

THOMPSON-ADAMS RESIDENCE

3274 P STREET NW WASHINGTON, DC 20007
 LOT: 821 SQUARE: 1244

VICINITY MAP & 3D VIEW

DC ZONING MAP

AERIAL VIEW

CONSULTANTS

ARCHITECT
 OVERMYER ARCHITECTS
 CONTACT: SUZIE O'BRIEN
 3213 P STREET NW
 WASHINGTON, DC 20007
 (202) 333-5596 x101
 suzie@overmyerarchitects.com

PROPERTY INFORMATION

OWNER: DEBRA ADAMS & PETER THOMPSON
 ADDRESS: 3274 P STREET NW WASHINGTON, DC 20007
 SQUARE: 1244
 LOT: 0821

ZONING DATA

GENERAL

ZONING DISTRICT: RESIDENTIAL R-20
 WARD: WARD 2
 ANC: 2E

LOT

LOT AREA: 1,820 SQ. FT.
 EXISTING BUILDING AREA: 1,085 SQ. FT.
 PROPOSED BUILDING AREA: NO CHANGE

MAXIMUM LOT OCCUPANCY: 60%
 EXISTING LOT OCCUPANCY: 60%
 PROPOSED LOT OCCUPANCY: NO CHANGE

SETBACKS

MINIMUM FRONT YARD SETBACK: A FRONT SETBACK CONSISTENT WITH AT LEAST ONE (1) OF THE IMMEDIATELY ADJACENT PROPERTIES ON EITHER SIDE

EXISTING FRONT YARD SETBACK: 2'-0"
 PROPOSED FRONT YARD SETBACK: NO CHANGE

MINIMUM REAR YARD SETBACK: 20 FEET
 EXISTING REAR YARD SETBACK: 70'-0"
 PROPOSED REAR YARD SETBACK: NO CHANGE

MINIMUM SIDE YARD SETBACK:
 EXISTING WEST: 0 FEET
 PROPOSED WEST: NO CHANGE
 EXISTING EAST: 0 FEET
 PROPOSED EAST: NO CHANGE

PERVIOUS SURFACE

MINIMUM PERVIOUS SURFACE: 20%
 EXISTING PERVIOUS SURFACE: 20%
 PROPOSED PERVIOUS SURFACE: NO CHANGE

PROJECT DESCRIPTION

EXTERIOR ALTERATIONS TO EXISTING HOUSE

- REMOVE TOP TWO LAYERS OF EXISTING SIDING ON FRONT (NORTH) ELEVATION - THIS INCLUDES
 - LAYER 1: EXISTING PINE "PRIMELOCK", FINGER-JOINTED, DUTCH-LAP SIDING
 - LAYER 2: 7/8" x 5-3/8" OLD-GROWTH, SOUTHERN YELLOW PINE DUTCH-LAP SIDING, AND
- KEEP LAYER 3: 1/2" LAP SIDING BOARDS
- REMOVE EXISTING PINE "PRIMELOCK", FINGER-JOINTED, DUTCH-LAP SIDING ON SIDE (WEST) ELEVATION
- REPLACE SIDING ON NORTH AND WEST ELEVATIONS WITH NEW 7/8" x 5-3/8" WESTERN RED CEDAR, 5" EXPOSURE DUTCH-LAP SIDING OVER AIR BARRIER OVER NEW PLYWOOD SHEATHING.
- REPLACE EXISTING TRIM ON FRONT AND SIDE ELEVATION WINDOWS WITH NEW MAHOGANY TRIM, FOR PAINT.
- EXISTING SILLS TO REMAIN ON FRONT ELEVATION - ADD NEW MAHOGANY SILL APRON, FOR PAINT.
- REPLACE EXISTING SILLS ON SIDE ELEVATION WITH NEW MAHOGANY SILLS TO MATCH FRONT, FOR PAINT.
- REWORK HEIGHT OF REPLACEMENT AWNING WINDOW PREVIOUSLY APPROVED IN PERMIT #B1905476.

DRAWING INDEX

ARCHITECTURAL

0001 COVER SHEET
 0002 SIDING AND TRIM DETAILS
 0003 SIDING AND TRIM DETAILS
 A001 NORTH & WEST ELEVATIONS

PHOTOGRAPHS

PIC01 PHOTOGRAPHS
 PIC02 PHOTOGRAPHS

APPLICABLE BUILDING CODES

TITLE 12 DCMR, DC CONSTRUCTION CODES SUPPLEMENT (2013)
 2012 ICC RESIDENTIAL CODE FOR ONE- AND TWO-FAMILY DWELLINGS
 2012 ICC FUEL GAS CODE
 2011 NATIONAL ELECTRICAL CODE
 2012 ICC MECHANICAL CODE
 2012 ICC PLUMBING CODE
 2012 ICC ENERGY CONSERVATION CODE



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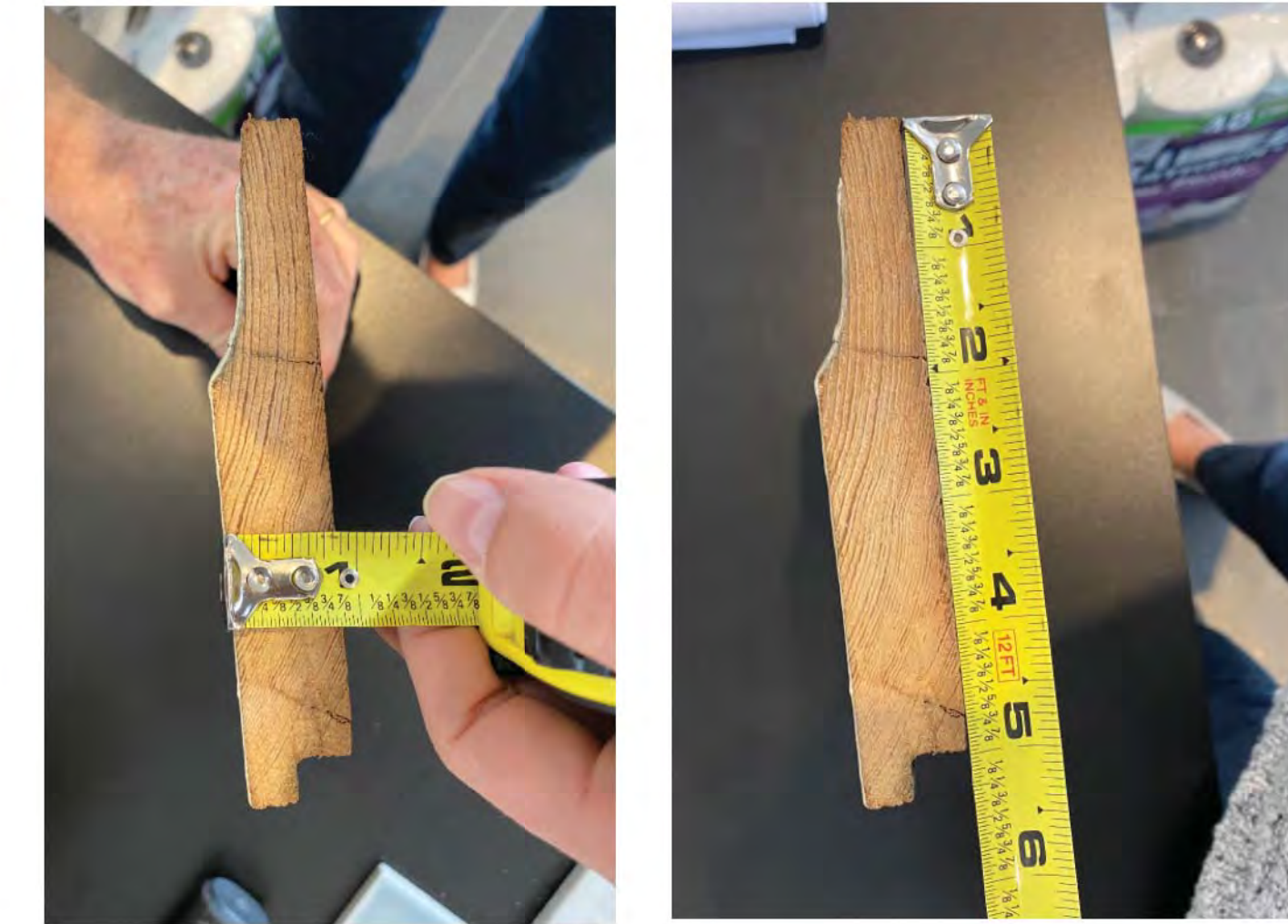
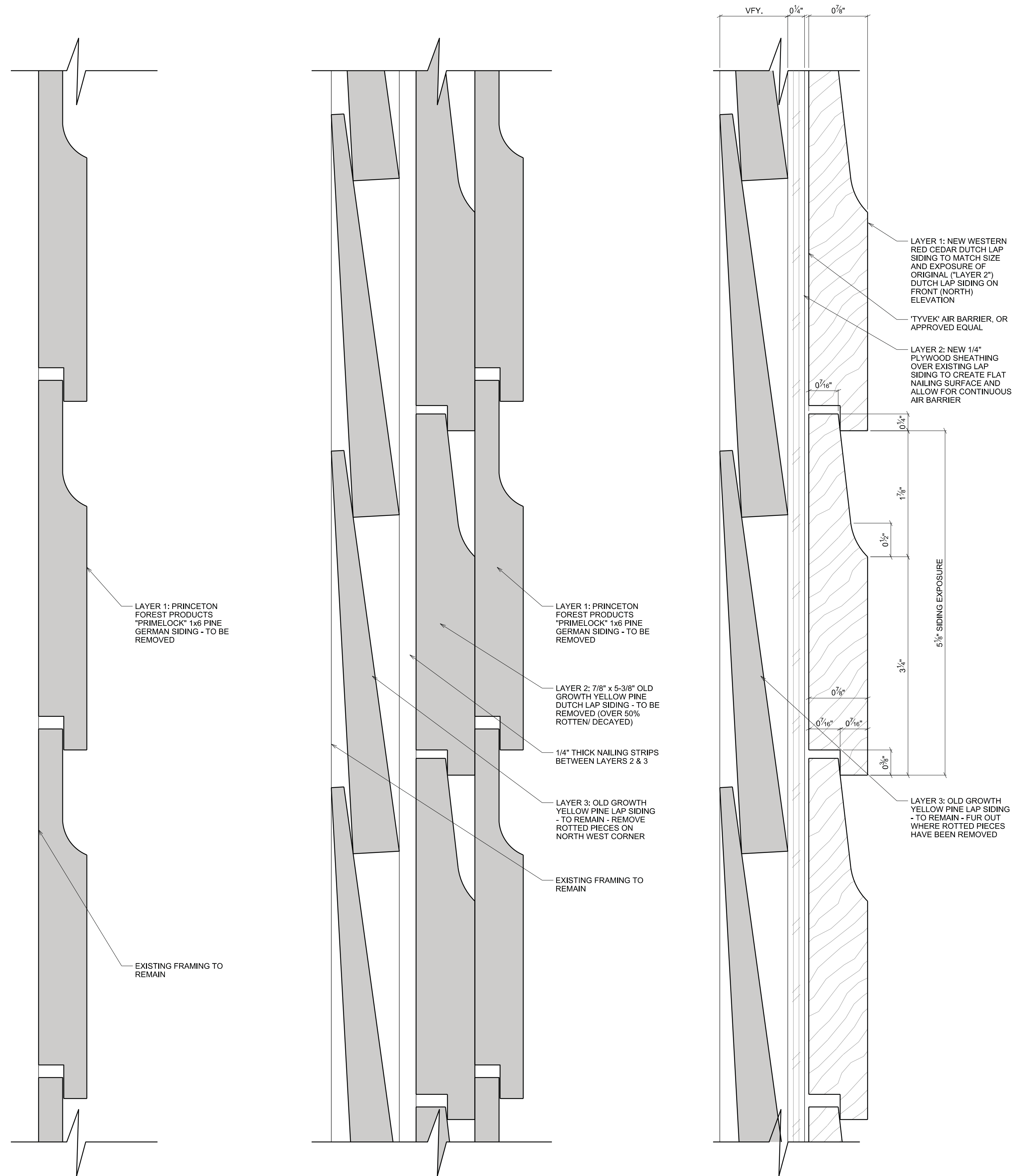
"I am responsible for determining that the architectural designs included in this application are in compliance with all laws and regulations of the District of Columbia. I have personally prepared, or directly supervised the development of, the architectural designs included in this application."

RENOVATION TO THE
THOMPSON-ADAMS RESIDENCE
 3274 P STREET NW
 WASHINGTON, DC 20007
 LOT: 0821 SQUARE: 1244

COVER SHEET

0001

DATE: 03-23-2020

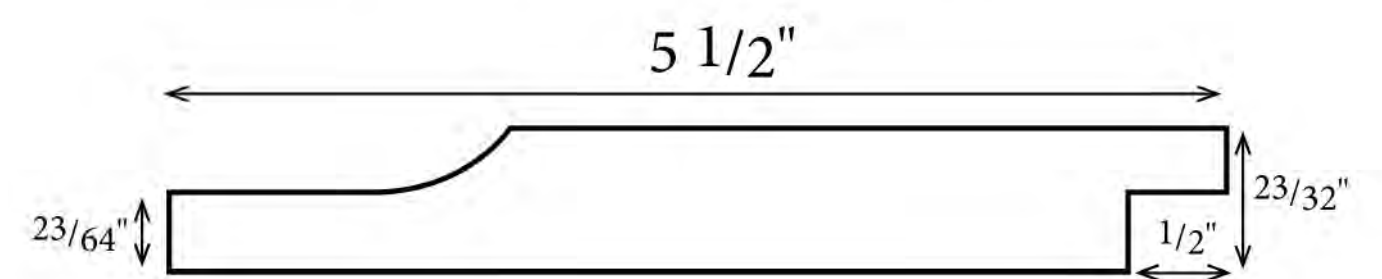


EXISTING OLD-GROWTH PINE DUTCH-LAP SIDING (LAYER #2) FROM NORTH ELEVATION TO BE REPLICATED

PRIMELOCK
TRIM • SIDING • PATTERNS
ALL NATURAL MEETS HIGH TECH

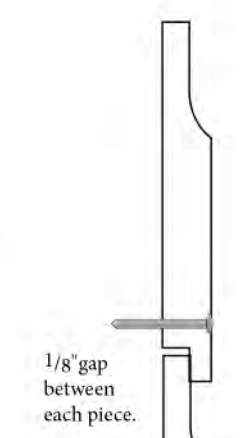


1x6 German Siding/Drop Siding



Installing Lapped Siding

For a horizontal application, start with the bottom course and work up with the beveled sides of the channels pointing upward. Allow a 1/8" expansion gap between each piece of siding. Do not nail through overlaps. Use one nail 1" up from the lap. Nails must penetrate solid wood 1 1/2".



Refer to PrimeLock brochure for additional siding application advice.

Princeton Forest Products
www.princetonforestproducts.com

FOR REFERENCE: THIS IS THE EXISTING EXPOSED SIDING BEING REMOVED (LAYER #1)

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DISTRICT OF COLUMBIA
OFFICE OF OVERSIGHT
No. ARC4894
LICENSED ARCHITECT
04-30-2020

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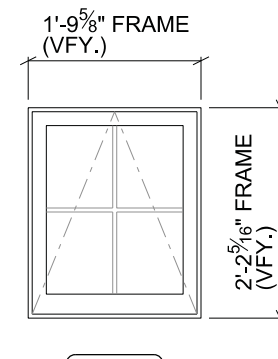
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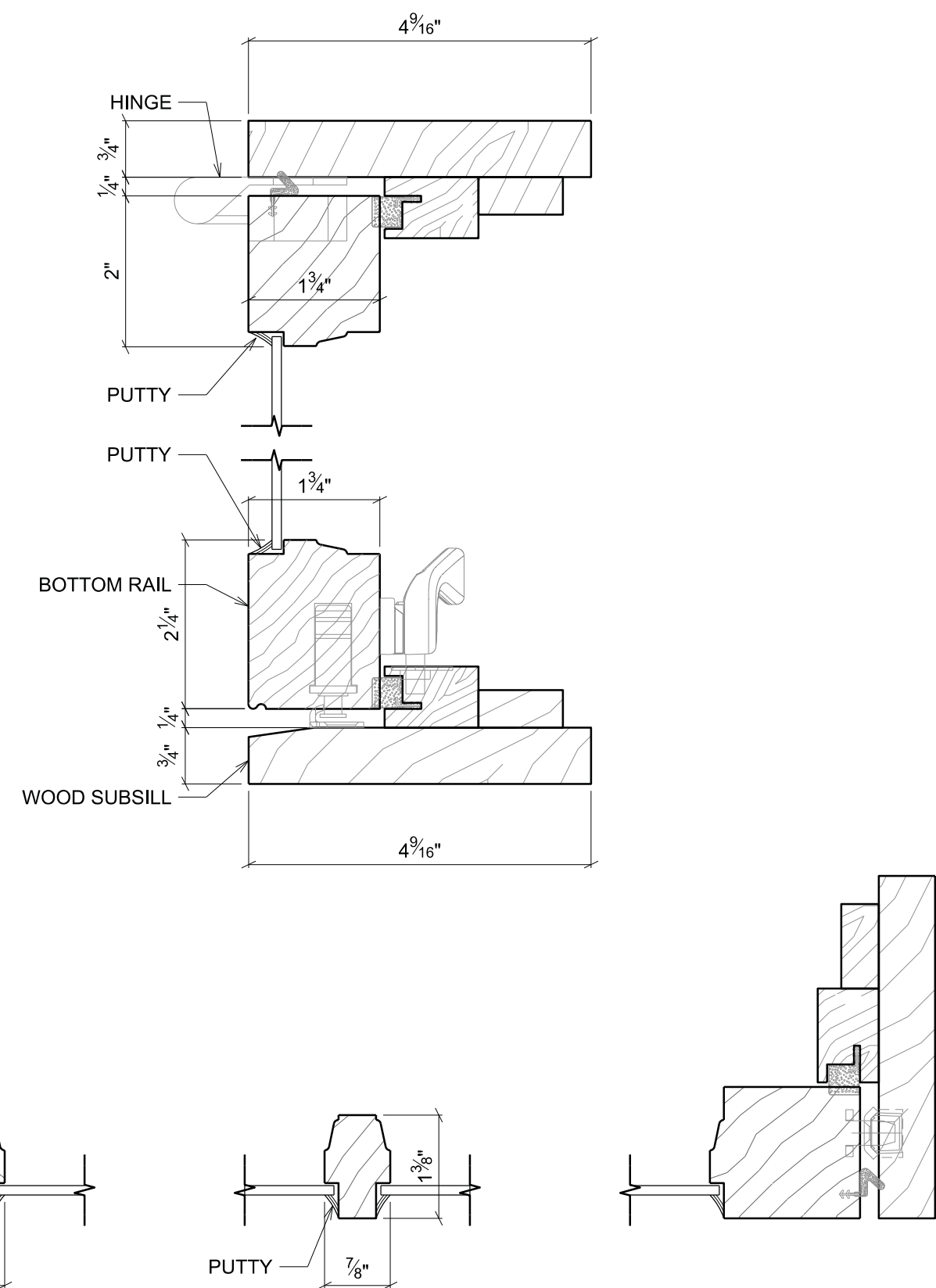
WOOD SIDING PROFILES

0002

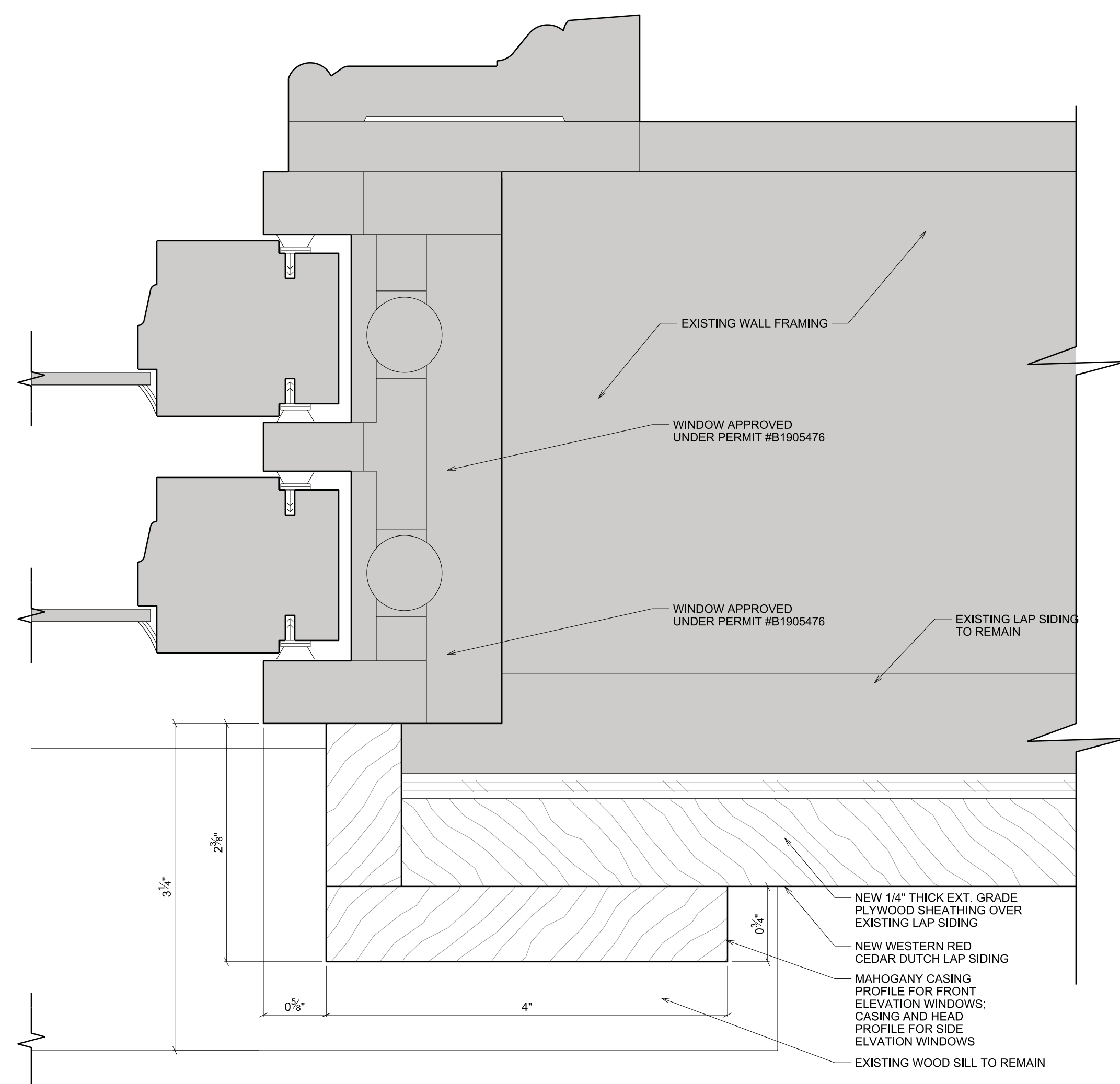
DATE: 03-23-2020



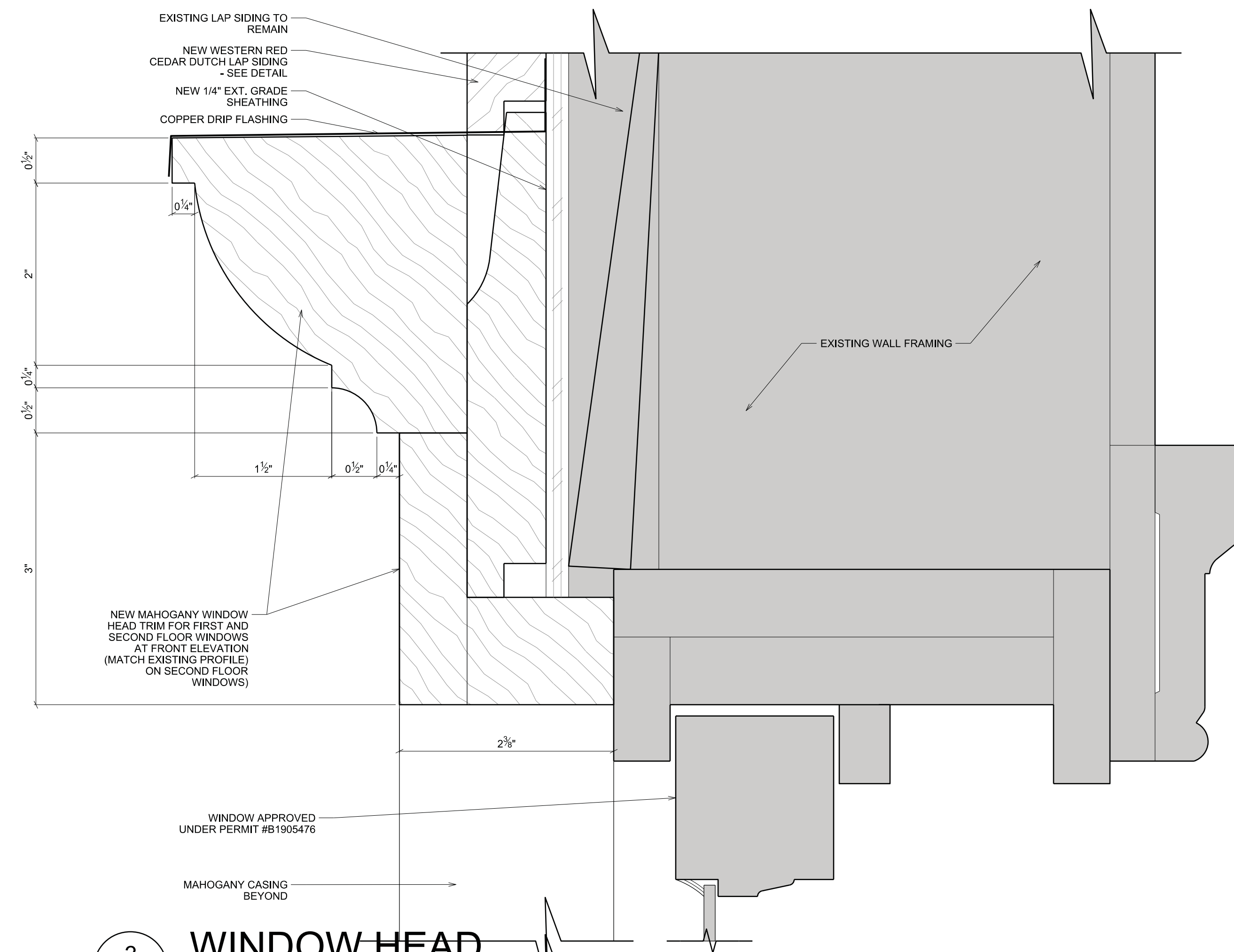
PROVIDER: ARCHITECTURAL WINDOW CORP.
 PRODUCT: AWNING
 SIZE: CUSTOM AS NOTED
 MATERIAL: MAHOGANY
 GLAZING: 1/8" CLEAR SINGLE GLAZE
 GRILLE: 7/8" X 1-3/8" HISTORIC TDL
 EXTERIOR TRIM: NONE
 FINISH: PRIMED + 2 COATS LATEX PAINT
 SCREEN: NONE
 NOTES:



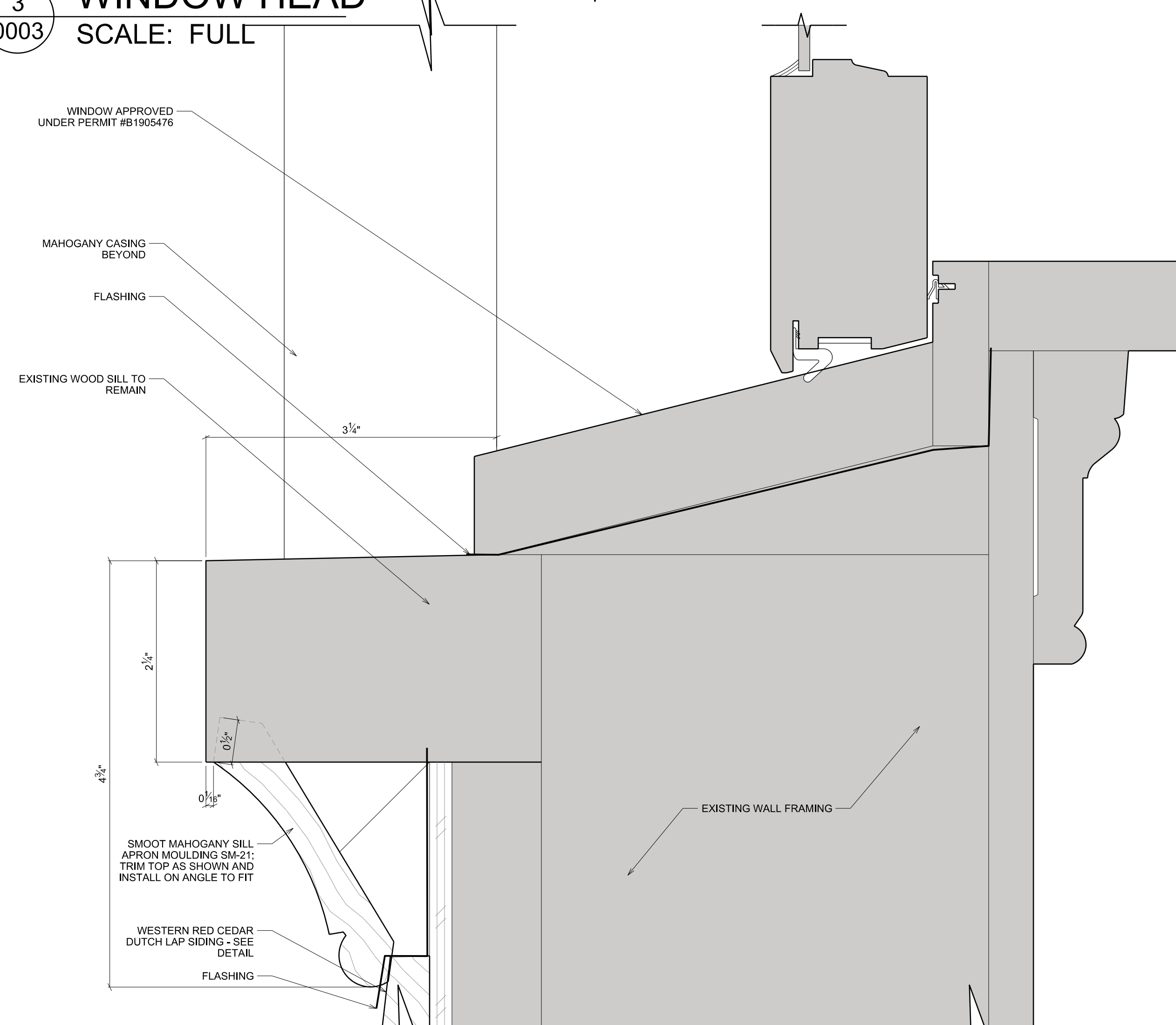
1 AWNING WINDOW SPEC & DETAILS
 0003 SCALE: 6" = 1'-0"



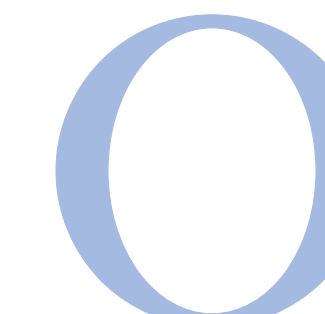
2 WINDOW CASING (WINDOW HEAD SIM. ON WEST ELEV.)
 0003 SCALE: FULL



3 WINDOW HEAD
 0003 SCALE: FULL



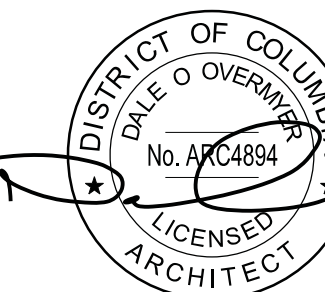
5 WINDOW SILL
 0003 SCALE: FULL



OVERMYER ARCHITECTS

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 RESIDENCE

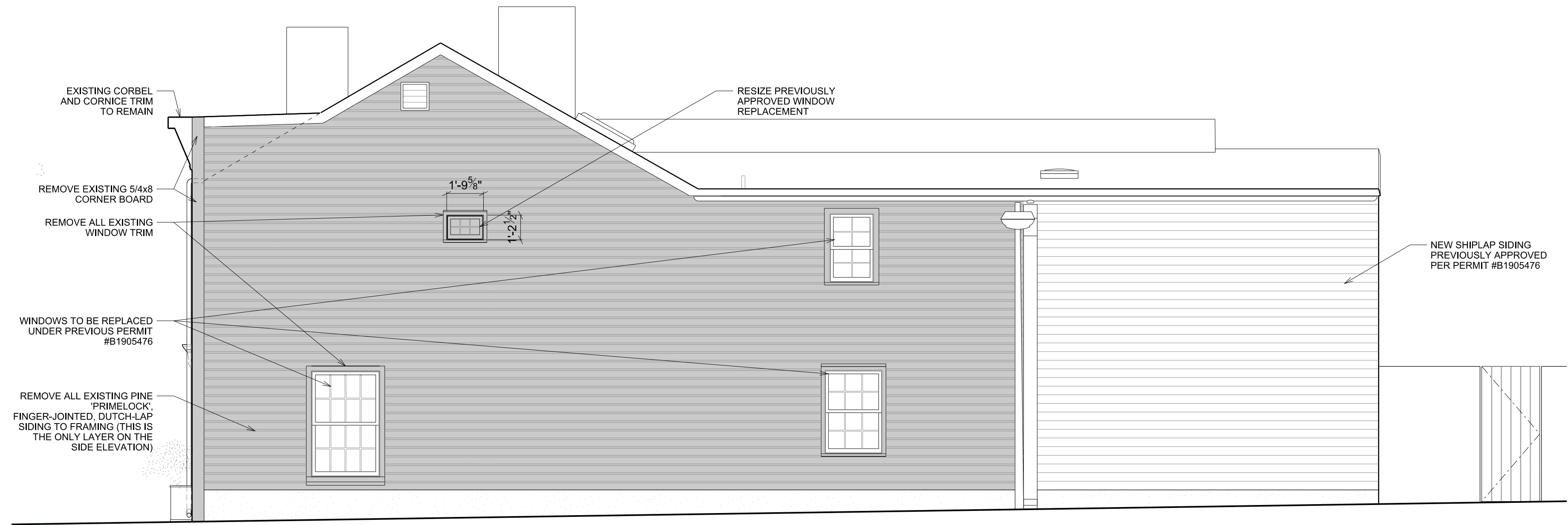
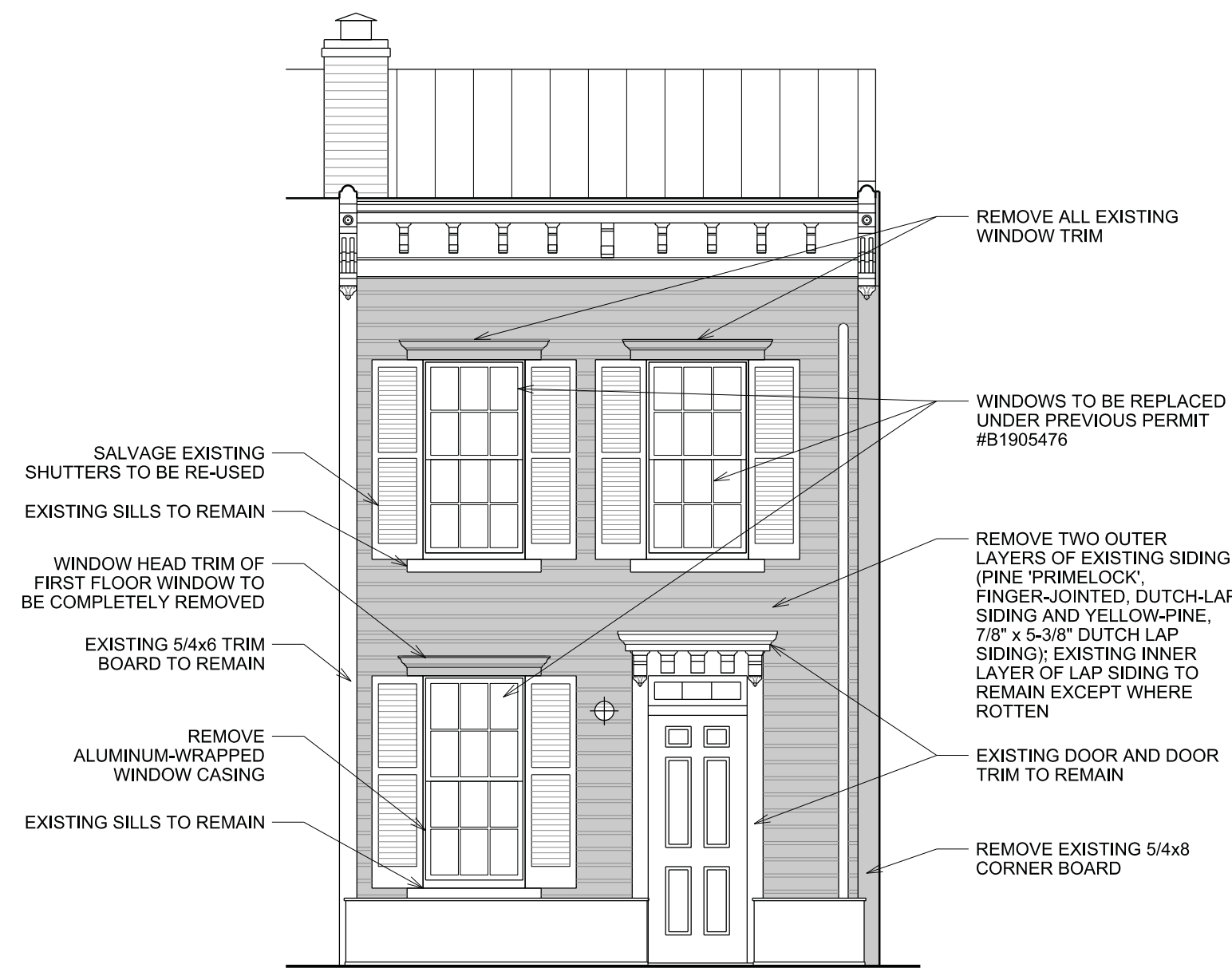
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LOT: 0821 SQUARE: 1244

WOOD TRIM
 PROFILES &
 AWNING WINDOW

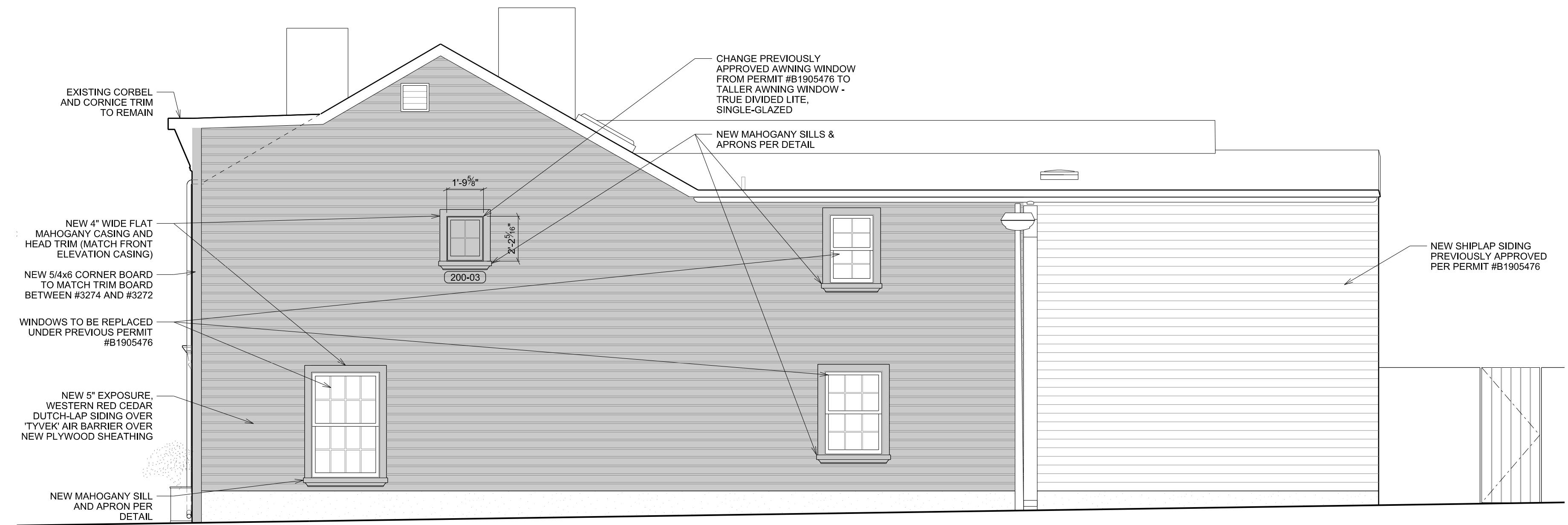
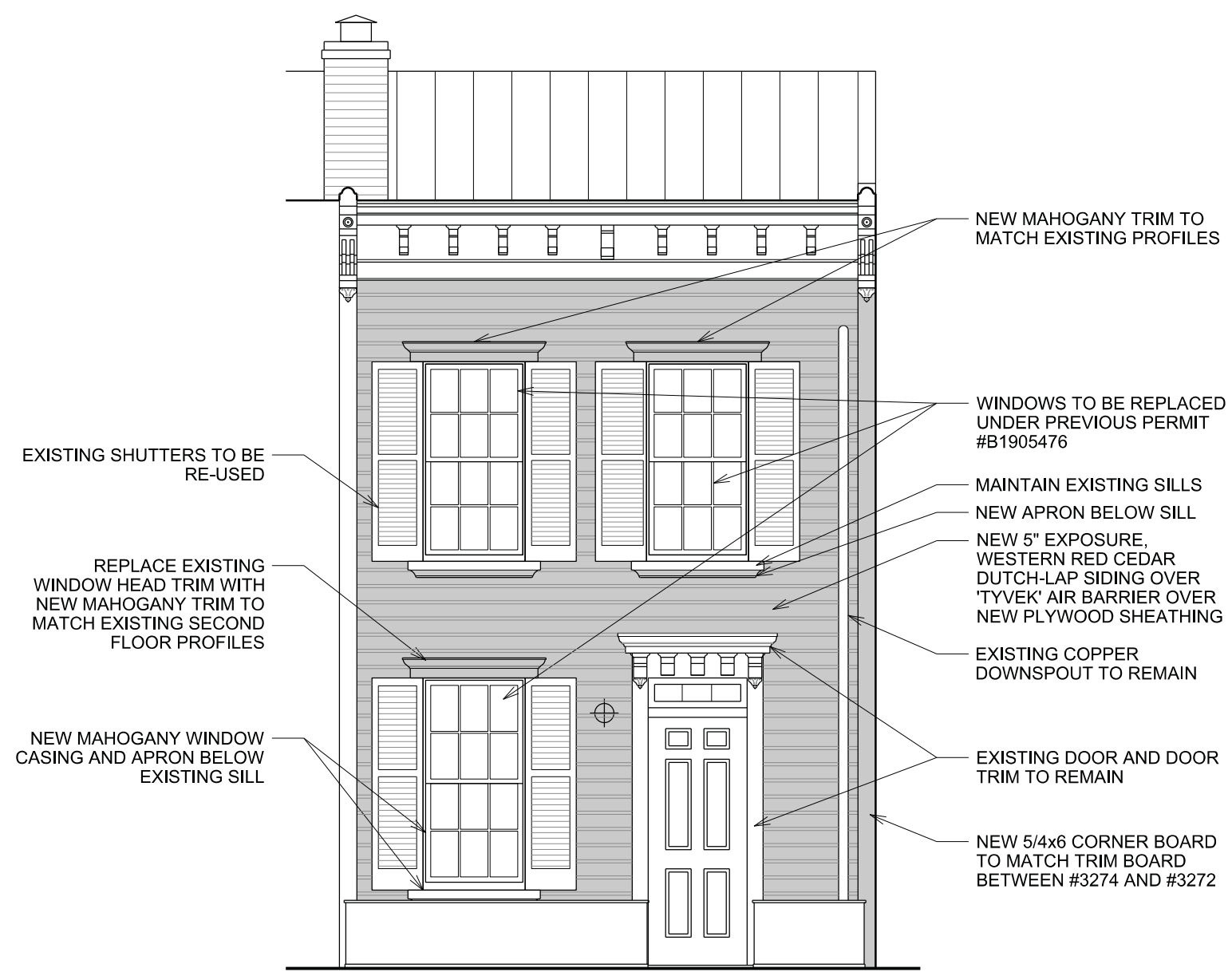
0003

DATE: 03-23-2020



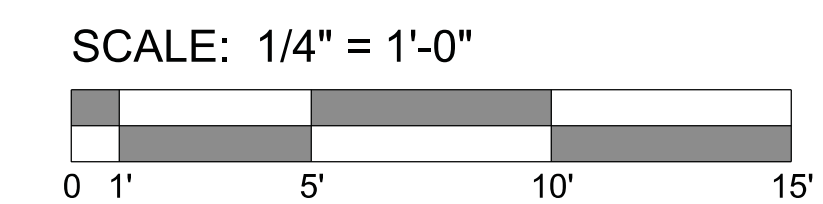
1 EXISTING NORTH ELEVATION
 A001 SCALE: 1/4" = 1'-0"
 DEMOLITION

2 EXISTING WEST ELEVATION
 A001 SCALE: 1/4" = 1'-0"
 DEMOLITION



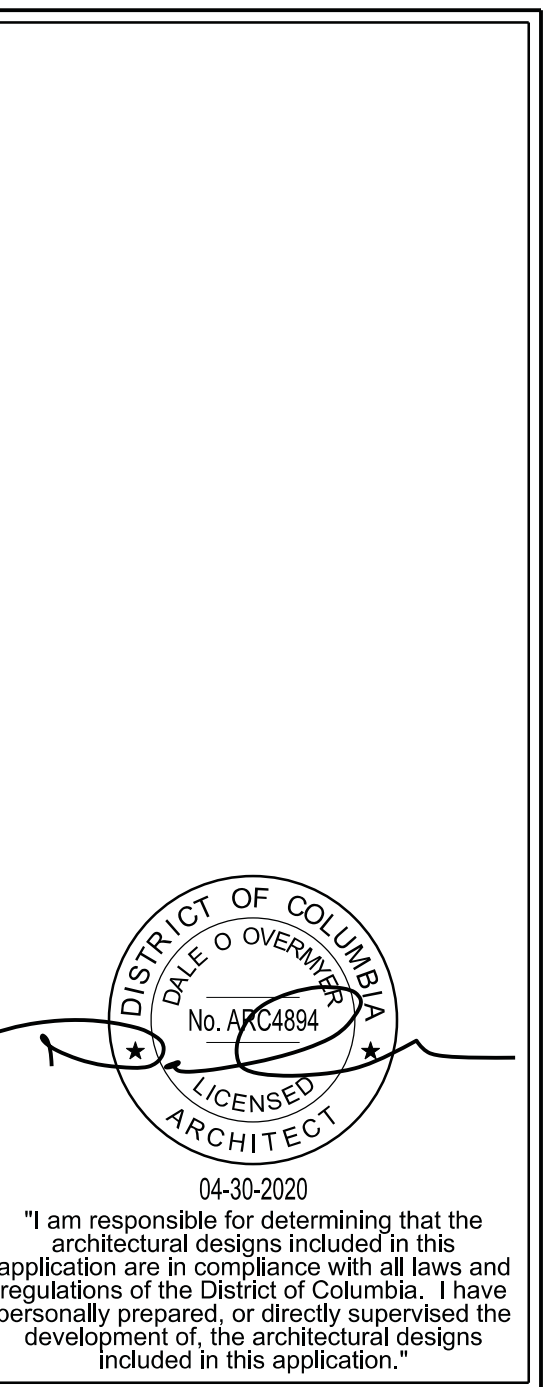
3 PROPOSED NORTH ELEVATION
 A001 SCALE: 1/4" = 1'-0"
 NEW CONSTRUCTION

4 PROPOSED WEST ELEVATION
 A001 SCALE: 1/4" = 1'-0"
 NEW CONSTRUCTION



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EXIST'G. & PROPOSED
 NORTH AND WEST
 EXT. ELEVATIONS

A001

DATE: 03-23-2020



WEST ELEVATION OF 3274 P STREET NW



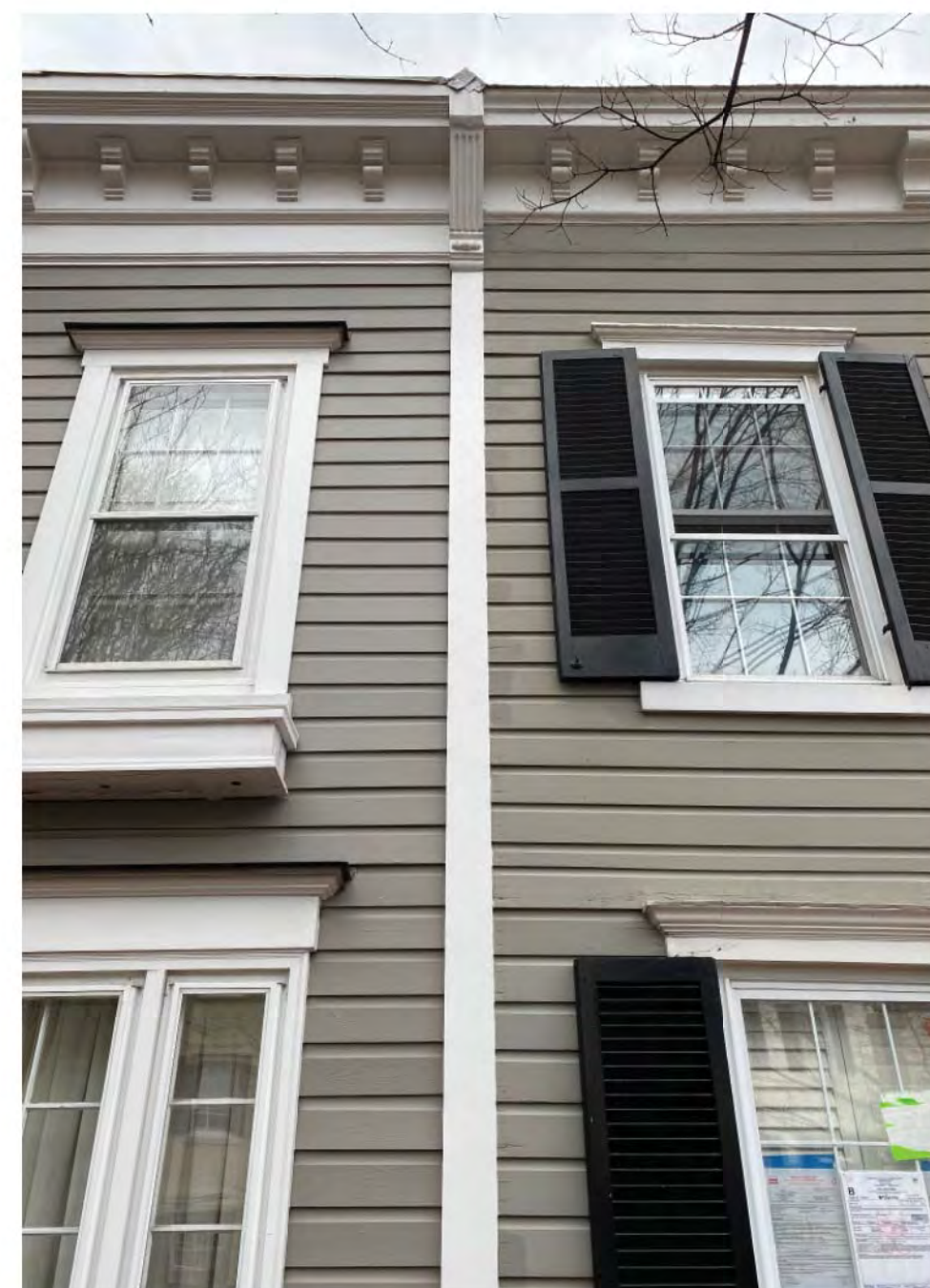
NORTH-WEST CORNER OF 3274 P STREET NW WITH FIRST OUTER LAYER OF SIDING REMOVED



NORTH ELEVATION OF 3274 P STREET NW



VIEW OF 3274 P STREET NW



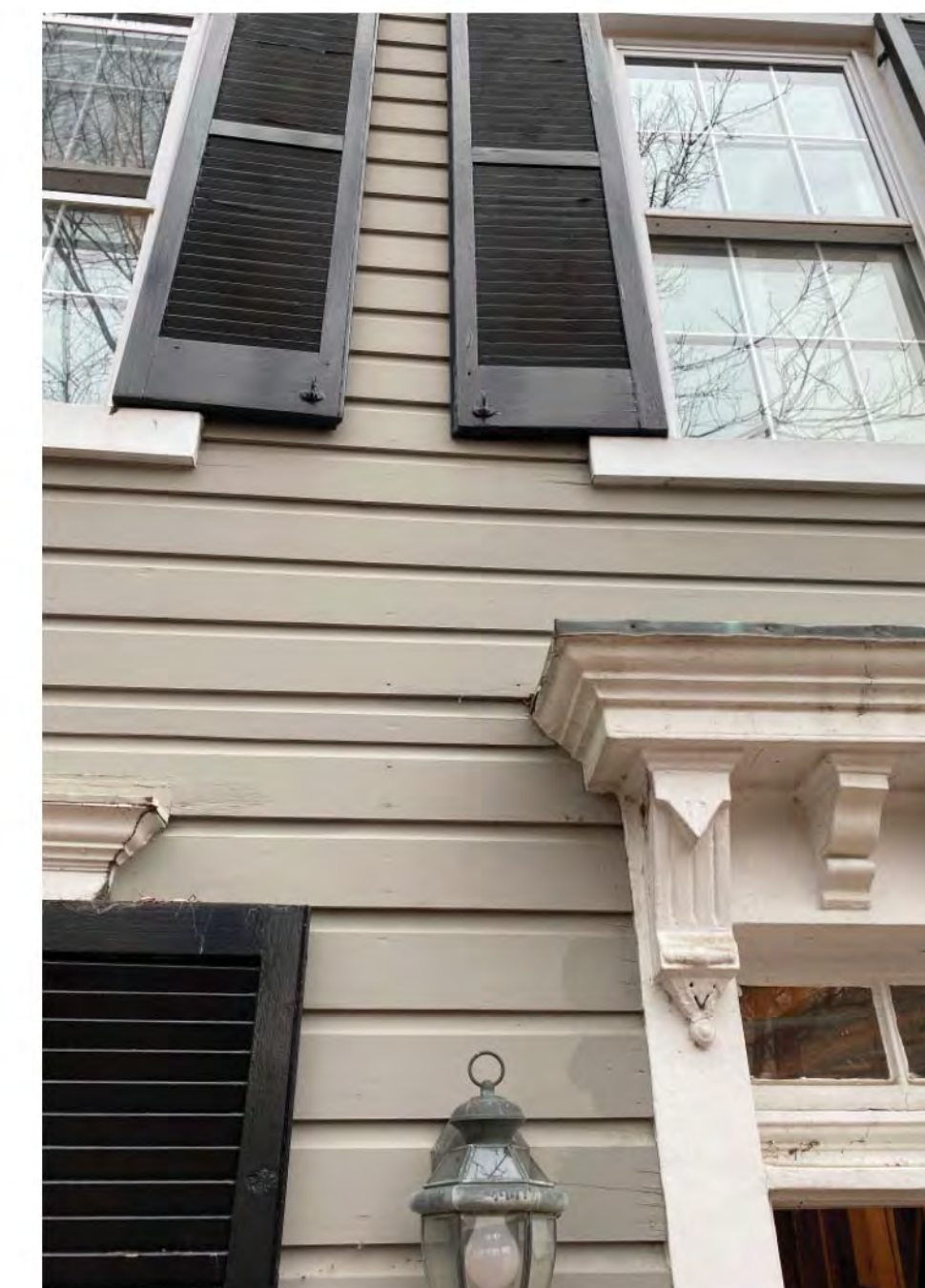
DIVISION TRIM BETWEEN 3274 AND 3272 P STREET NW



REPLACED HEAD TRIM AT FIRST FLOOR NORTH WINDOW



ALUMINUM COVERED SILL AT FIRST FLOOR NORTH WINDOW



EXISTING SIDING AND WINDOW/DOOR TRIM ON NORTH ELEVATION



NORTHWEST CORNER SHOWING SIDING ROT FROM DOWNSPOUT



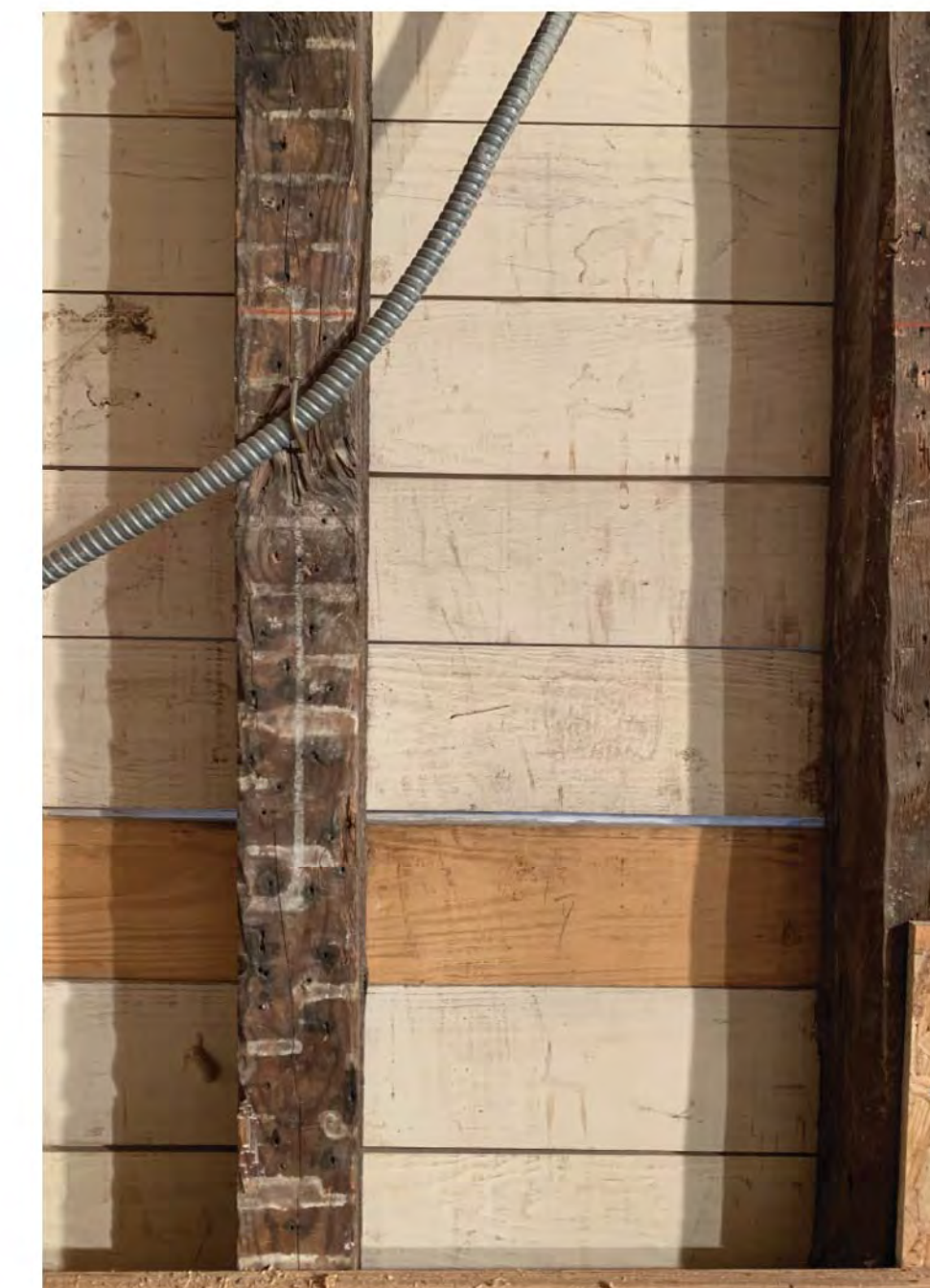
EXISTING SIDING EXPOSURE AT 3274 P ST. NW (PINELOCK SIDING TO BE REMOVED)



EXISTING PINE SIDING ROT AT NORTH WEST CORNER



EXISTING PINE SIDING BY PRIMELOCK - 5" EXPOSURE, FINGER JOINTED



INTERIOR VIEW OF EXISTING SIDING WEST WALL - NO SHEATHING

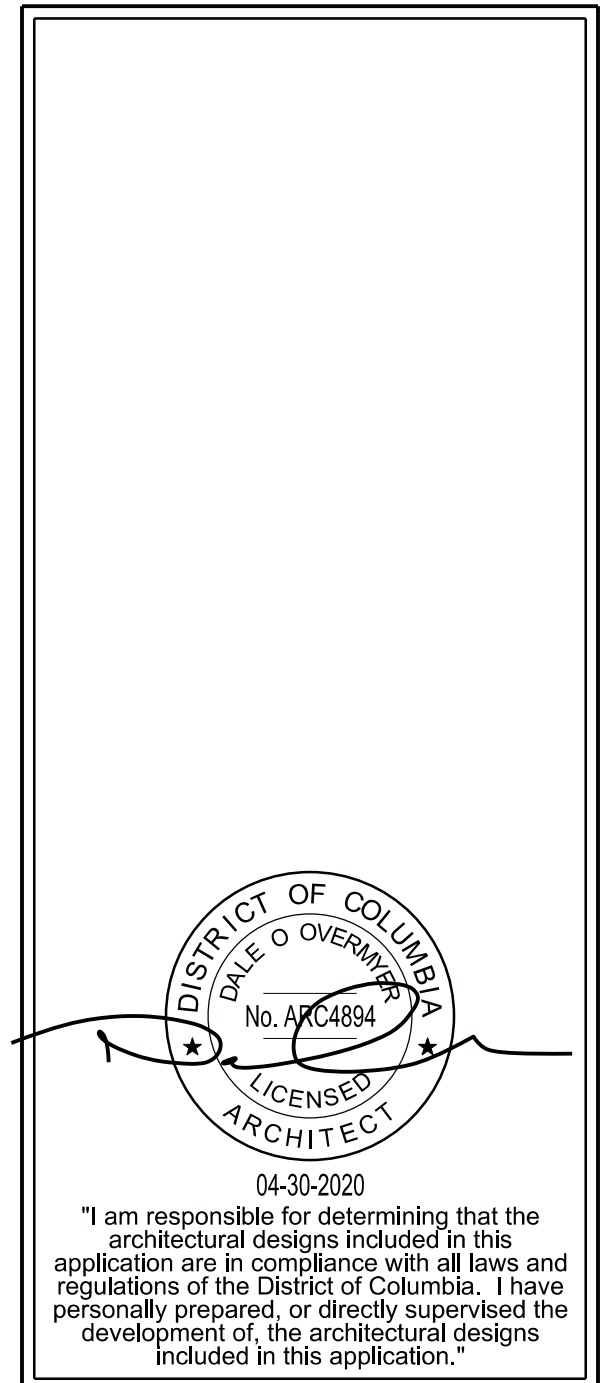


NORTH WEST CORNER SHOWING SIDING ROT

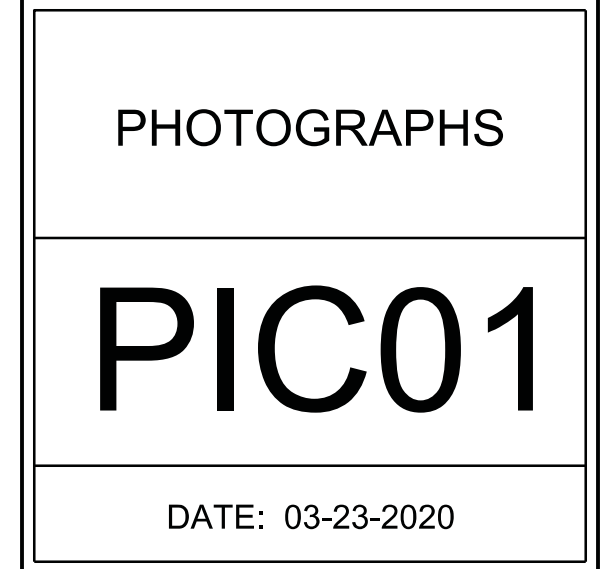


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VERTICAL TRIM BOARD BETWEEN 3268 AND 3270 P STREET (5-1/2")



CORNER BOARD TO BE REPLACED (7-1/4") - NORTHWEST CORNER OF 3274 P ST. NW



VERTICAL TRIM BOARD BETWEEN 3274 AND 3272 P STREET (5-1/2")



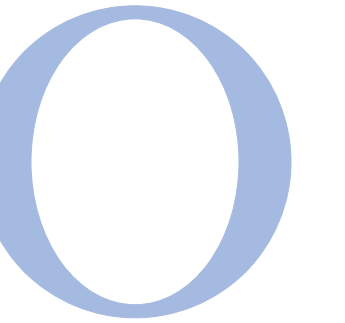
EXISTING WINDOW SILLS AT 3268 P STREET NW



EXISTING WINDOW SILL AT 3270 P STREET NW



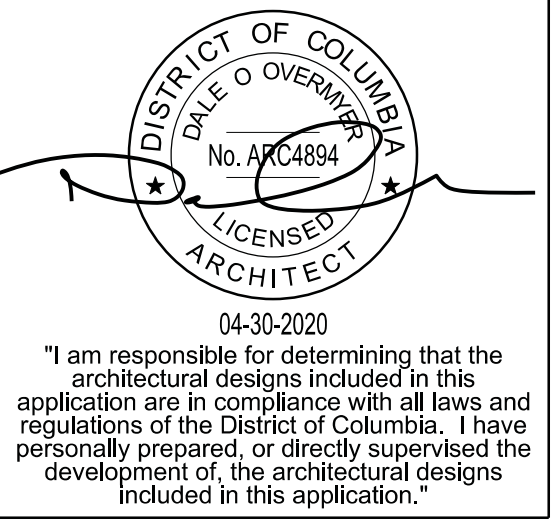
IMAGES DEPICTING EXISTING LAP SIDING FROM THE INTERIOR OF THE HOUSE - WE SUSPECT THAT THE MAJORITY IS SALVAGEABLE, EXCEPT FOR THE NORTH-WEST CORNER (TOP-TO-BOTTOM) AND THE VERY BOTTOM BELOW THE WINDOW SILLS



OVERMYER ARCHITECTS

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PHOTOGRAPHS

PIC02

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