



West Elevation - Perspective View



Enlarged West Elevation



KEY PLAN

MATERIAL LEGEND

- 1 BRICK
- 2 WINDOWS & DOORS
- 3 CAST STONE
- 4 FIBER CEMENT SIDING COLOR #1
- 5 FIBER CEMENT SIDING COLOR #2
- 6 BALCONY, RAILING AND CANOPY

3

4

1

2

3

3



West Elevation - Perspective View



Enlarged West Elevation



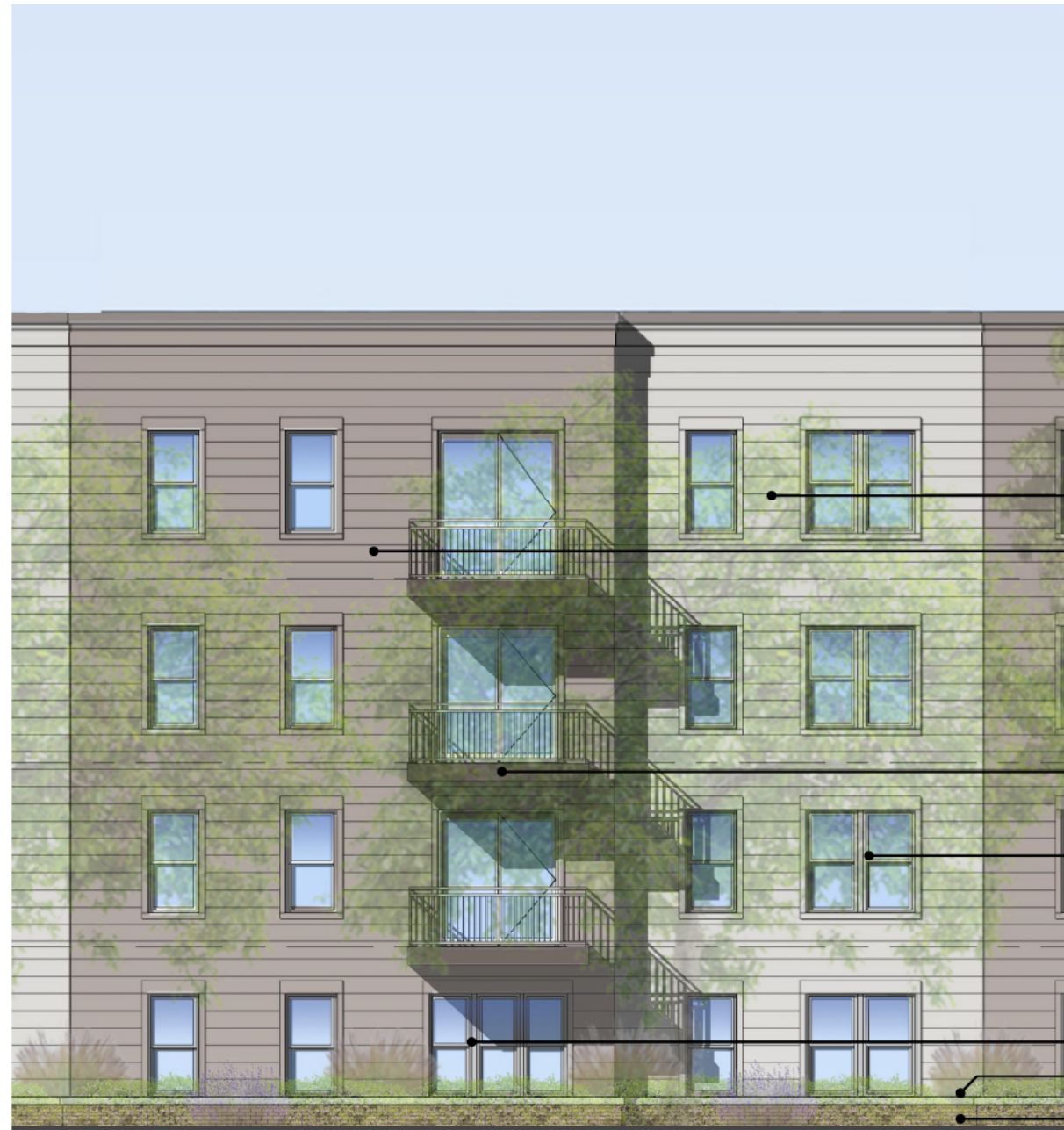
KEY PLAN

MATERIAL LEGEND

- 1 BRICK
- 2 WINDOWS & DOORS
- 3 CAST STONE
- 4 FIBER CEMENT SIDING COLOR #1
- 5 FIBER CEMENT SIDING COLOR #2
- 6 BALCONY, RAILING AND CANOPY



East Elevation - Perspective View



Enlarged East Elevation



KEY PLAN

MATERIAL LEGEND

- 1 BRICK
- 2 WINDOWS & DOORS
- 3 CAST STONE
- 4 FIBER CEMENT SIDING COLOR #1
- 5 FIBER CEMENT SIDING COLOR #2
- 6 BALCONY, RAILING AND CANOPY

5

4

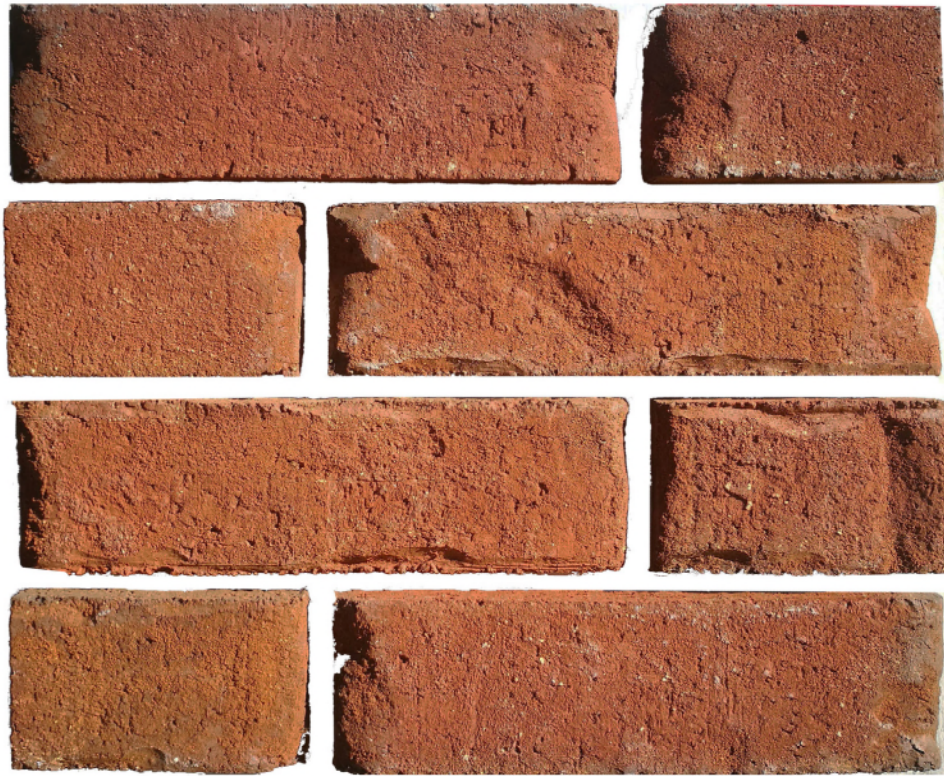
6

2

2

3

1



1. Brick Masonry



4. Fiber Cement Siding Color #1



5. Fiber Cement Siding Color #2



2. Windows and Doors



6. Railings, Balconies and Canopy



3. Cast Stone



BUILDING ENTRANCE SIGNAGE ZONE -
2'-0" HEIGHT X 10'-0" LENGTH MAXIMUM
ALUMNIMUM.

TYPE A - BUILDING ENTRANCE SIGNAGE



GARAGE SIGNAGE ZONE -
1'-6" HEIGHT X 18'-0" LENGTH MAXIMUM
ALUMNIMUM

TYPE B - GARAGE ENTRANCE SIGNAGE



ENTRANCE WALL SIGNAGE ZONE -
4'-0" HEIGHT X 10'-0" LENGTH MAXIMUM
ALUMNIMUM

TYPE C - ENTRANCE WALL SIGNAGE



KEY PLAN

Civil Drawings

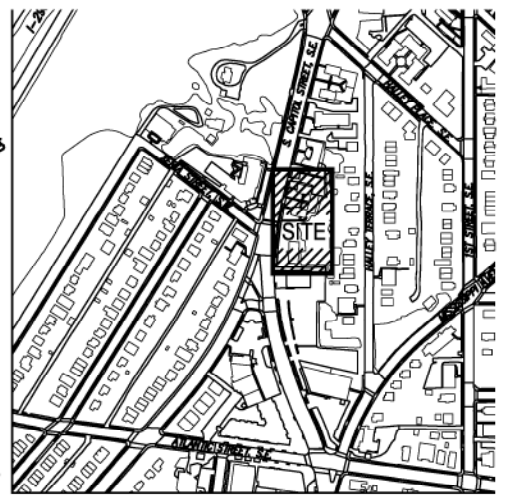
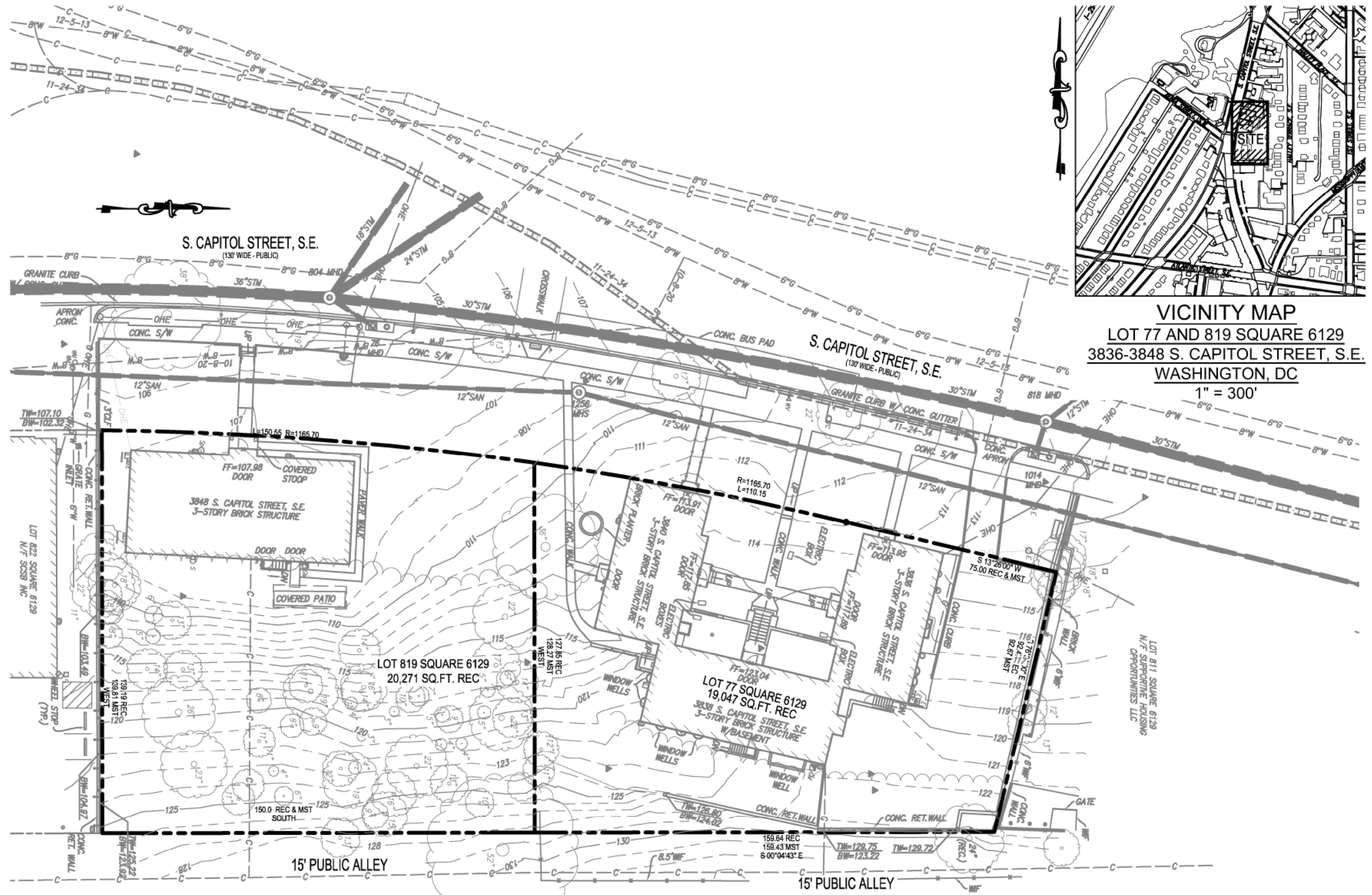
THIS PAGE INTENTIONALLY LEFT BLANK

LEGEND	
BR	BRICK
CO	CONCRETE
FG	FIBERGLASS
GR	GROUND
GRN	GRANITE
GRV	GRAVEL
GRS	GRASS
PAV	PAVERS
VEG	VEGETATION
SR	SHRUB
DT	DECIDUOUS TREE
BRK	BIKE RACKS
TC	TRASH CAN
DS	DOWNSPOUT
CD	CLOSED DOWNSPOUT
SP	STEEL POST
VNT	VENT
EB	ELECTRIC BOX
RD	ROUND DRAIN
FR	FIRE HYDRANT
WL	WALL LIGHT
DM	DRAINAGE MANHOLE
SM	SEWER MANHOLE
WM	WATER MANHOLE
GM	GAS METER
CLP	COBRA LIGHT POLE
EP	ELECTRIC POLE
WS	WATER SPOUT
WV	WATER VALVE
GW	GUY WIRE
CLN	CLEANOUT
DR	DOOR
OE	OVERHEAD ELECTRIC
UC	UNDERGROUND COMMUNICATION
UE	UNDERGROUND ELECTRIC
UG	UNDERGROUND GAS
UW	UNDERGROUND WATER
US	UNDERGROUND STORM/SEWER
FL	FENCE LINE
HR	HAND RAIL
PL	PROPERTY LINE
TC	TOP OF CURB
BC	BOTTOM OF CURB
FL	FLOWLINE
TW	TOP OF WALL
BW	BOTTOM OF WALL
S/W	SIDEWALK
N/F	NOW AND/OR FORMERLY
FF	FINISHED FLOOR
HC	HANDICAP
C&G	C&G CURB AND GUTTER
CONC.	CONCRETE
TYP.	TYPICAL
SAW	SAW SANITARY SEWER
STM	STORM SEWER
CLF	CHAIN LINK FENCE
WIF	WROUGHT IRON FENCE
REC	RECORD
MEAS	MEASUREMENT

UNDERGROUND UTILITY RECORDS SHOWN:

UTILITY	SOURCE	DATE
SEWER: WASA PANEL:	OS AB 19-20 SE	9-29-59
WATER: WASA PANEL:	OW AB 19-20 SE	11-21-55
ELECTRIC: PEPCO	NOT LABELED	5-8-2018
GAS: WASHINGTON GAS	NONE RECEIVED AS OF	8-04-2018
OPTO DIAGNET FIBER:	REPORTED NONE	5-8-2018
COMMUNICATION: VERIZON	MAP #16, GRID D-13	3-8-88
	CONDUIT S.E. 63	
	SW32(10F4),SE10(20F2)	
COMMUNICATION: MCI	REPORTED NONE	5-10-2018
COMMUNICATION: COMCAST	NOT LABELED	5-8-2018

- GENERAL NOTES:
- THE INFORMATION SHOWN RESULTS FROM A FIELD SURVEY BY THIS FIRM, LAST DATE OF FIELD SURVEY MAY 28, 2018.
 - NO TITLE REPORT FURNISHED, EASEMENTS AND/OR OTHER ENCUMBRANCES OF RECORD MAY EXIST AND ARE NOT SHOWN HEREON.
 - BOUNDARY INFORMATION SHOWN HEREON WAS OBTAINED FROM OFFICIAL CITY RECORDS, AND VERIFIED IN THE FIELD INsofar AS POSSIBLE. PROPERTY LINE DIMENSIONS FROM OFFICIAL RECORDS MAY NOT NECESSARILY AGREE WITH ACTUAL MEASURED DIMENSIONS. ALL PROPERTY LINES IN THE DISTRICT OF COLUMBIA ARE SUBJECT TO CHANGE BY THE OFFICE OF THE SURVEYOR, D.C.
 - ELEVATIONS SHOWN ARE REFERENCED TO DODGM DATUM (BM 16-28 & 16-31), MERIDIAN REFERENCED TO DC80 NORTH.
 - VISIBLE ABOVE GROUND UTILITIES HAVE BEEN SHOWN. SUBSURFACE UTILITIES, WHERE SHOWN, FOLLOW ASCE 38-82 QUALITY LEVELS A-D. A: VISUALLY VERIFIED VIA TEST HOLES; B: DESIGNATED AND SURVEYED; C: RECORD INFORMATION CORRELATED WITH SURVEYED SURFACE FEATURES; D: RECORD INFORMATION ONLY, WHERE SUBSURFACE UTILITIES HAVE BEEN APPARENTLY DESIGNATED BY OTHERS ON SITE. THOSE LOCATIONS WILL BE SHOWN AS QUALITY LEVEL C. UTILITIES MAY EXIST THAT ARE NOT SHOWN, UNLESS OTHERWISE LABELED AS ABOVE, THIS SURVEY REPRESENTS QUALITY LEVEL C.
 - PROPERTY IS IDENTIFIED AS ZONE X - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN AS IDENTIFIED ON FIRM COMMUNITY PANEL 1100016089C, EFFECTIVE DATE SEPTEMBER 27, 2018.
 - AS OF MAY 31, 2018, THE PROPERTY IS ZONED RA-1 AS DELINEATED ON THE ZONING MAP FROM DISTRICT OF COLUMBIA'S OFFICE OF ZONING (<http://maps.dcoz.dc.gov/zr16>); MINIMUM BUILDING SETBACK, MAXIMUM PERMITTED FLOOR AREA RATIOS, AND MAXIMUM BUILDING HEIGHTS ARE BASED UPON INTERPRETATIONS OF THE PROPOSED USE BY THE DISTRICT OF COLUMBIA ZONING OFFICE.



VICINITY MAP
 LOT 77 AND 819 SQUARE 6129
 3836-3848 S. CAPITOL STREET, S.E.
 WASHINGTON, DC
 1" = 300'

