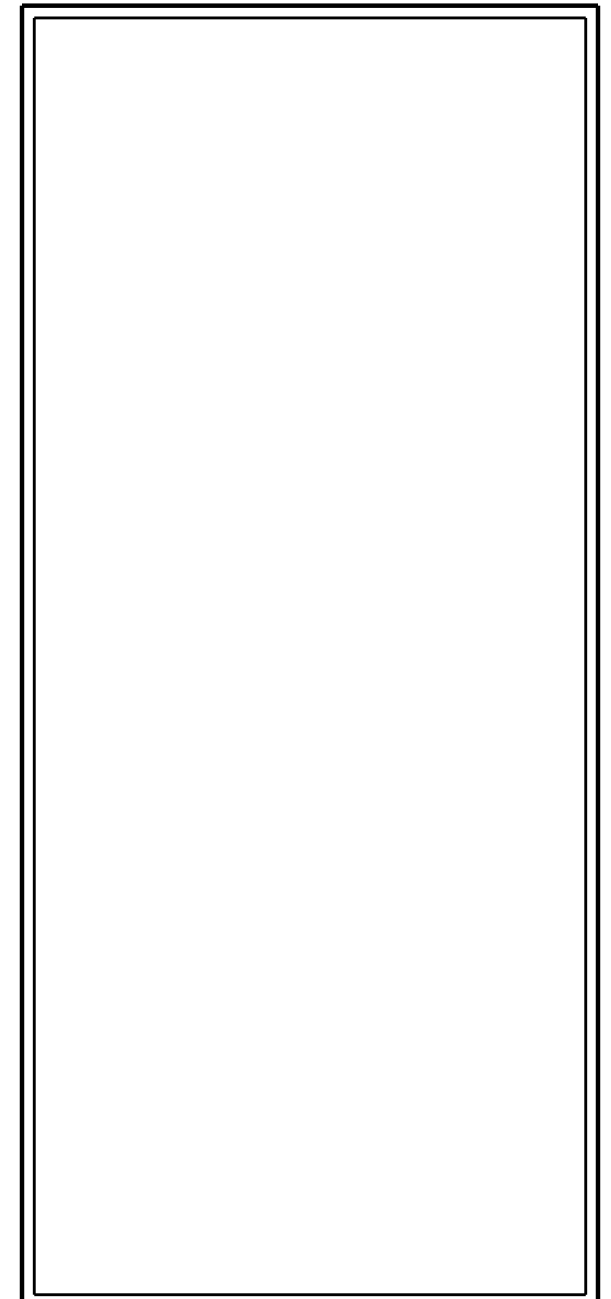
VICINITY PLAN NO SCALE



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RENOVATION TO THE

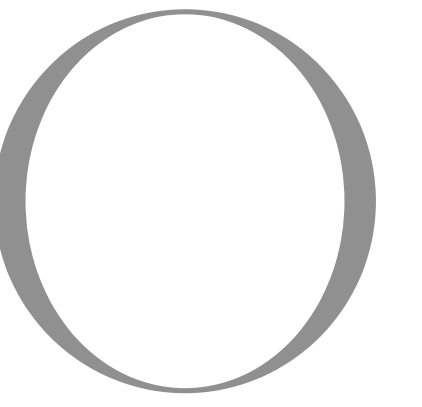
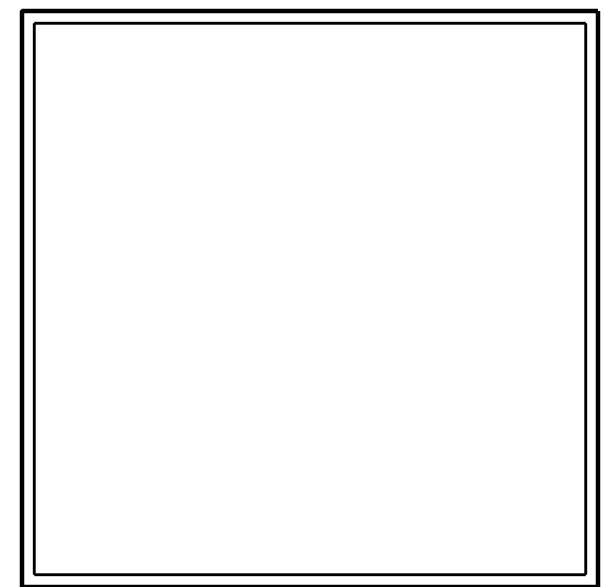
**CHON
RESIDENCE**

1409 30TH ST NW
WASHINGTON, DC 20007

LOT: 0823 SQUARE: 1258



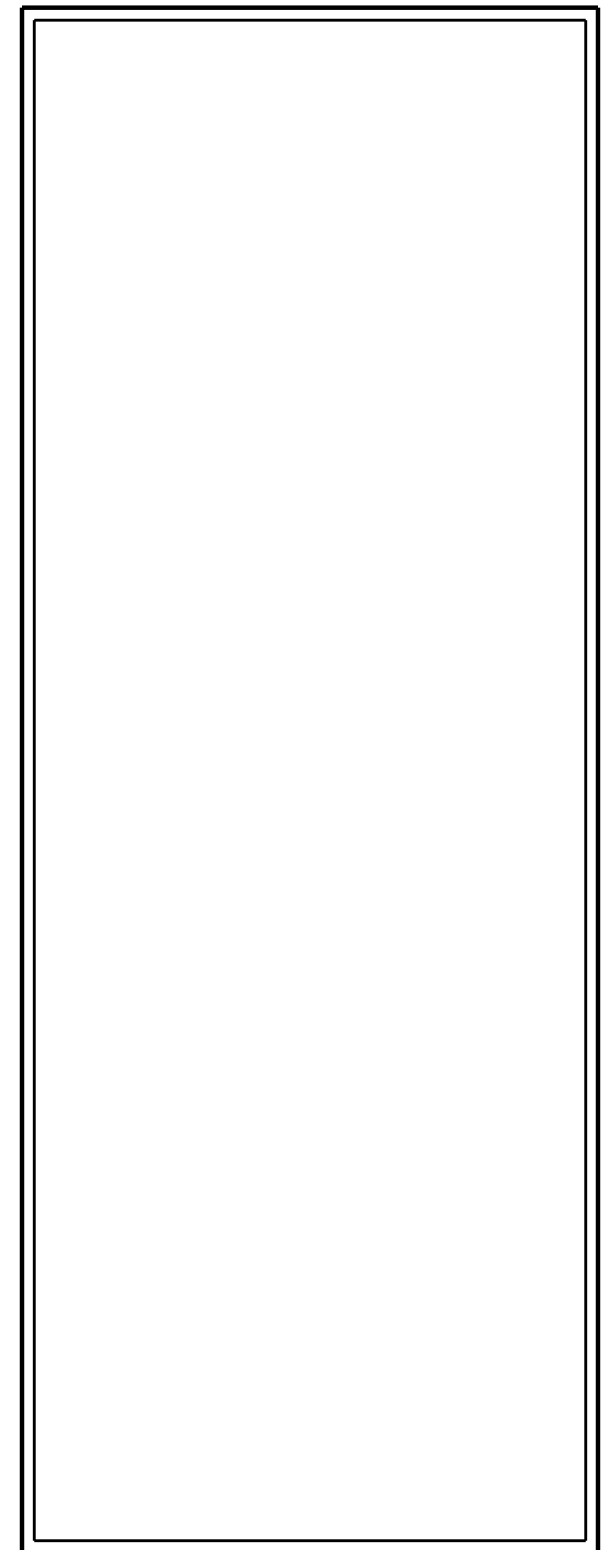
Board of Zoning Adjustment
DATE: 9-10-2025
CASE NO. 21469
COLUMBIA



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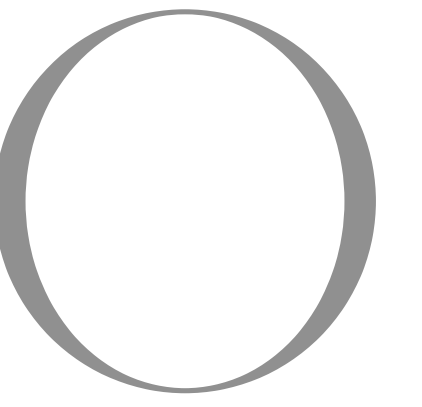
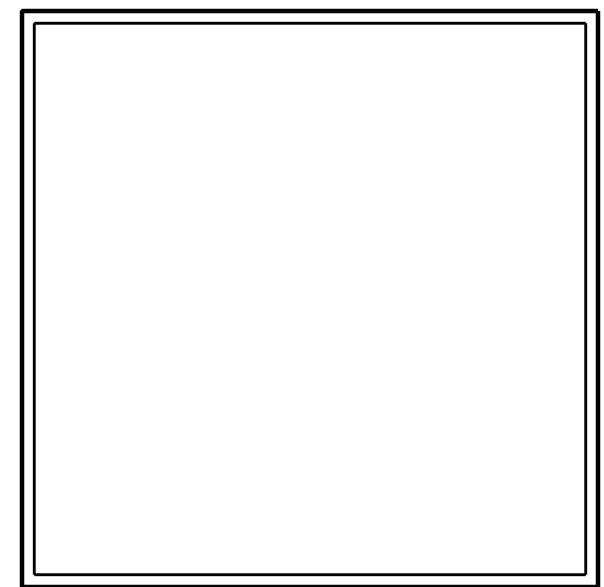
LOT: 0823 SQUARE: 1258

EXISTING FRONT
COURTYARD
PHOTOS

P001

DATE: 09-10-2025

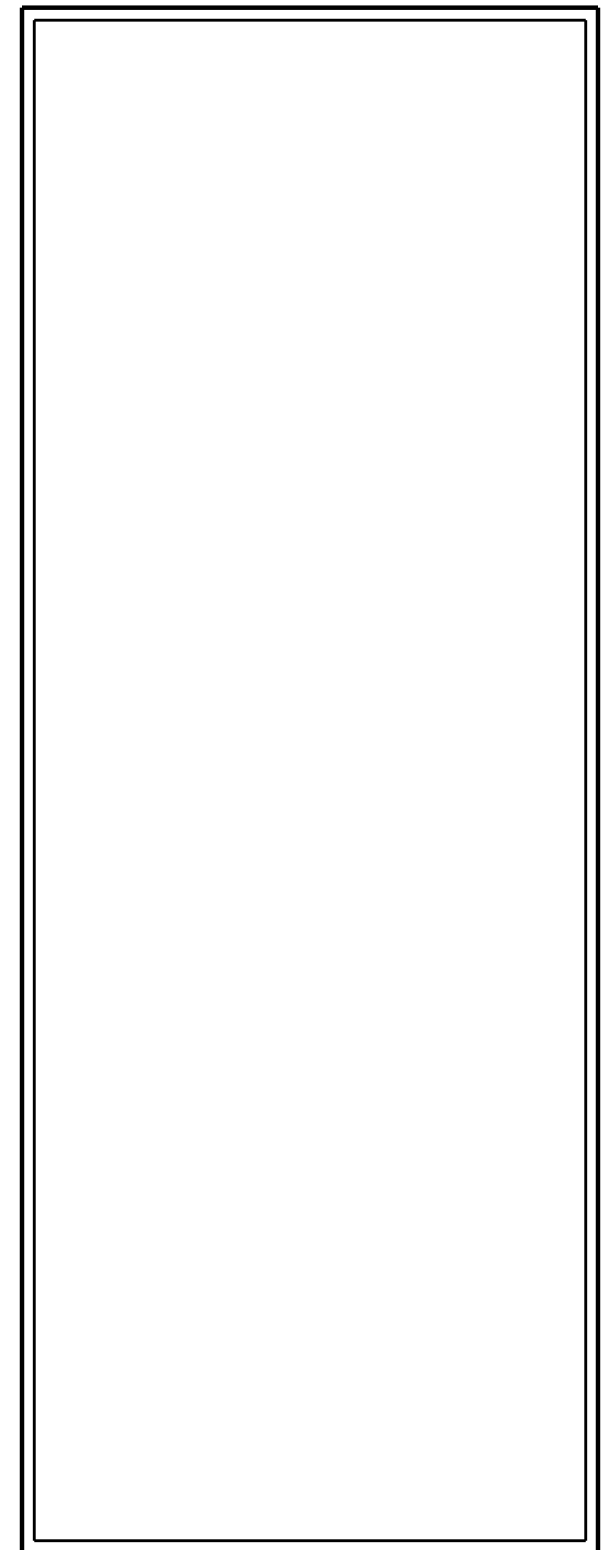
1 EXISTING FRONT COURTYARD PHOTOS
P001 SCALE: N/A



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EXISTING REAR
GARDEN
PHOTOS

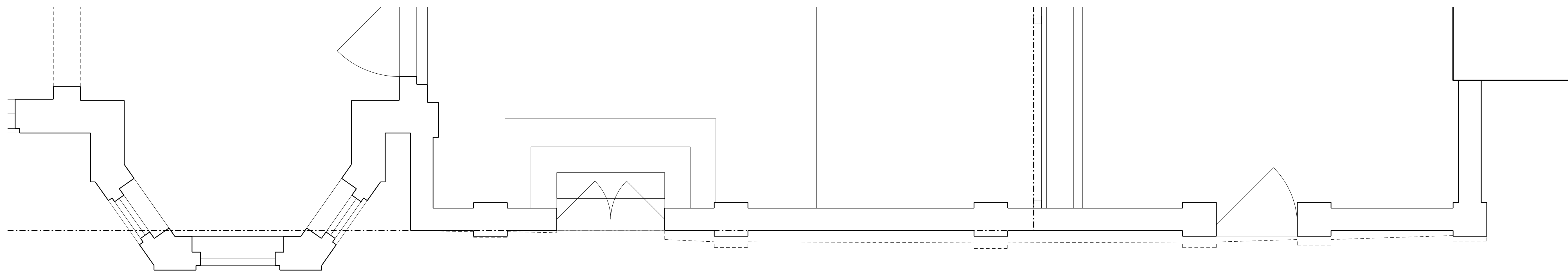
P002

DATE: 09-10-2025

1 EXISTING REAR GARDEN PHOTOS
P002 SCALE: N/A



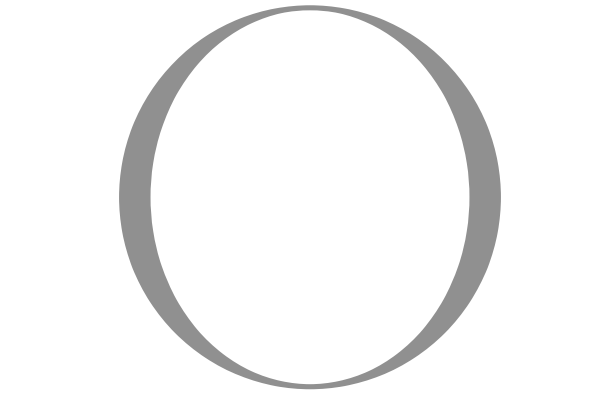
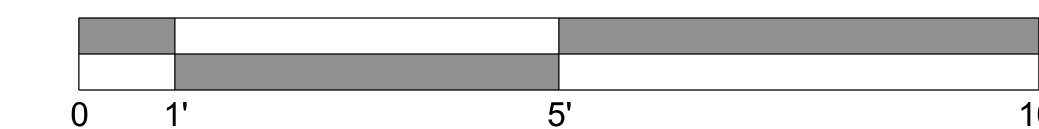
1 EXISTING FRONT WALL PHOTOS
 P003 SCALE: N/A



DASHED LINE INDICATES LEAN AT TOP OF WALL

2 EXISTING FRONT WALL PLAN
 P003 SCALE: 1/2" = 1'-0"

SCALE: 1/2" = 1'-0"



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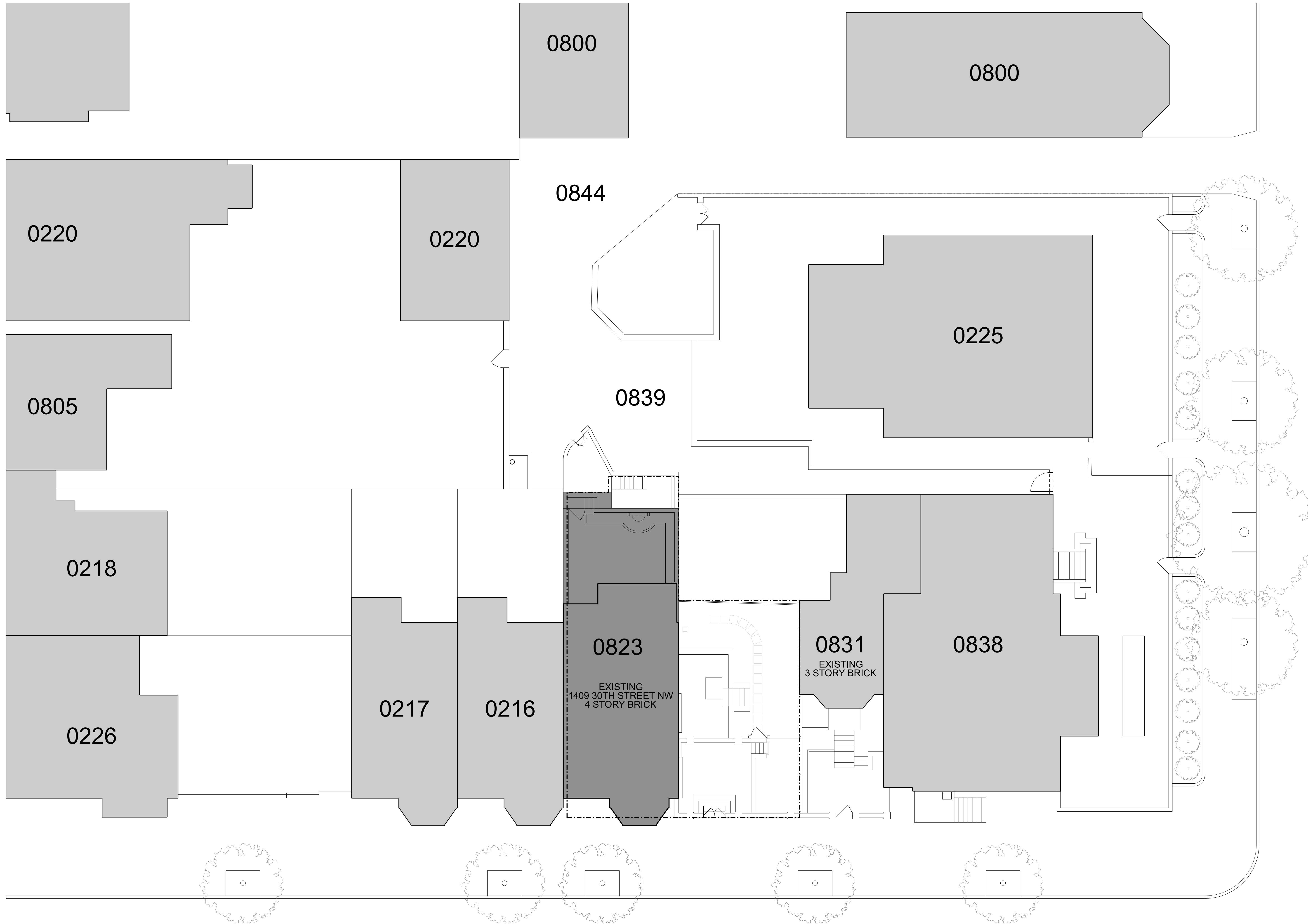
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EXISTING
 FRONT WALL
 PHOTOS

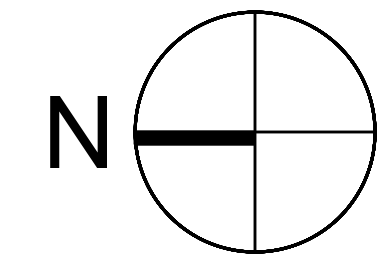
P003

DATE: 09-10-2025

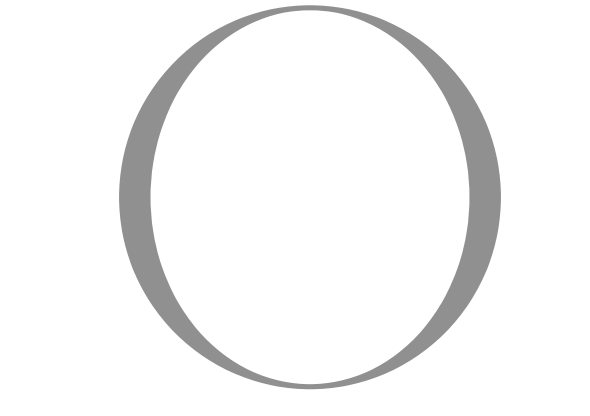


■ DEMOLITION

1 EXISTING SITE PLAN
 XSP SCALE: 1/8" = 1'-0"



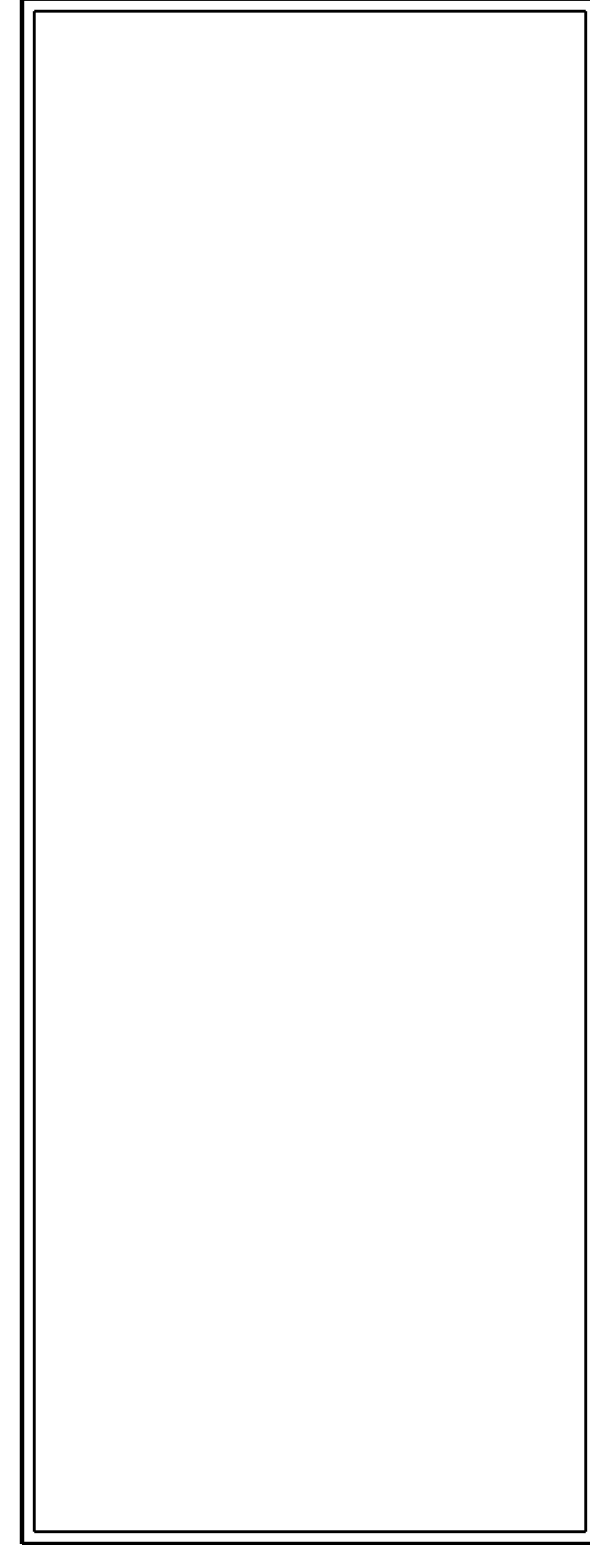
SCALE: 1/8" = 1'-0"
 0' 5' 10' 20' 40'



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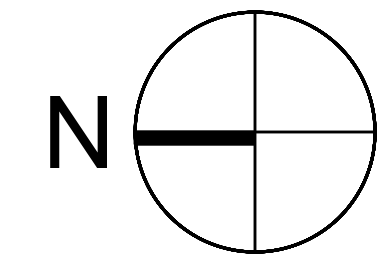
RENOVATION TO THE
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EXISTING
 SITE PLAN
XSP
 DATE: 09-10-2025

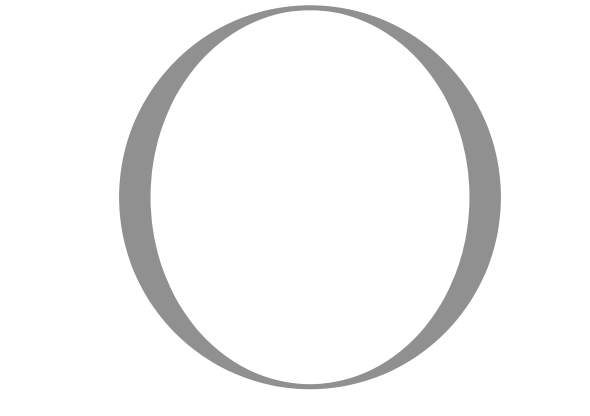


NEW CONSTRUCTION

1 PROPOSED SITE PLAN
SCALE: 1/8" = 1'-0"



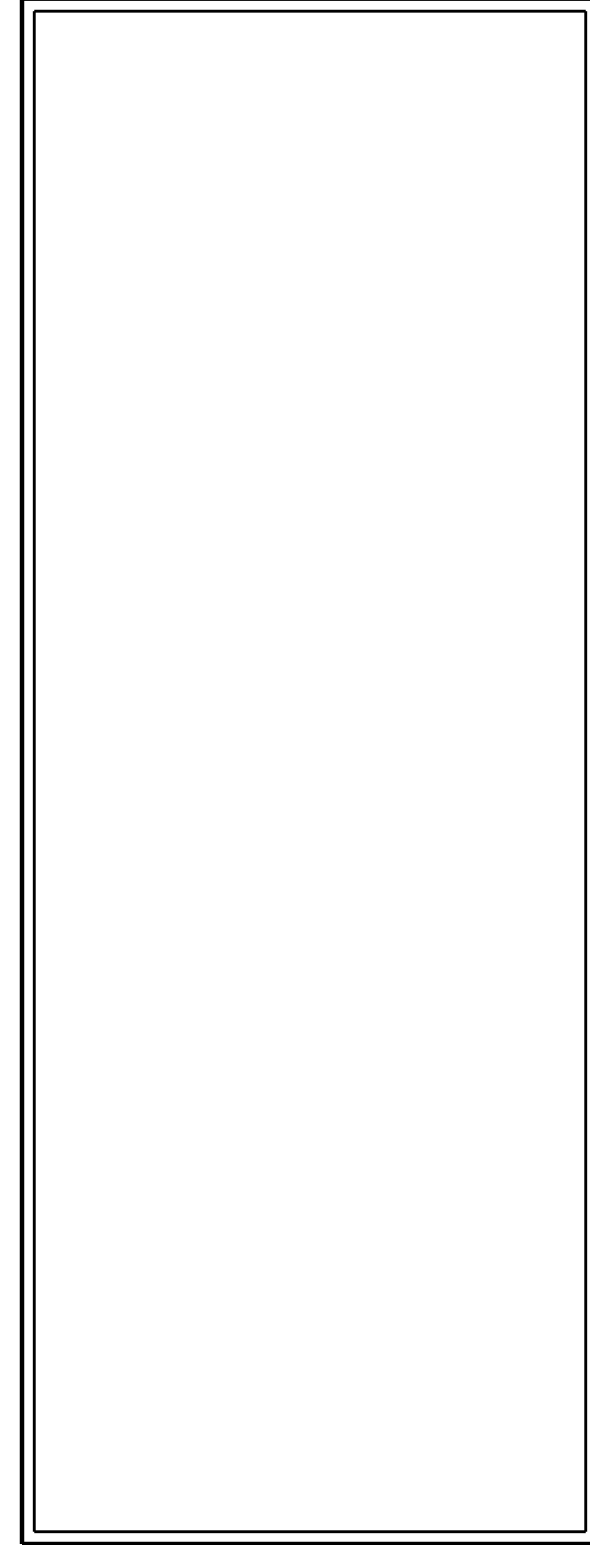
SCALE: 1/8" = 1'-0"
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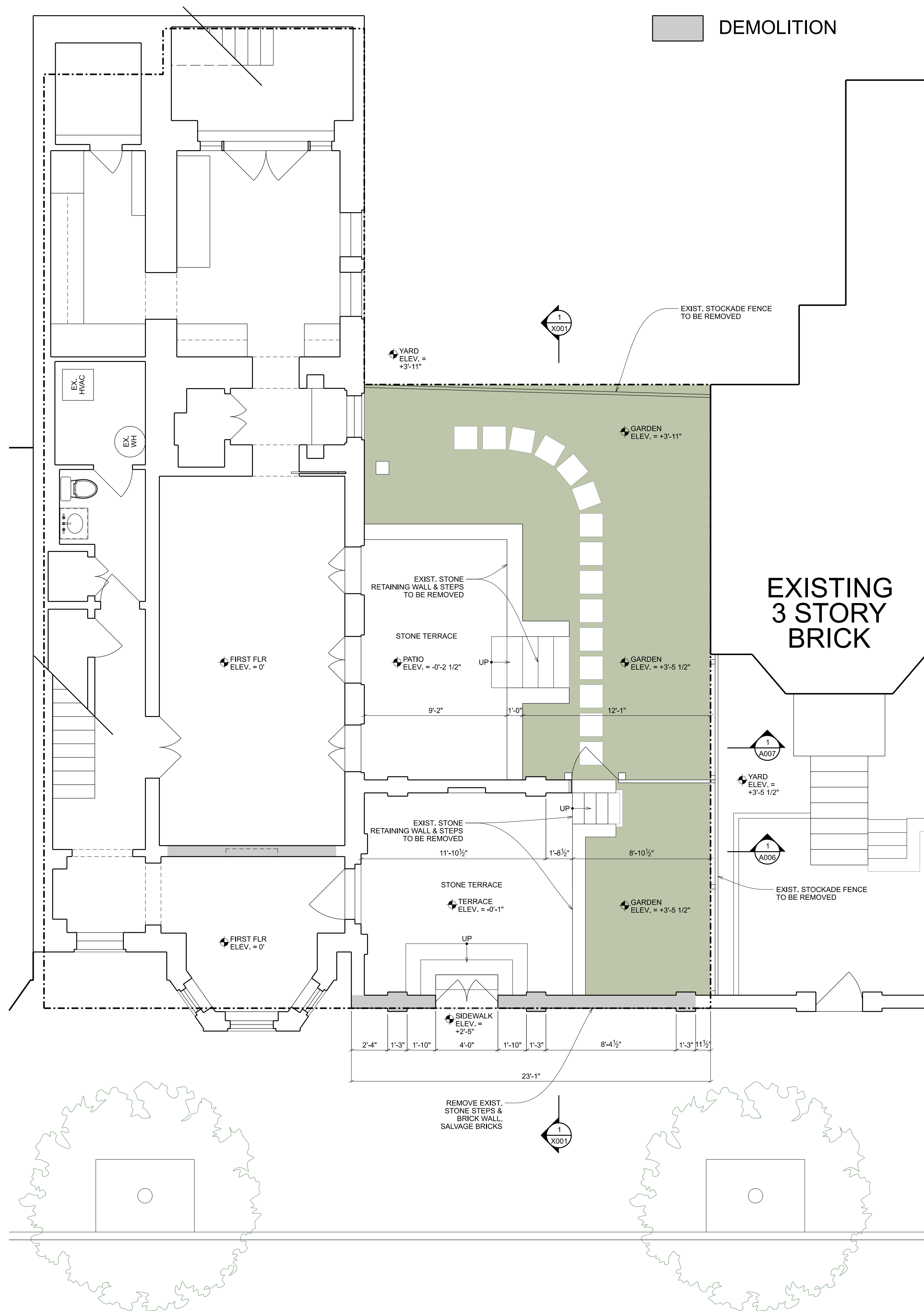
LOT: 0823 SQUARE: 1258

PROPOSED
SITE PLAN

ASP

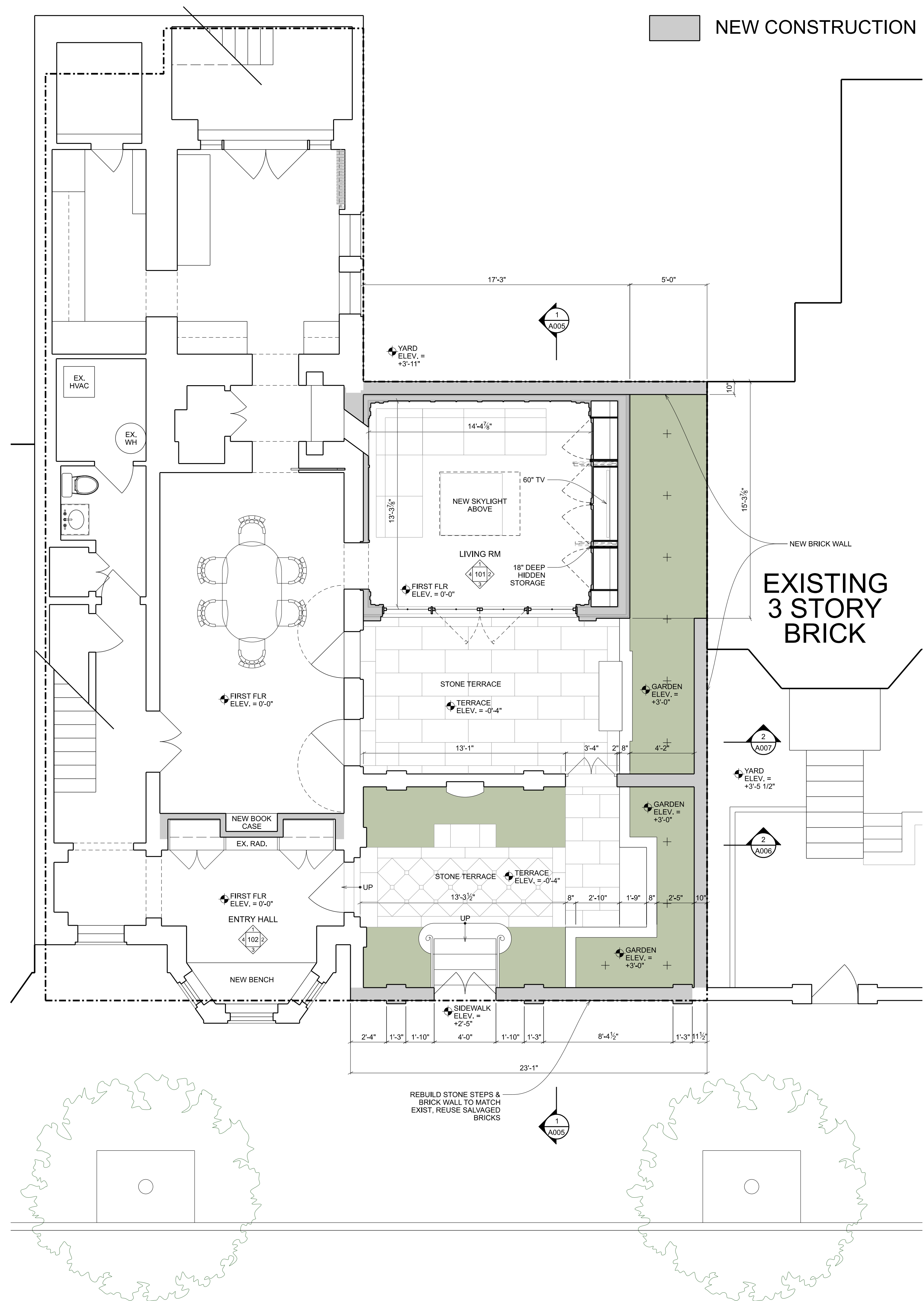
DATE: 09-10-2025

DEMOLITION

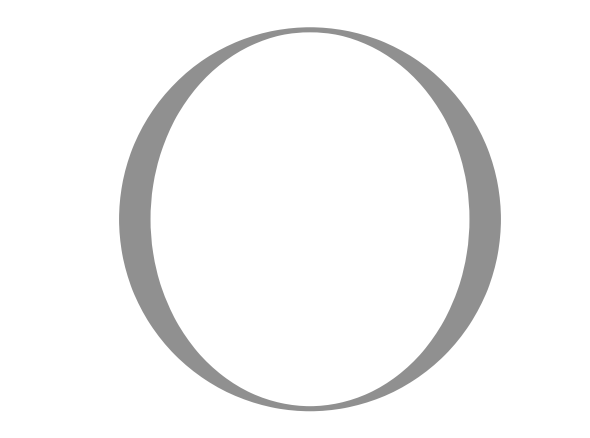
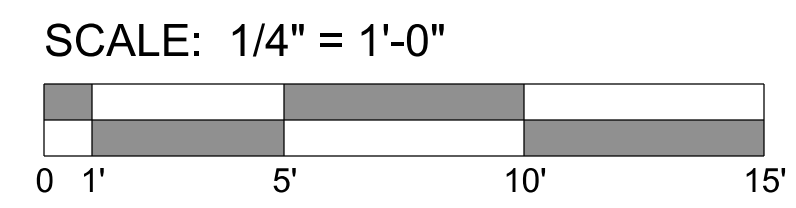
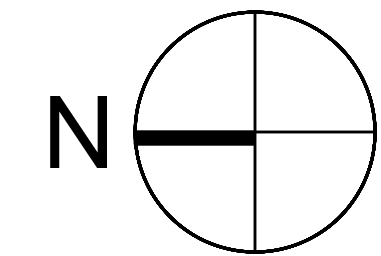


1 EXISTING FIRST FLOOR PLAN
A001 SCALE: 1/4" = 1'-0"

NEW CONSTRUCTION



2 PROPOSED FIRST FLOOR PLAN
A001 SCALE: 1/4" = 1'-0"



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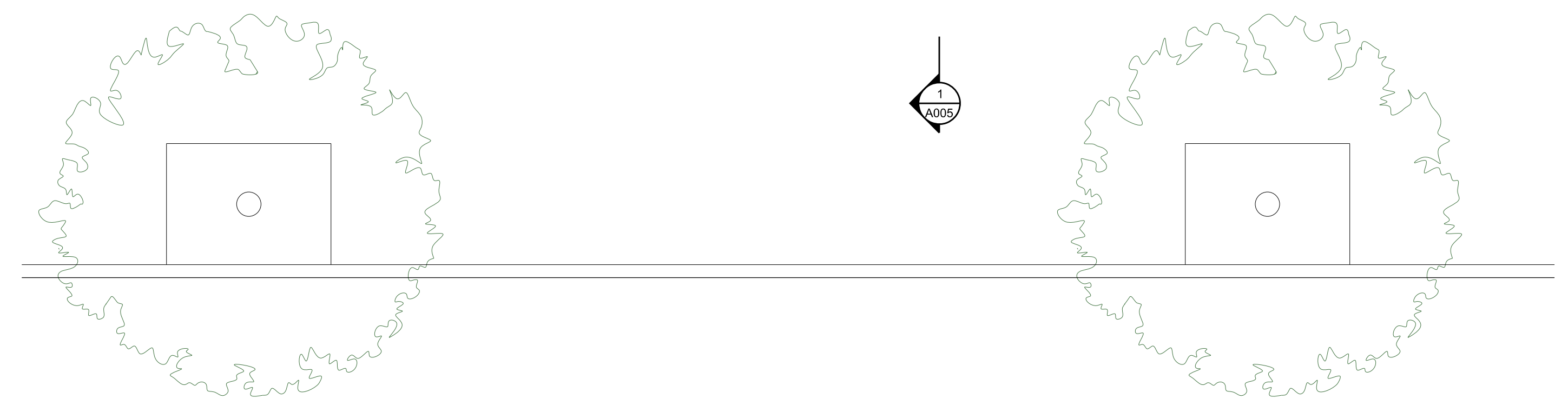
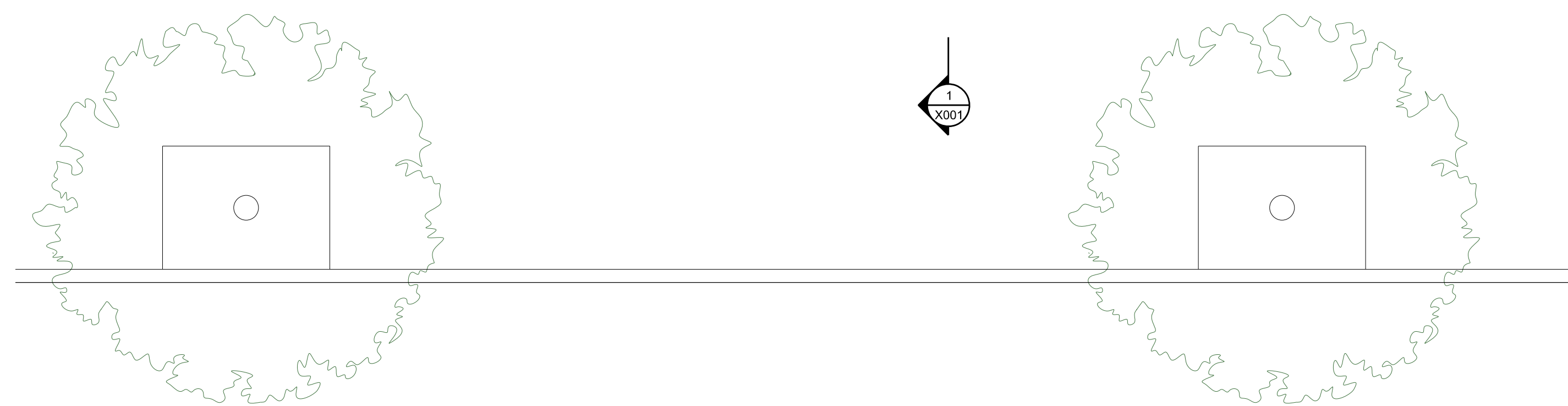
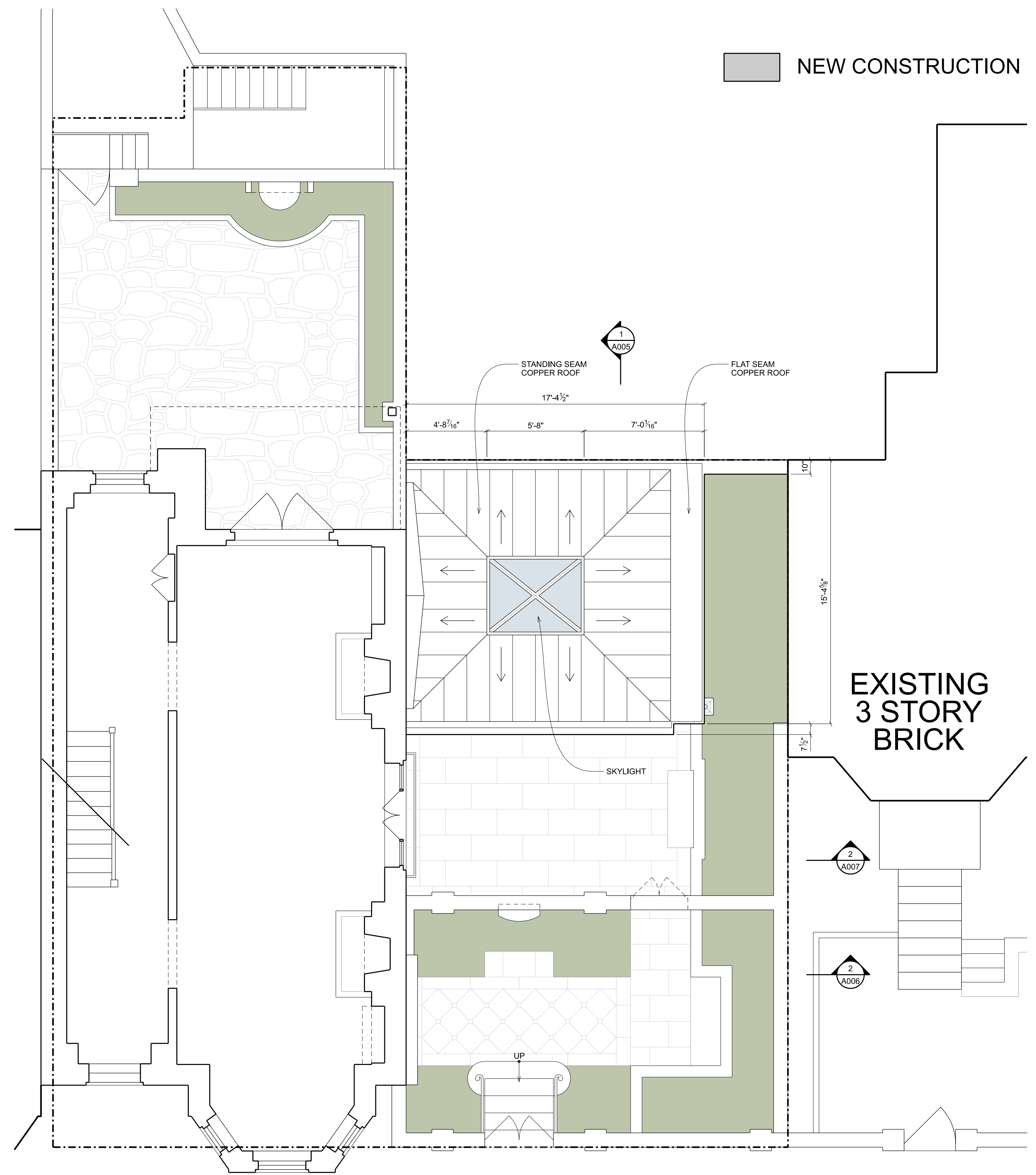
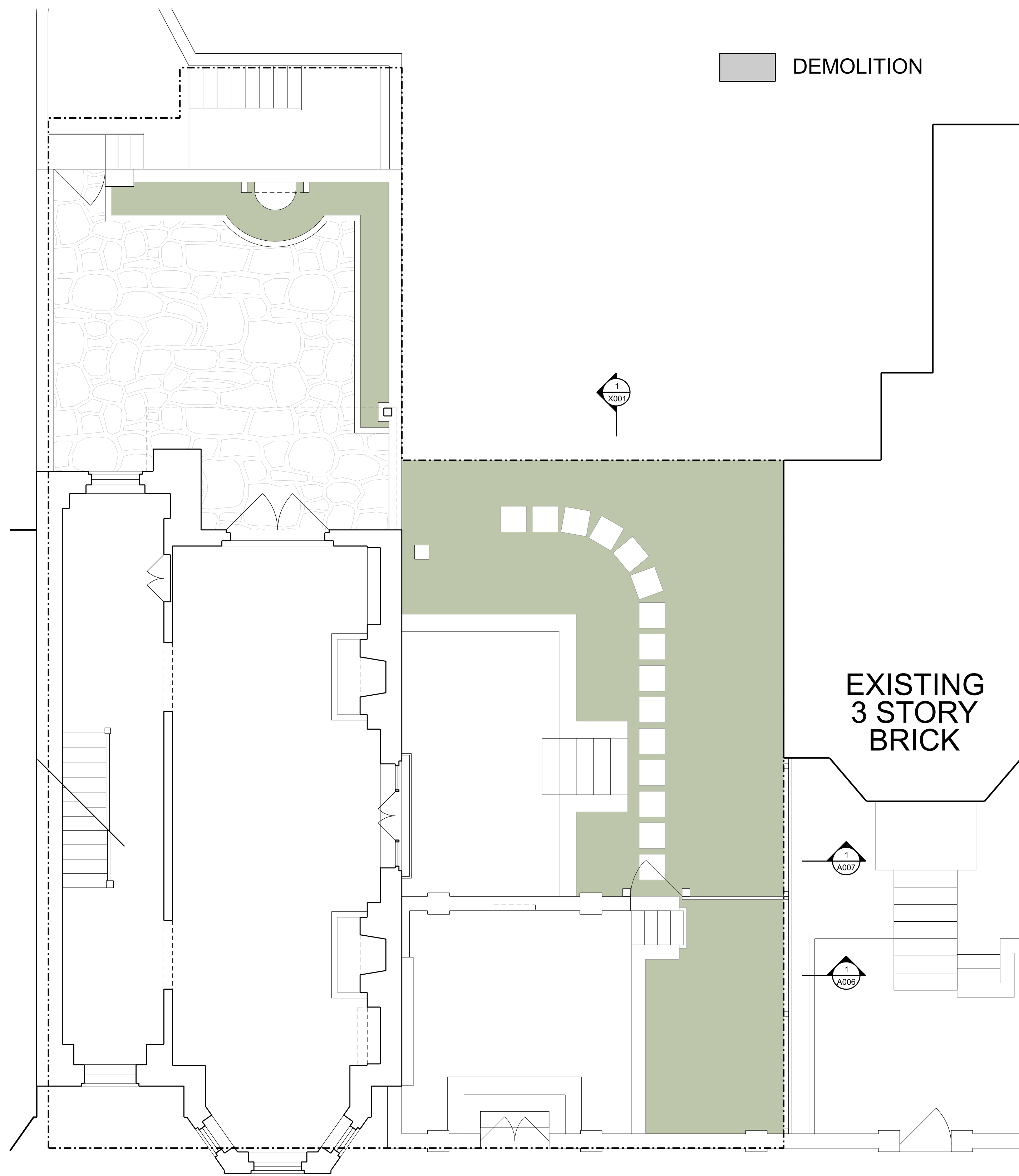
EXISTING AND
PROPOSED
FIRST FLOOR PLANS

A001

DATE: 09-10-2025

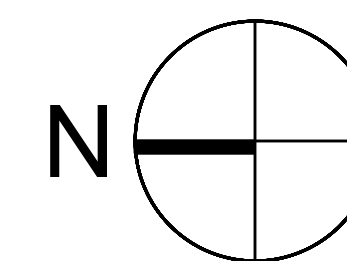
DEMOLITION

NEW CONSTRUCTION

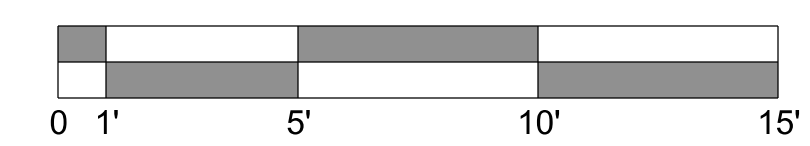


1
A002 EXISTING SECOND FLR PLAN
SCALE: 1/4" = 1'-0"

2
A002 PROPOSED SECOND FLR PLAN
SCALE: 1/4" = 1'-0"



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



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EXISTING AND
PROPOSED
SECOND FLOOR
PLANS

A002

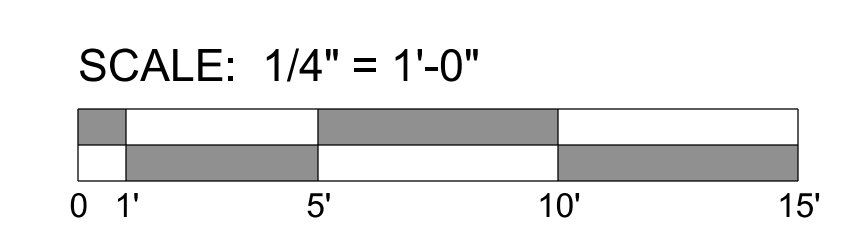
DATE: 09-10-2025



1 EXISTING WEST ELEVATION
A003 SCALE: 1/4" = 1'-0"



2 PROPOSED WEST ELEVATION
A003 SCALE: 1/4" = 1'-0"




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EXISTING AND
 PROPOSED
 WEST ELEVATIONS

A003
 DATE: 09-10-2025