

DISTRICT OF COLUMBIA GOVERNMENT
OFFICE OF THE SURVEYOR

Washington, D.C., June 5, 2020

Plat for Building Permit of: SQUARE 1859 LOT 86

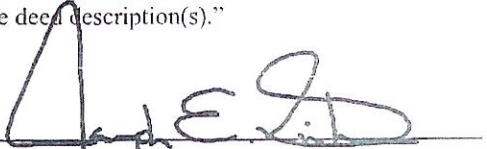
Scale: 1 inch = 20 feet

Recorded in Book 80 Page 22

Receipt No. 20-04893 Drawn by: A.S.

Furnished to: RAY IZADI

"I hereby certify that the dimensions and configuration of the lot(s) hereon depicted are consistent with the records of the Office of the Surveyor unless otherwise noted, but may not reflect actual field measurements. The dimensions and configuration of A&T lots are provided by the Office of Tax and Revenue and may not necessarily agree with the deed description(s)."


For Surveyor, D.C.

I hereby certify that on this plat on which the Office of the Surveyor has drawn the dimensions of this lot, I have accurately and completely depicted and labeled the following:

- 1) all existing buildings and improvements - including parking spaces, covered porches, decks and retaining walls over four feet above grade, and any existing face-on-line or party wall labeled as such, well as projections and improvements in public space - with complete and accurate dimensions;
- 2) all proposed demolition or raze of existing buildings duly labeled as such; all proposed buildings and improvements - including parking spaces, covered porches, decks and retaining walls over four feet above grade, any existing face-on-line or party wall labeled as such, as well as projections and improvements in public space and the improvements used to satisfy pervious surface or green area ratio requirements - with complete and accurate dimensions, in conformity with the plans submitted with building permit application _____; and
- 3) any existing chimney or vent on an adjacent property that is located within 10 feet of this lot.

I also hereby certify that:

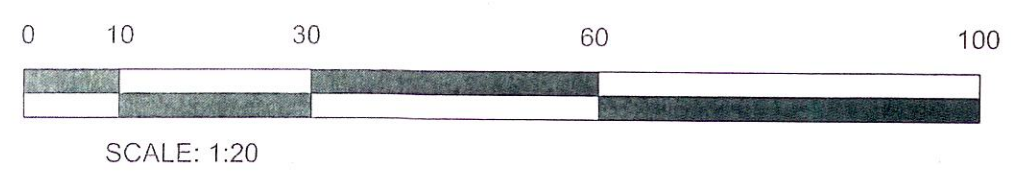
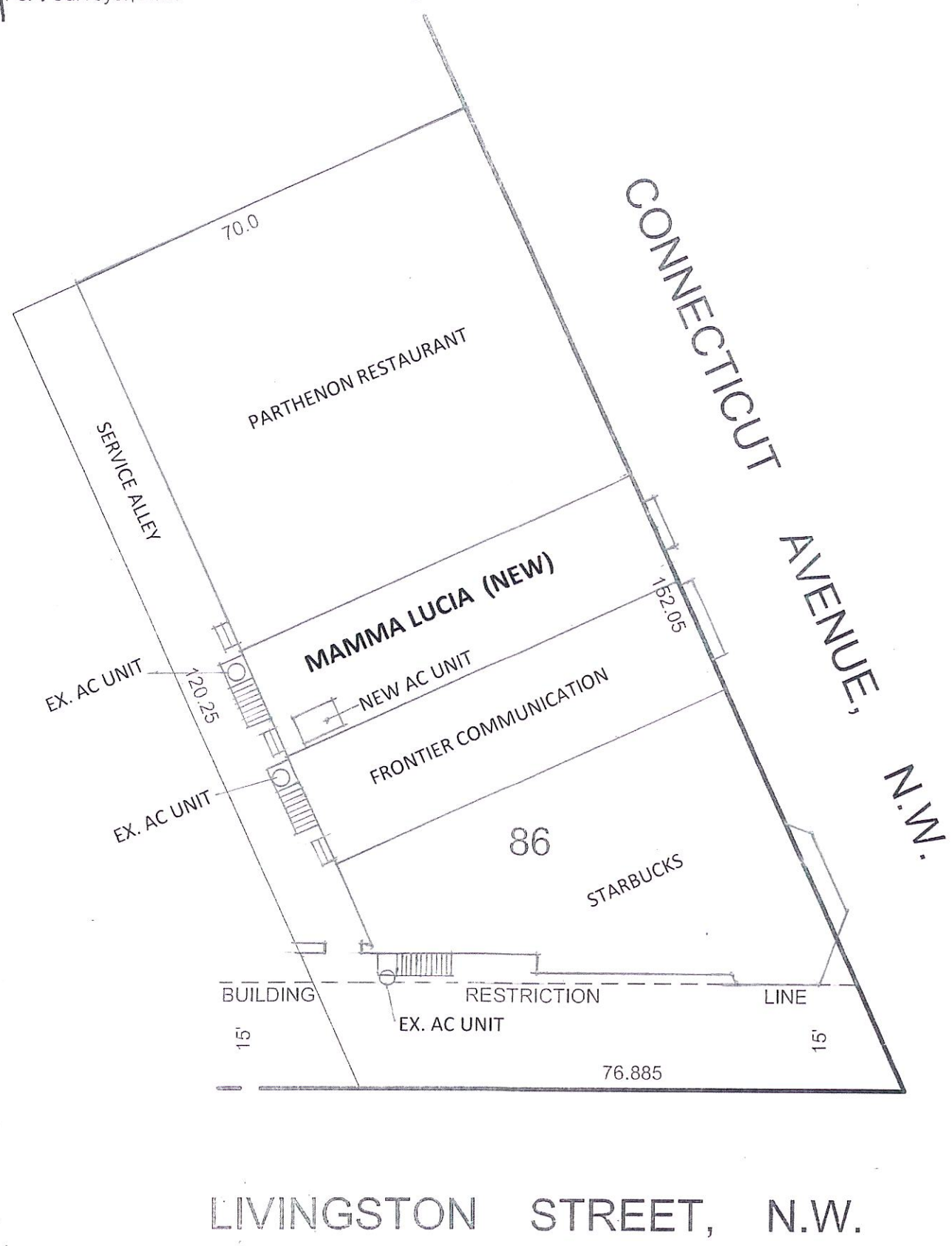
- 1) my depiction on this plat, as detailed above, is accurate and complete as of the date of my signature hereon;
- 2) there is no elevation change exceeding ten feet measured between lot lines; or if so, this elevation change is depicted on a site plan submitted with the plans for this permit application;
- 3) I have/have not (circle one) filed a subdivision application with the Office of the Surveyor;
- 4) I have/have not (circle one) filed a division of lots application with the Office of Tax & Revenue; and
- 5) if there are changes to the lot and its boundaries as shown on this plat, or to the proposed construction and plans as shown on this plat, that I shall obtain an updated plat from the Office of the Surveyor on which I will depict all existing and proposed construction and which I will then submit to the Office of the Zoning Administrator for review and approval prior to permit issuance.

Plats issued by the Office of the Surveyor will be valid for a period of two years from the date of issuance. I acknowledge that any inaccuracy or errors in my depiction on this plat will subject any permit or certificate of occupancy issued in reliance on this plat to enforcement, including revocation under Sections 105.6(1) and 110.5.2 of the Building Code (Title 12A of the DCMR) as well as prosecution and penalties under Section 404 of D.C. Law 4-164 (D.C. Official Code §22-2405).

Signature:  Date: 6.12.20

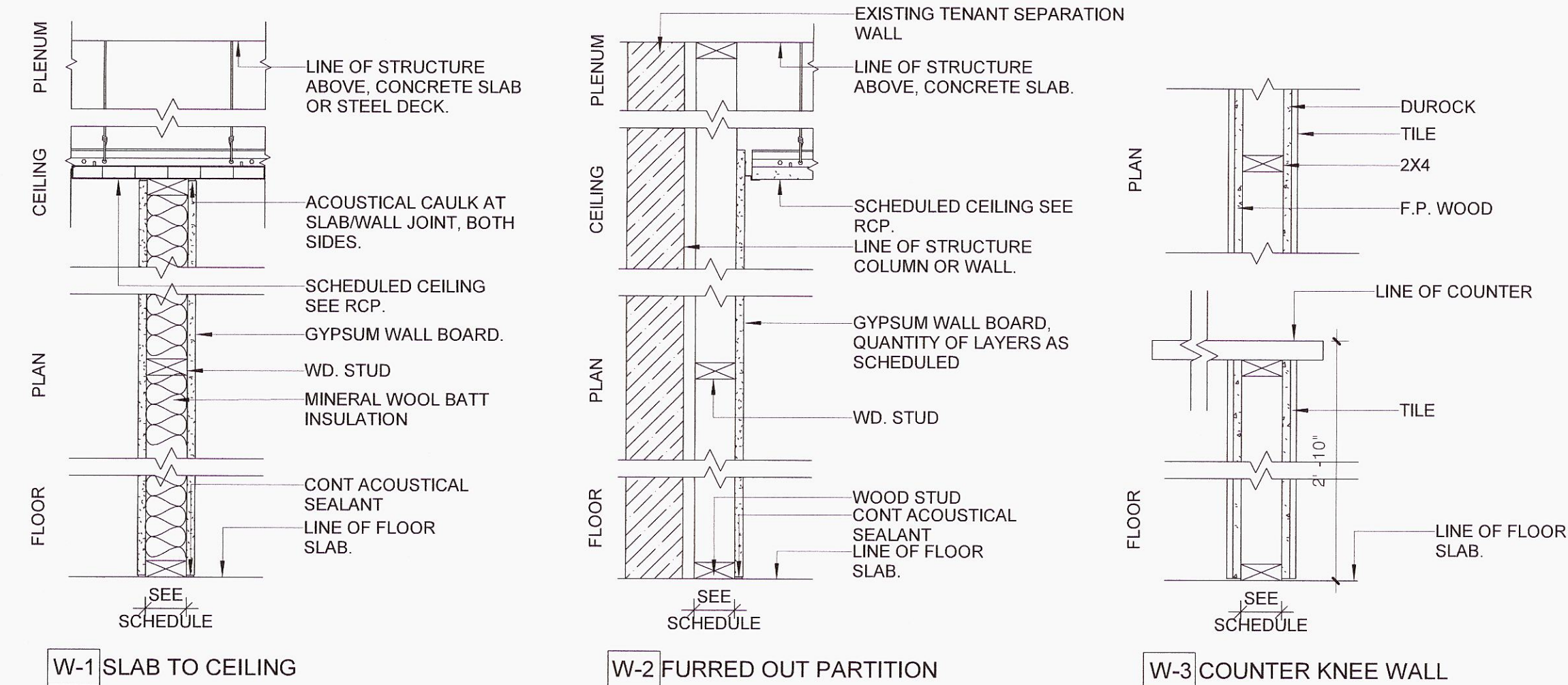
Printed Name: Hamid Ray Izadi Relationship to Lot Owner: Architect

If a registered design professional, provide license number ARC102826 and include stamp below.



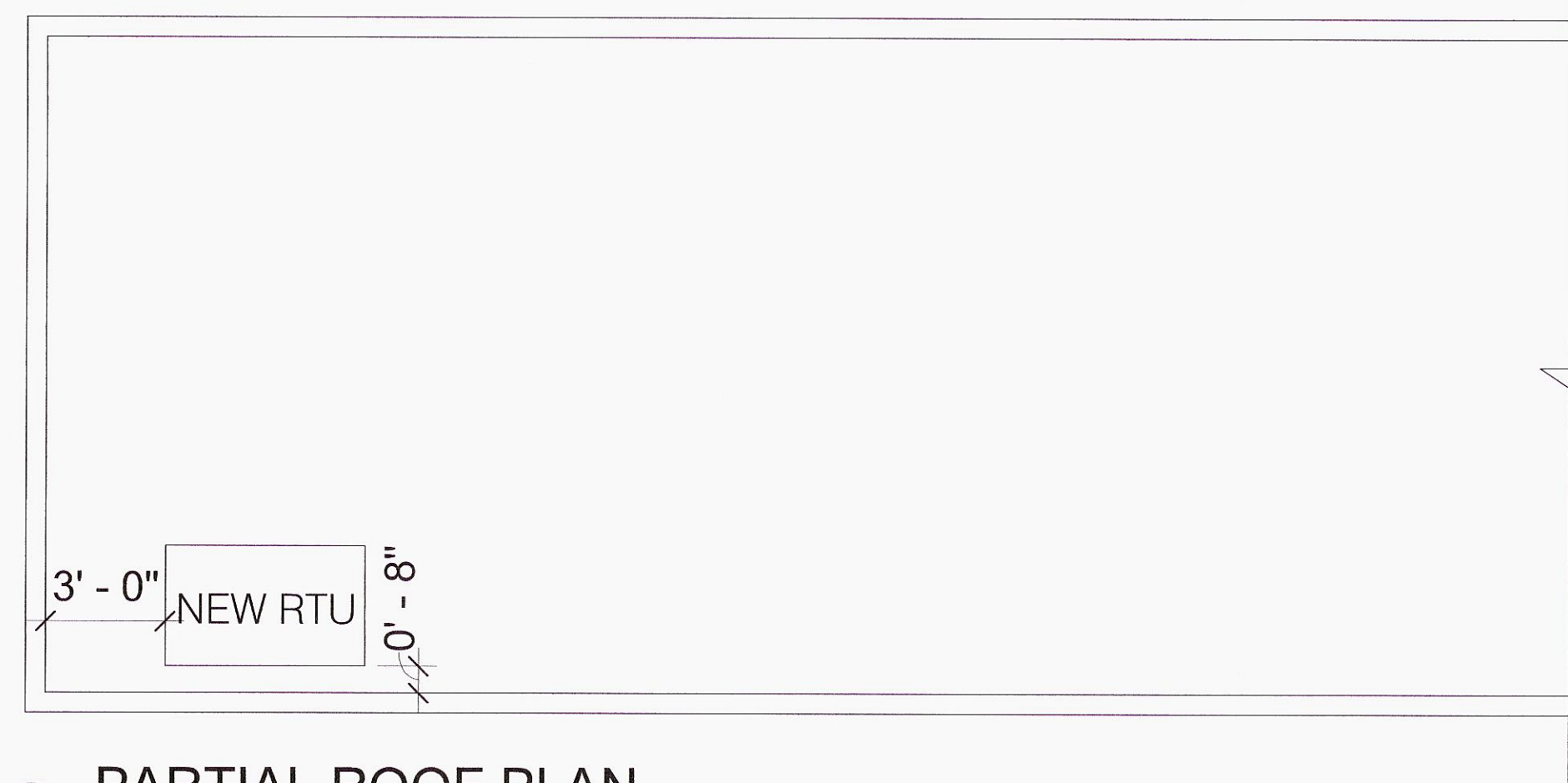
SR-20-04893(2020)
* E-MAIL

Board of Zoning Adjustment
District of Columbia
CASE NO.20410
EXHIBIT NO.6



GENERAL NOTES - DOOR HARDWARE

- 1- ALL HARDWARE SHALL MEET A.D.A. REQUIREMENTS.
- 2- PROVIDE HEAVY DUTY BALL BEARING HINGES.
- 3- SILENCERS AND FLOOR AND WALL MOUNTED DOOR STOP IN FINISH TO MATCH.
- 4- A TACTILE EXIT SIGN STATING EXIT AND COMPLYING WITH ICC A117.1 MUST BE PROVIDED ADJACENT TO EACH DOOR TO AN EGRESS STAIRWAY, AN EXIT PASSAGEWAY AND THE EXIT DISCHARGE.
- 5- PROVIDE SELF-CLOSING FOR RESTROOM DOORS.
- 6- ALL EGRESS DOORS WITH LOCKSETS SHALL COMPLY WITH ANSI 117.1 - 2009 SECT. 404, INCLUDING 404.2.6 AND IBC 2012 CODE 1008.1.9 AND SHALL BE MADE WITHOUT THE USE OF KEY OR SPECIAL KNOWLEDGE OR EFFORT IN THE DIRECTION OF EGRESS.
- 7- ALL DOOR HARDWARE, CLOSERS, ETC., MUST MEET THE REQUIREMENTS OF 2012 IBC SECTION 1008.1.9.3 MEANS OF EGRESS LOCKS AND LATCHES, SECTION 1008.1.2 AND 1008.1.3 REGARDING DOOR SWING AND OPENING FORCE.
- 8- ALL DOOR HARDWARE FOR ACCESS CONTROLLED EGRESS DOORS SHALL COMPLY WITH THE REQUIREMENTS OF 2012 IBC SECTION 1008.1.9.8.
- 9- ALL ELECTROMAGNETICALLY LOCKED EGRESS DOORS SHALL COMPLY WITH THE REQUIREMENTS OF 2012 IBC SECTION 1008.1.9.9.
- 10- ALL DOOR OPERATIONS FOR UNLATCHING SHALL COMPLY WITH 2012 IBC 1008.1.9.
- 11- THE BUILDING KEYWAY IS SARGENT 'RB' 6-PIN. ALL NEW AND EXISTING LOCKS ARE TO BE KEYED TO THE TENANTS MASTER. GC TO PROVIDE DOOR HARDWARE, AND TENANTS LOCKSMITH TO PROVIDE AND INSTALL THE CYLINDERS AND KEYS.
- 12- ANY EXISTING RE-USED HARDWARE SHALL BE RE-KEYED TO MATCH THE REQUIREMENTS STATED BY THE BUILDING MANAGEMENT, TENANT AND ARCHITECT.
- 13- ALL DOORS OPENING INTO COMMON, UNSECURED AREAS, AND ALL DOORS INSTALLED IN SECURE PARTITIONS, SHALL HAVE NON-REMOVABLE PINS.
14. REFURBISH EXISTING FRONT DOOR.



2 PARTIAL ROOF PLAN

1/4" = 1'-0"

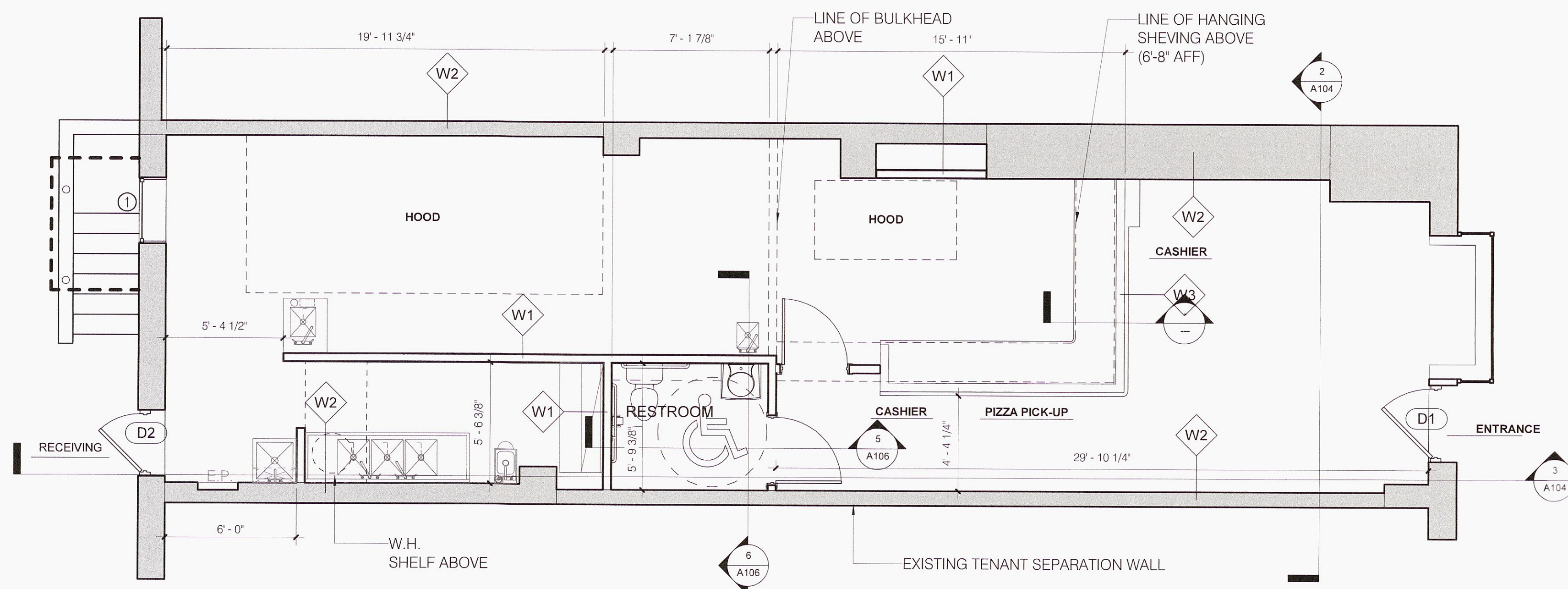
WALL TYPES SCHEDULE:

TYPE	STUD SIZE	PART. WIDTH	FIRE RATING	SIDE A. GWB. (EX. ROOM)	SIDE A. GWB. HEIGHT	SIDE B. GWB. (EX. ROOM)	SIDE B. GWB. HEIGHT
W-1	3 1/2"	4 1/2"	N/A	1/2"	9'	1/2"	12'
TYPE	STUD SIZE	PART. WIDTH	FIRE RATING	SIDE A. GWB. (EX. ROOM)	SIDE A. GWB. HEIGHT	SIDE B. GWB. (EX. ROOM)	SIDE B. GWB. HEIGHT
W-2	3 1/2"	4"	N/A	1/2"	SLAB TO SLAB	NA	NA

NOTE: ALL WALLS IN WET ROOMS SHALL BE CONSTRUCTED OF MOISTURE RESISTANT DRYWALL TO AT LEAST 48" A.F.F. WITH BOTTOM CAULKED TO PREVENT MOISTURE INFILTRATION INTO BASE.

NOTES:

1. GENERAL CONTRACTOR TO PROVIDE BLOCKING FOR NEW SHELIVING.
 2. GENERAL CONTRACTOR TO VERIFY LOCATION OF ADJACENT TENANT WALLS AND CORRIDOR WALL WITH LANDLORD.
- ALL INSULATION MATERIAL, TO COMPLY WITH DISTRICT OF COLUMBIA CONSTRUCTION CODES DCMR SECTION 2603 FOR MAXIMUM FLAME SPREAD AND SMOKE DEVELOPED RATING.



1 PROVIDE (2) 3 1/2" X 3 1/2" X 1/4" STEEL ANGLE HEADER AT EXISTING BRICK MASONRY WALL TO ALLOW FOR MECHANICAL BOLTS ACCESS.

1 FLOOR PLAN

1/4" = 1'-0"



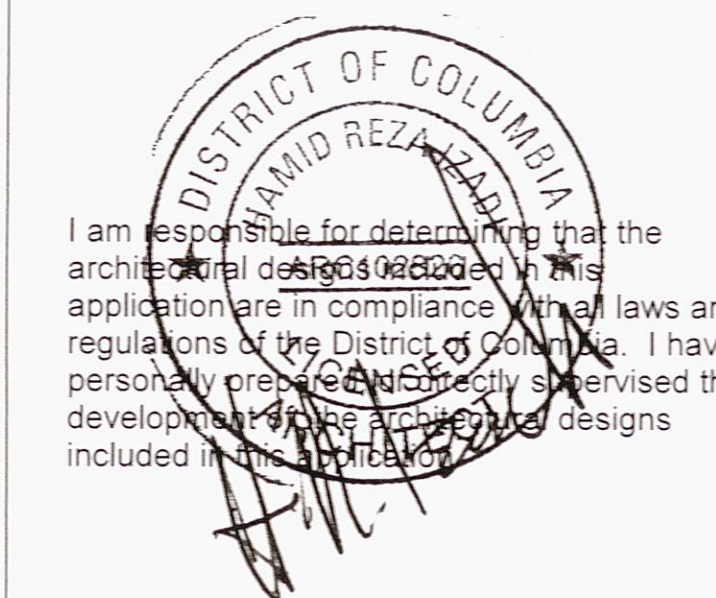
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BETHESDA, MD 20814
TEL: (301) 654 - 9299
www.arcondesin.build

MAMMA LUCIA RESTAURANT

5504 CONNECTICUT AVENUE,
WASHINGTON, D.C.

CONSULTANTS
MEP CONSULTANT:

RKC ENGINEERS
9204 GAITHER RD
GAITHERSBURG, MD 20877
TEL: (301) 948-2808
RUBIC@RKC.COM



ISSUED FOR IFC /PERMIT
DATE OF SUBMISSION 05/14/2019

ISSUE

REV. NO.	DESCRIPTION	DATE

CONSTRUCTION PLAN, WALL TYPE & DOOR SCHEDULE

Project number	Project Number
Date	Issue Date
Drawn by	Author
Checked by	Checker

A102

SCALE As indicated