

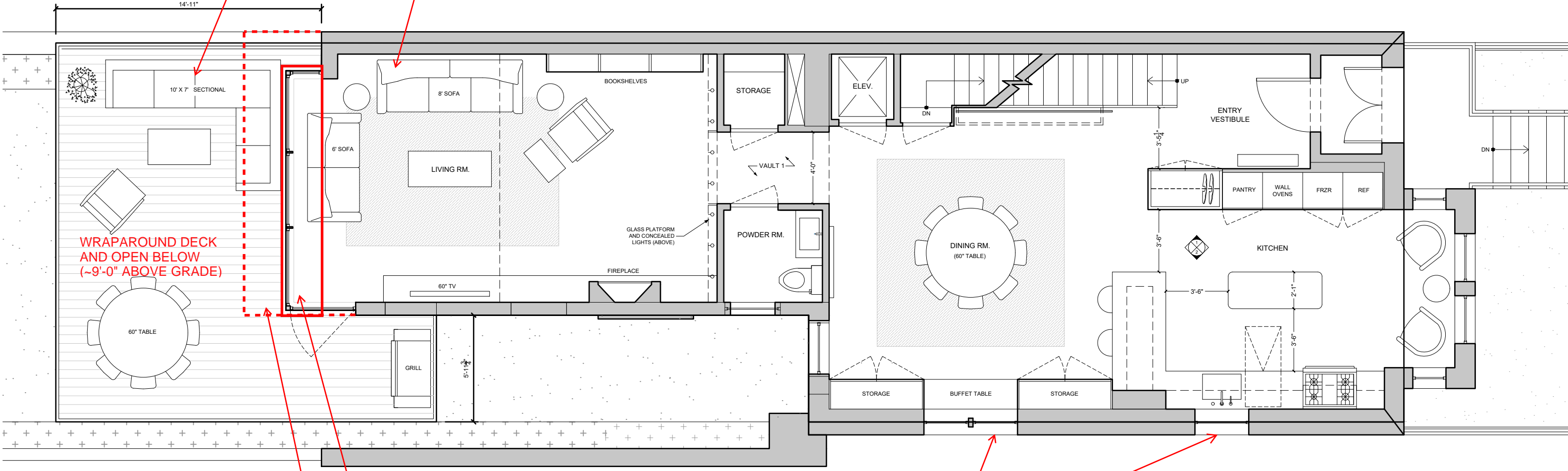
PROPOSED LOT COVERAGE CALCULATION: = 69.9%
 A: 2,125sf = LOT AREA (21.25'X 100')
 B: 1,487sf = BUILDING AREA + DECK.
 69.9 =B/A.

GFA CALCULATION:
 1,129sf=LOWER FLOOR (INC. 263sf GARAGE)
 1,156sf=1ST FLR. (EXST. 1ST FLR.=1,194sf)
 1,156sf=2ND FLR. (EXST. 2ND FLR.=1,129SF)
 714sf=THIRD FLOOR
 4,155sf=TOTAL (4,166sf EXST.)

FAR CALCULATION: =1.96
 4155sf/ 2125sf= 1.96 (PROPOSED= EXISTING FAR OF 1.96)

DECK AREA= 331sf

BUILDING FOOTPRINT
 AREA W/ PROPOSED
 BAY = 1,156sf.



WRAPAROUND DECK
 AND OPEN BELOW
 (~9'-0" ABOVE GRADE)

FOOTPRINT OF
 PROPOSED TWO STORY
 BAY (27sf EA. FLOOR)

EXISTING 65sf FIRST
 FLOOR BUMP-OUT TO
 BE DEMOLISHED.

PROPOSED 'AT RISK'
 WINDOWS ON SOUTH
 ELEVATION

08.23.2018 1410 15th Street NW

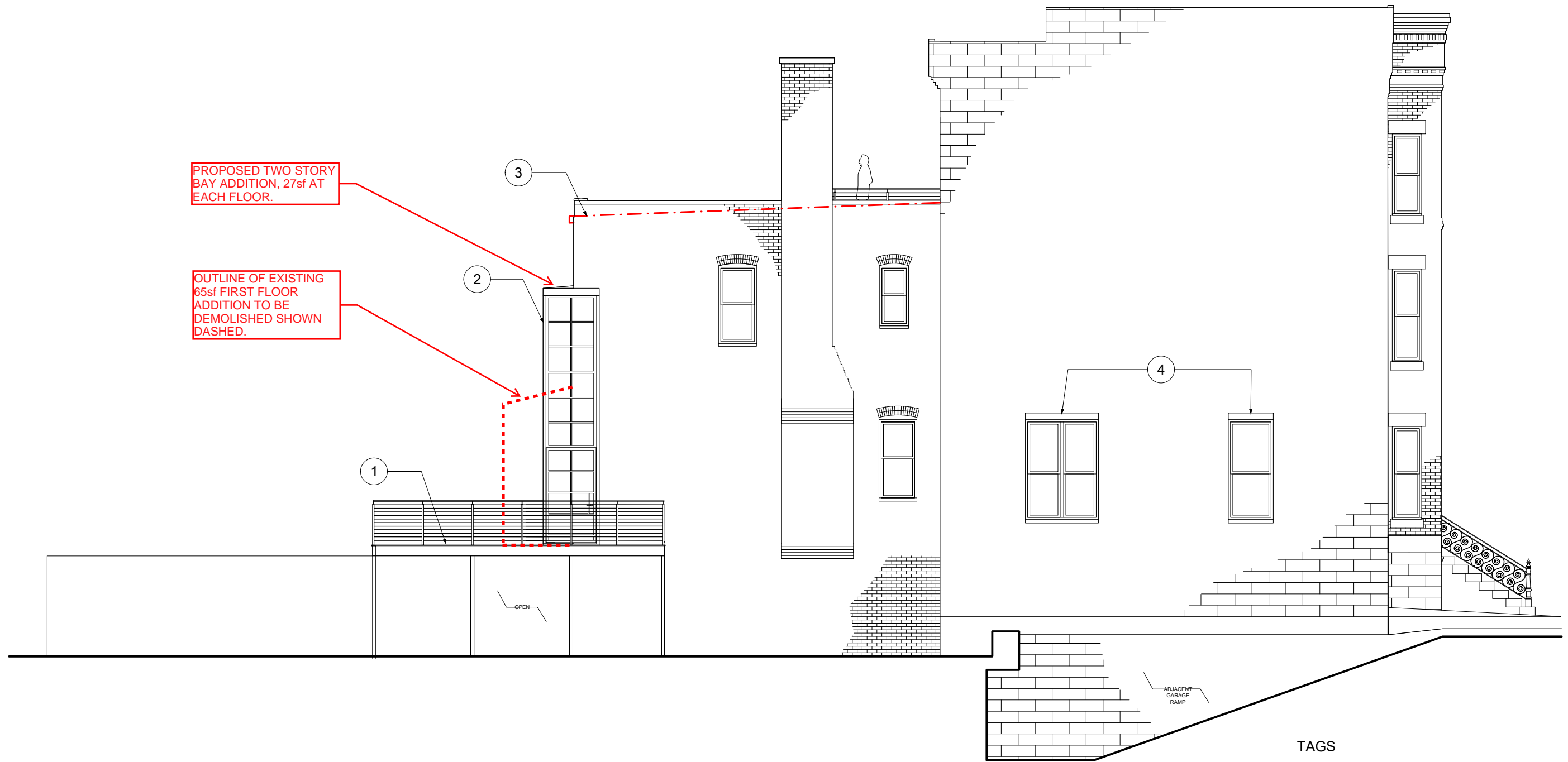
202-337-4500

RICHARD WILLIAMS ARCHITECTS, PLLC



01 FIRST FLOOR PLAN OPTION #1
 SCALE: 3/16" = 1'-0"

Board of Zoning Adjustment
 District of Columbia
 CASE #ZON990005
 EXHIBIT NO.5



PROPOSED TWO STORY
BAY ADDITION, 27sf AT
EACH FLOOR.

OUTLINE OF EXISTING
65sf FIRST FLOOR
ADDITION TO BE
DEMOLISHED SHOWN
DASHED.

TAGS

1. New deck.
2. New Double Height Bay Window..
3. New green roof
4. New 'at risk' windows on South Elev.

01 PROPOSED SOUTH ELEVATION
SCALE: 1/8" = 1'-0"

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~~202-387-4500~~

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