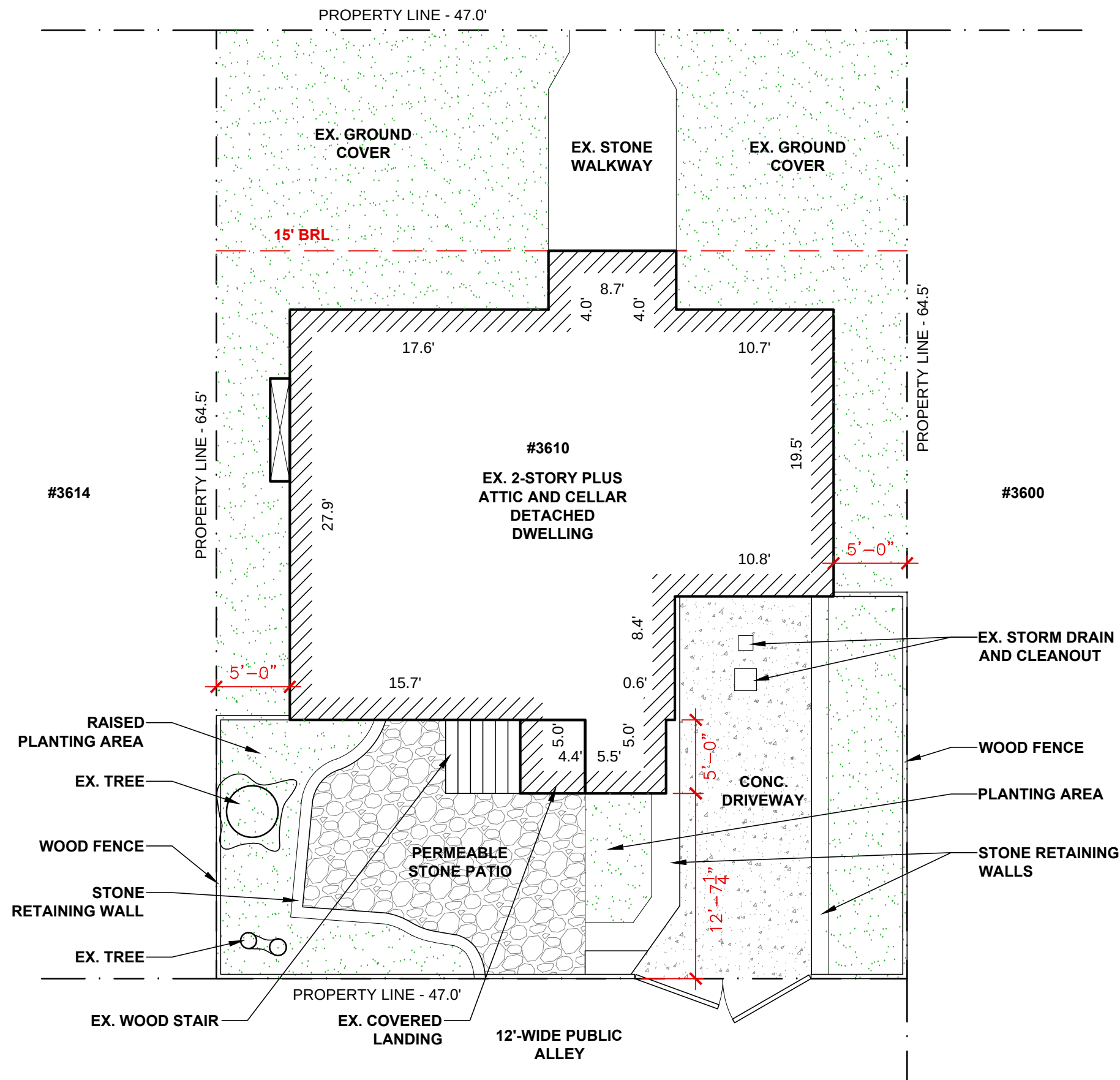


PATTERSON STREET NW



Site Plan - Existing

Square: 1999, Lot: 0065

Lot Area: 3,031.5 SF

Zone: R-1B

Min. Rear Yard

Required: 25'

Existing: 12'-7 $\frac{1}{4}$ "

Min. Side Yard

Required: 8' (5' for existing, non-conforming)

Existing: 5'

Max. Lot Occupancy

Required: 40% (1,212.6 SF)

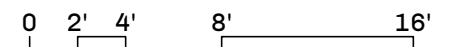
Existing: 33.8% (1,026.0 SF)

Min. Pervious Surface

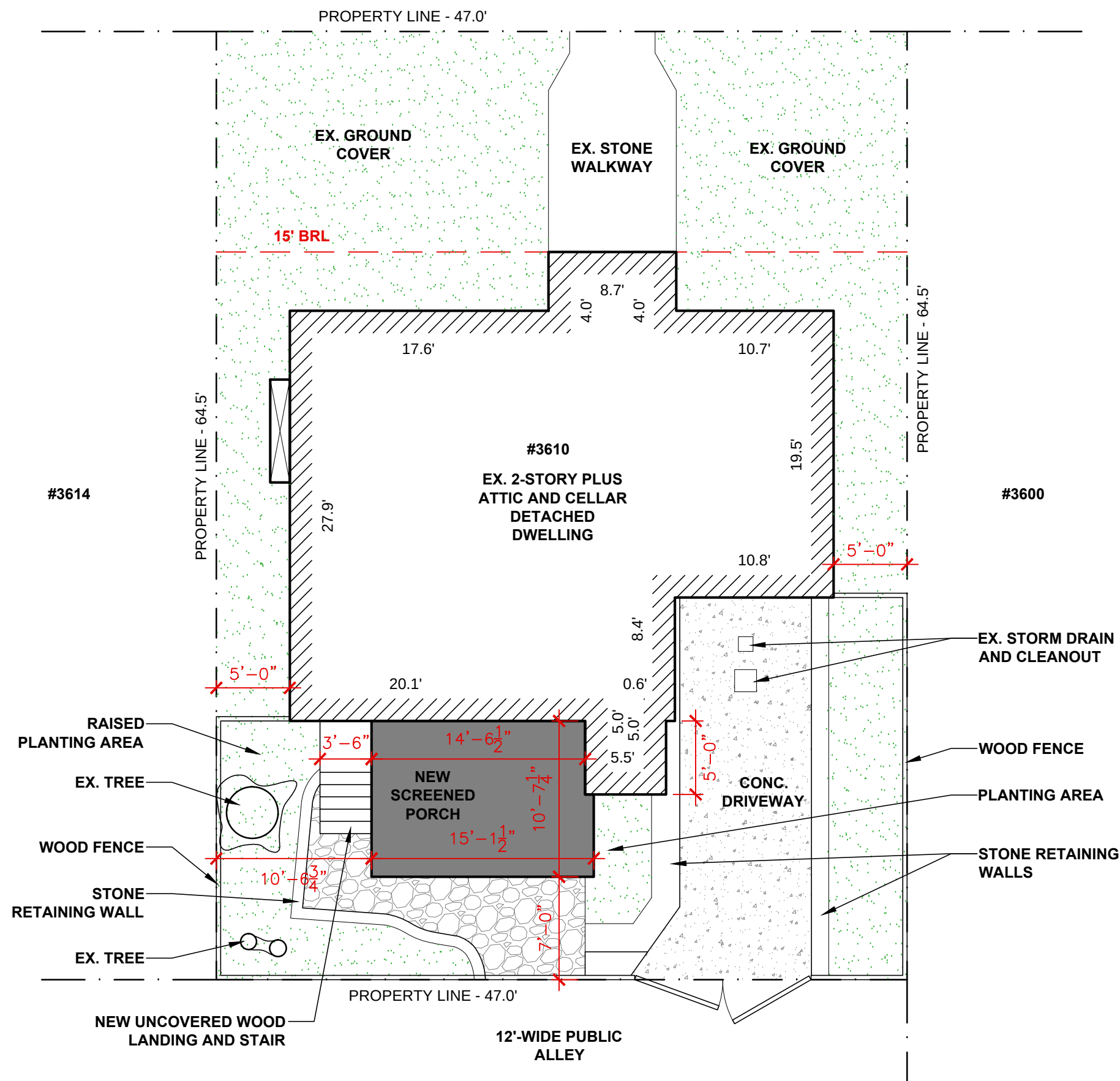
Required: 50% (1,515.75 SF)

Existing: 50.7% (1,537.85 SF)

Proposed: 46.3% (1,403.6 SF)



PATTERSON STREET NW



Site Plan - Proposed

Square: 1999, Lot: 0065

Lot Area: 3,031.5 SF

Zone: R-1B

Min. Rear Yard

Required: 25'

Existing: 12'-7 1/4"

Proposed: 7'-0" - **BZA relief requested**

Min. Side Yard

Required: 8' (5' for existing, non-conforming)

Existing: 5'

Proposed: 10'-6 3/4"

Max. Lot Occupancy

Required: 40% (1,212.6 SF)

Existing: 33.8% (1,026.0 SF)

Proposed: 38.3% (1,161.3 SF)

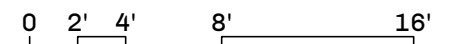
Min. Pervious Surface

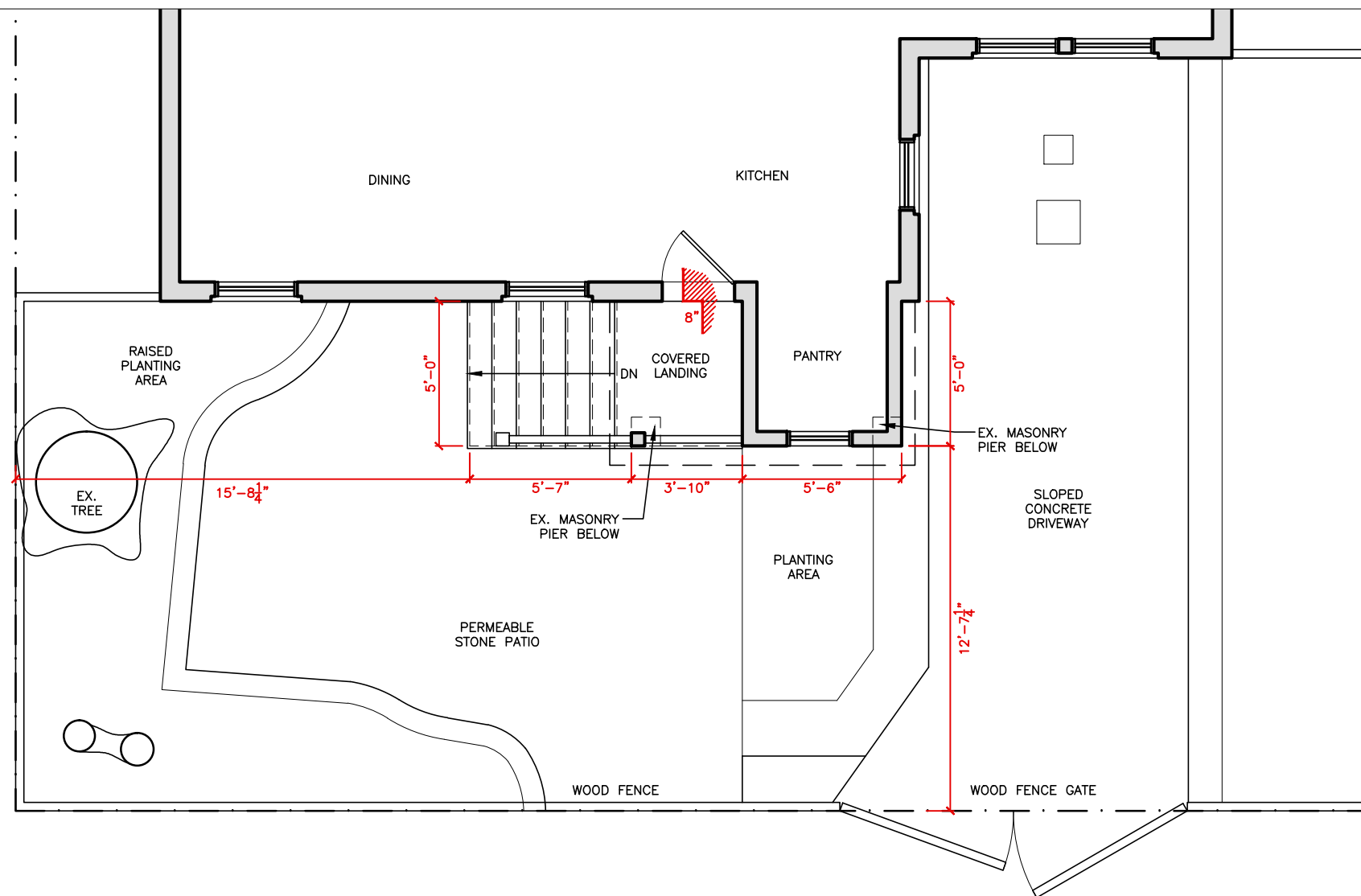
Required: 50% (1,515.75 SF)

Existing: 50.7% (1,537.85 SF)

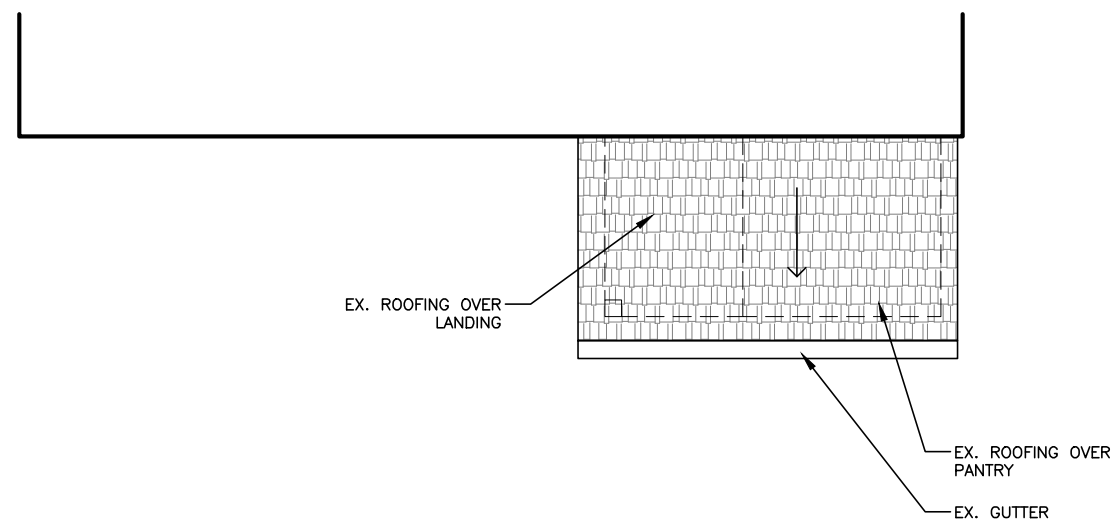
Proposed: 46.3% (1,403.6 SF)*

*Note: Per Subtitle C §501.2(b), minimum pervious surface percentage requirement shall be applicable only in conjunction with an addition that increases the existing lot occupancy by 10% or more (not applicable to proposed 4.5% increase).

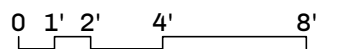




Floor Plan - Existing



Roof Plan - Existing

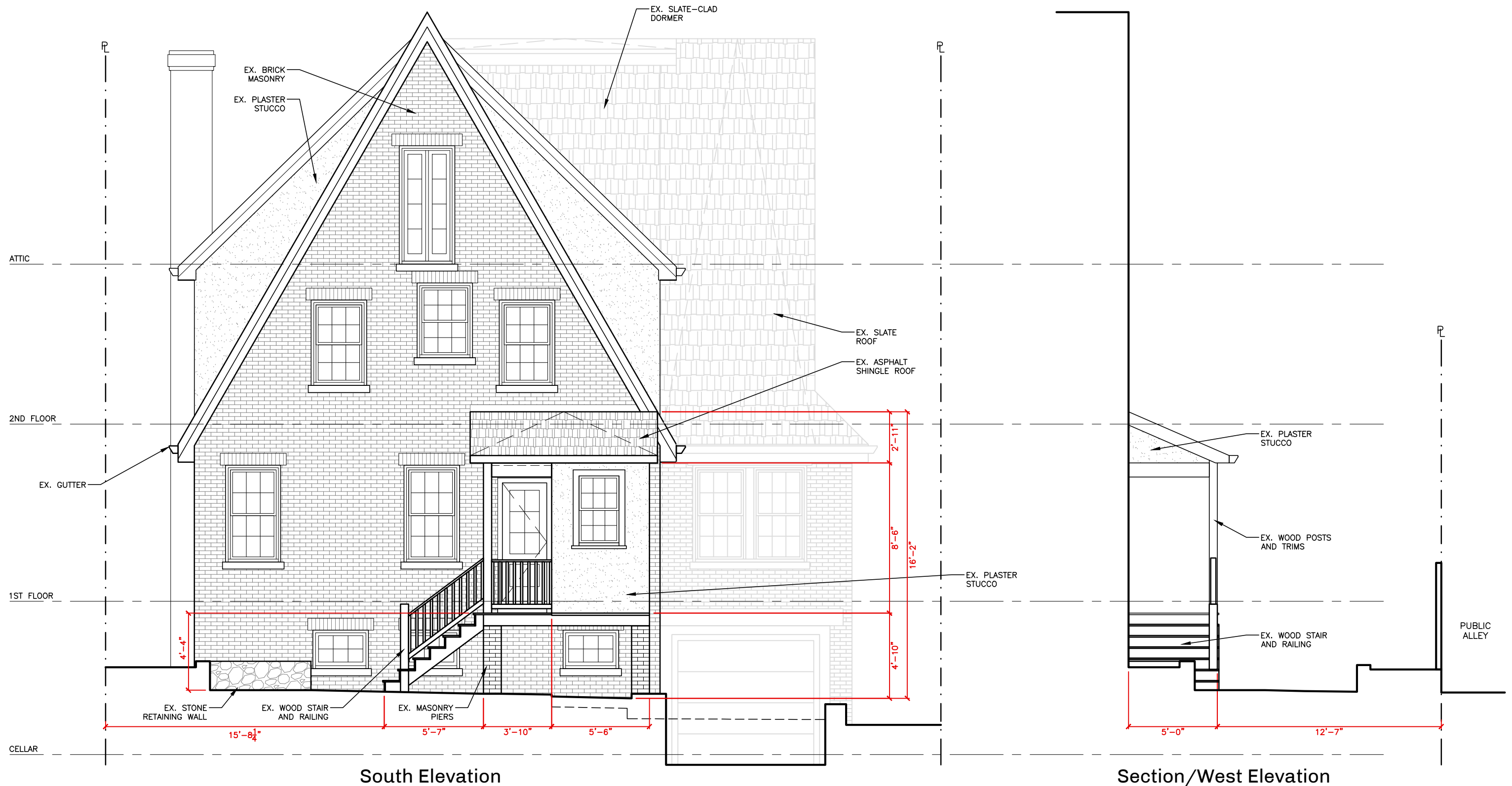


Site plan showing the layout of a residential property with various rooms and outdoor areas. The plan includes the following labeled areas and dimensions:

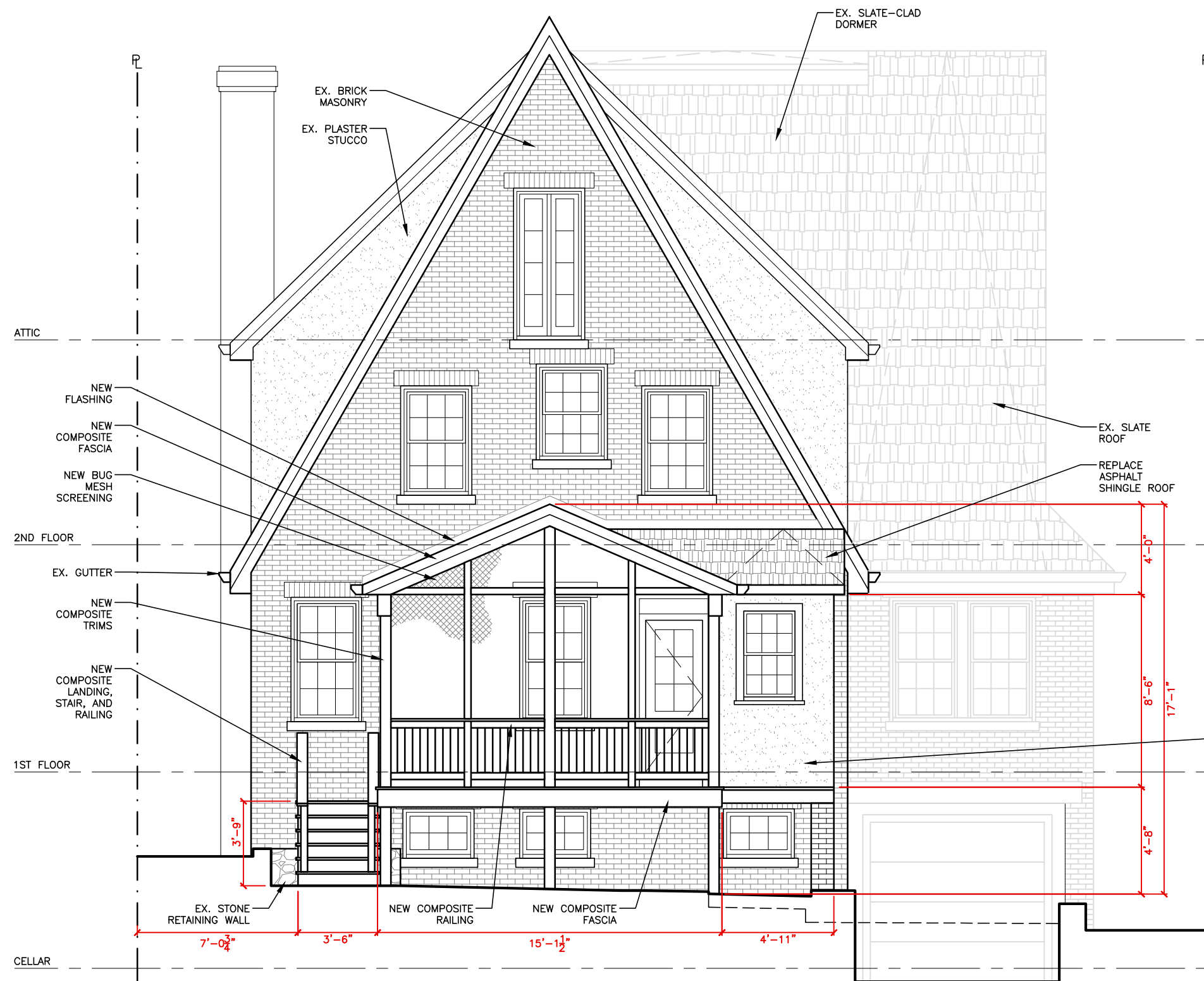
- Rooms:** DINING, KITCHEN, PANTRY.
- Outdoor Areas:** NEW SCREENED PORCH, NEW COMPOSITE DECKING, NEW COMPOSITE RAILING, NEW WOOD POST, NEW BUG MESH SCREENING, PERMEABLE STONE PATIO, PLANTING AREA, RAISED PLANTING AREA, EX. TREE.
- Structures:** EX. MASONRY PIER BELOW, SLOPED CONCRETE DRIVEWAY, WOOD FENCE, WOOD FENCE GATE.
- Dimensions:**
 - Overall width: 10'-6 3/4"
 - Overall depth: 12'-7 1/4"
 - Screened Porch width: 3'-6"
 - Screened Porch depth: 10'-7 1/4"
 - Decking width: 3'-6"
 - Decking depth: 4'-2"
 - Patio width: 15'-1 1/2"
 - Patio depth: 7'-0"
 - Planting Area width: 4'-11"
 - Planting Area depth: 5'-7 1/4"
 - Ex. Tree width: 3'-6"
 - Ex. Tree depth: 4'-2"
 - Ex. Masonry Pier Below width: 5'-0"
 - Ex. Masonry Pier Below depth: 5'-7 1/4"
 - Wood Fence Gate width: 7'-0"
 - Wood Fence Gate depth: 5'-0"

Architectural roof plan showing proposed new asphalt shingle roofing over a screened porch and existing pantry. The plan includes labels for 'NEW ASPHALT SHINGLE ROOFING OVER SCREENED PORCH', 'NEW GUTTER', and 'NEW ROOFING OVER EX. PANTRY'. The roof is divided into sections by a central vertical ridge and a horizontal ridge on the right. A dashed line indicates the boundary of the new roofing area.

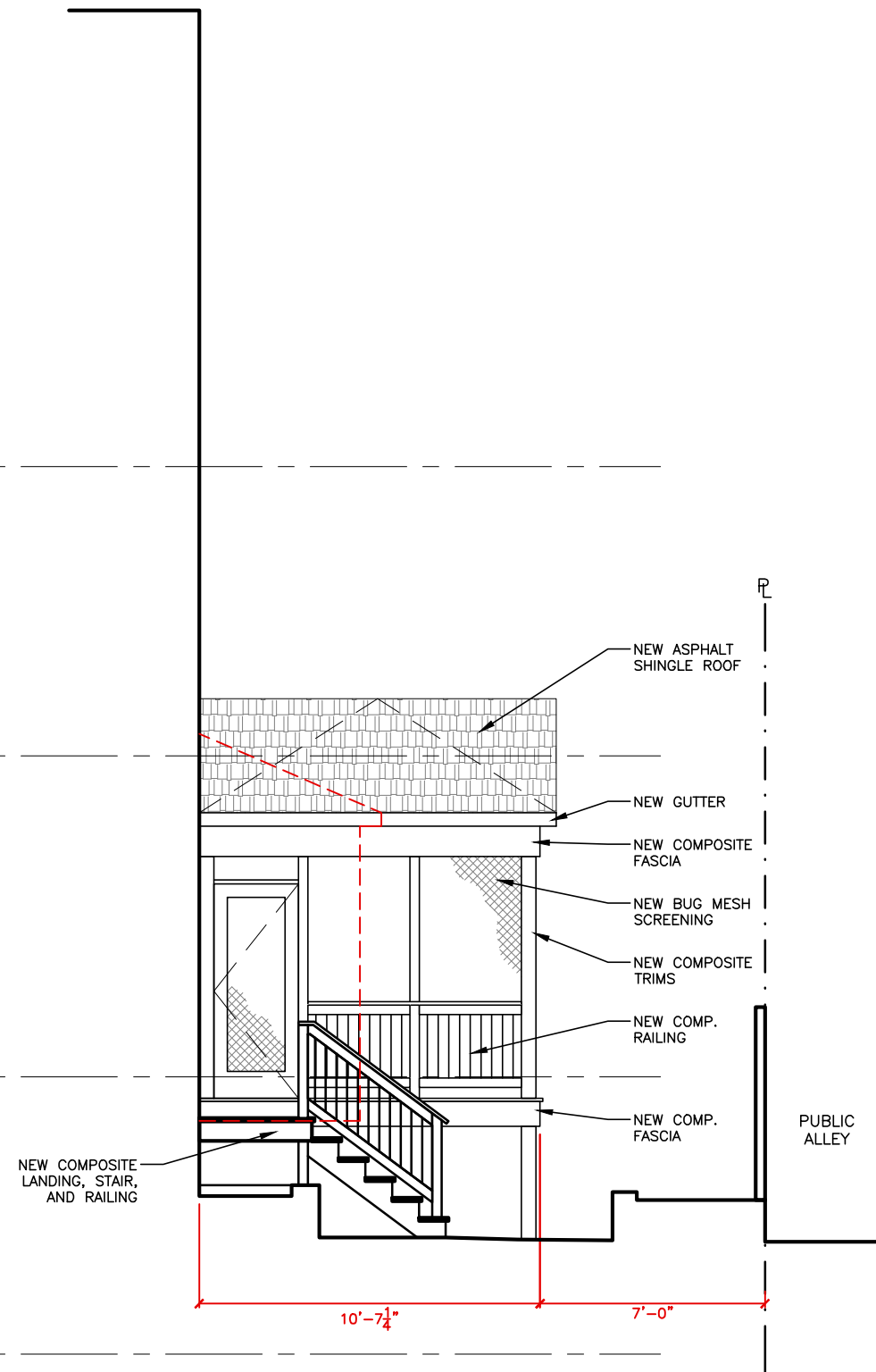
Page 13



0 1' 2' 4' 8'



South Elevation



Section/West Elevation

Elevations - Proposed

0 1' 2' 4' 8'