

1607 28th Street, NW



Neighboring House to South - 1601 28th St, NW



View from Q Street

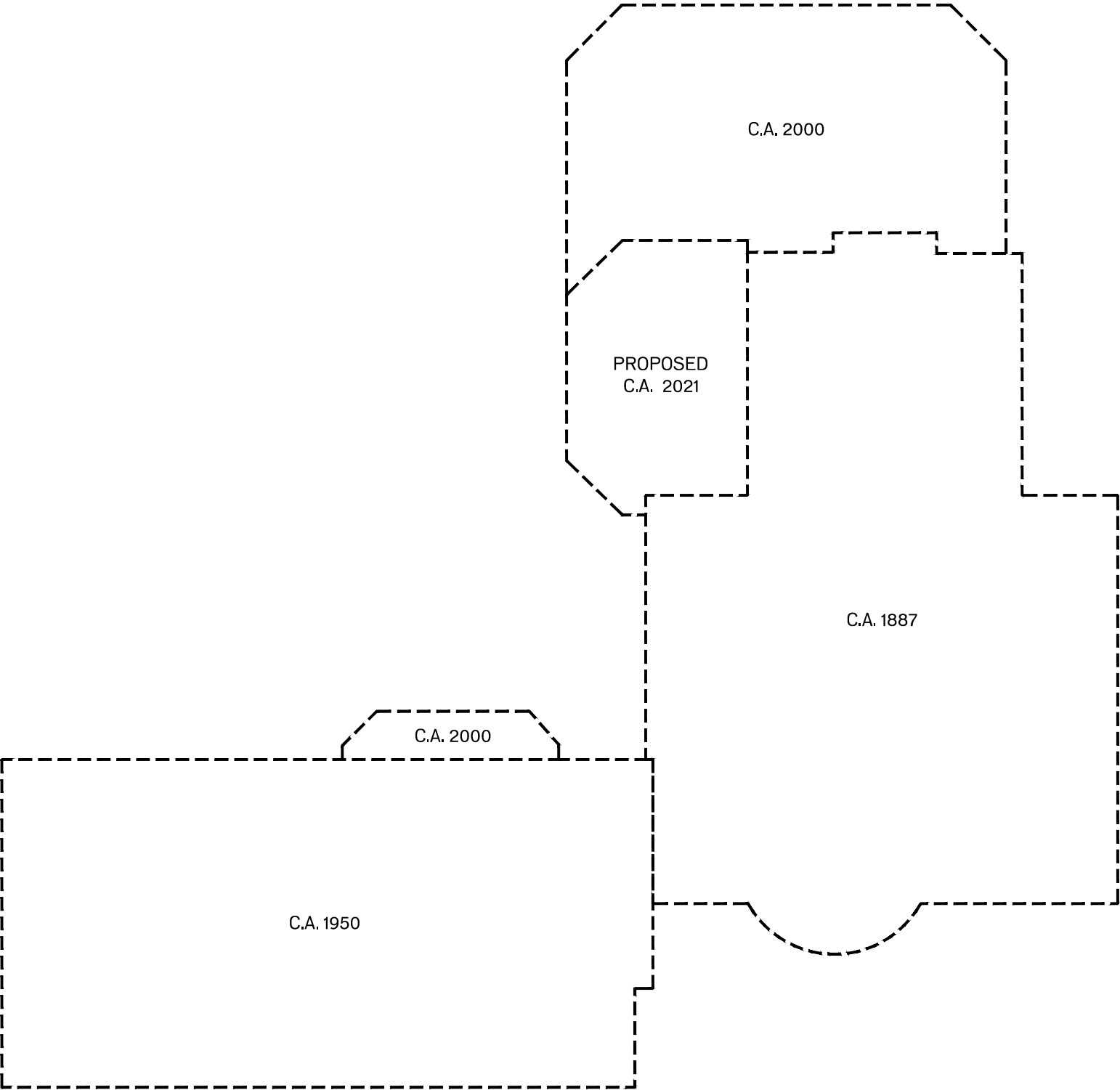


View from Grade

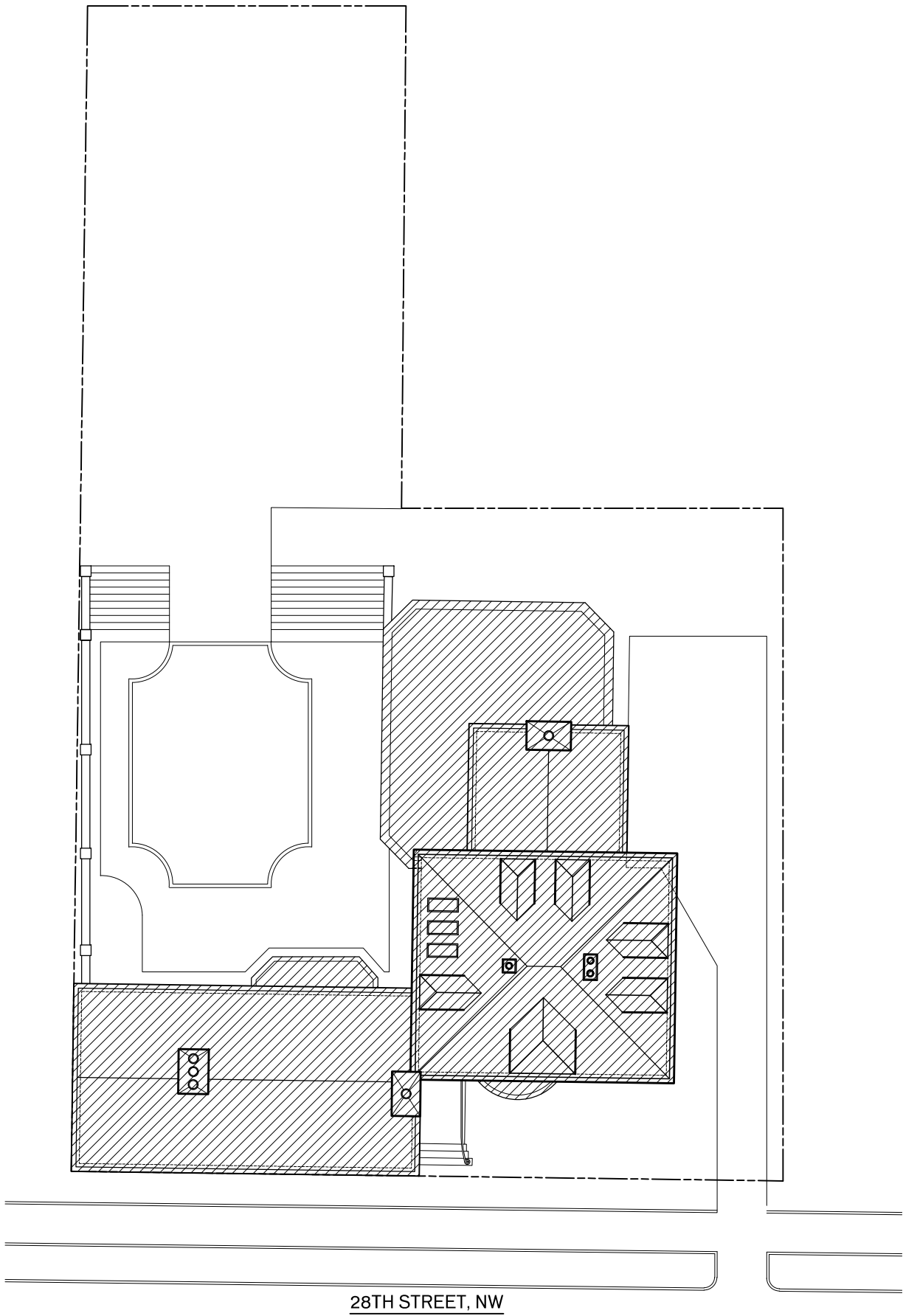


LIST OF DRAWINGS

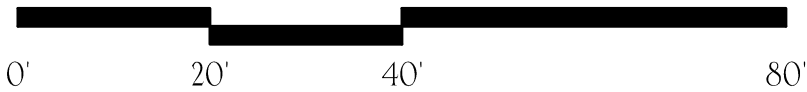
- 1 LIST OF DRAWINGS
- 2 YEAR BUILT DIAGRAM
- 3 EXISTING SITE PLAN
- 4 EXISTING SECOND FLOOR PLAN
- 5 EXISTING NORTH ELEVATION
- 6 EXISTING EAST ELEVATION
- 7 EXISTING SOUTH ELEVATION
- 8 PROPOSED SITE PLAN
- 9 PROPOSED SECOND FLOOR
- 10 PROPOSED ROOF PLAN
- 11 PROPOSED NORTH ELEVATION
- 12 PROPOSED EAST ELEVATION
- 13 PROPOSED EAST ELEVATION/ SECTION
- 14 PROPOSED SOUTH ELEVATION
- 15 PRELIMINARY WINDOW/ DOOR SCHEDULE



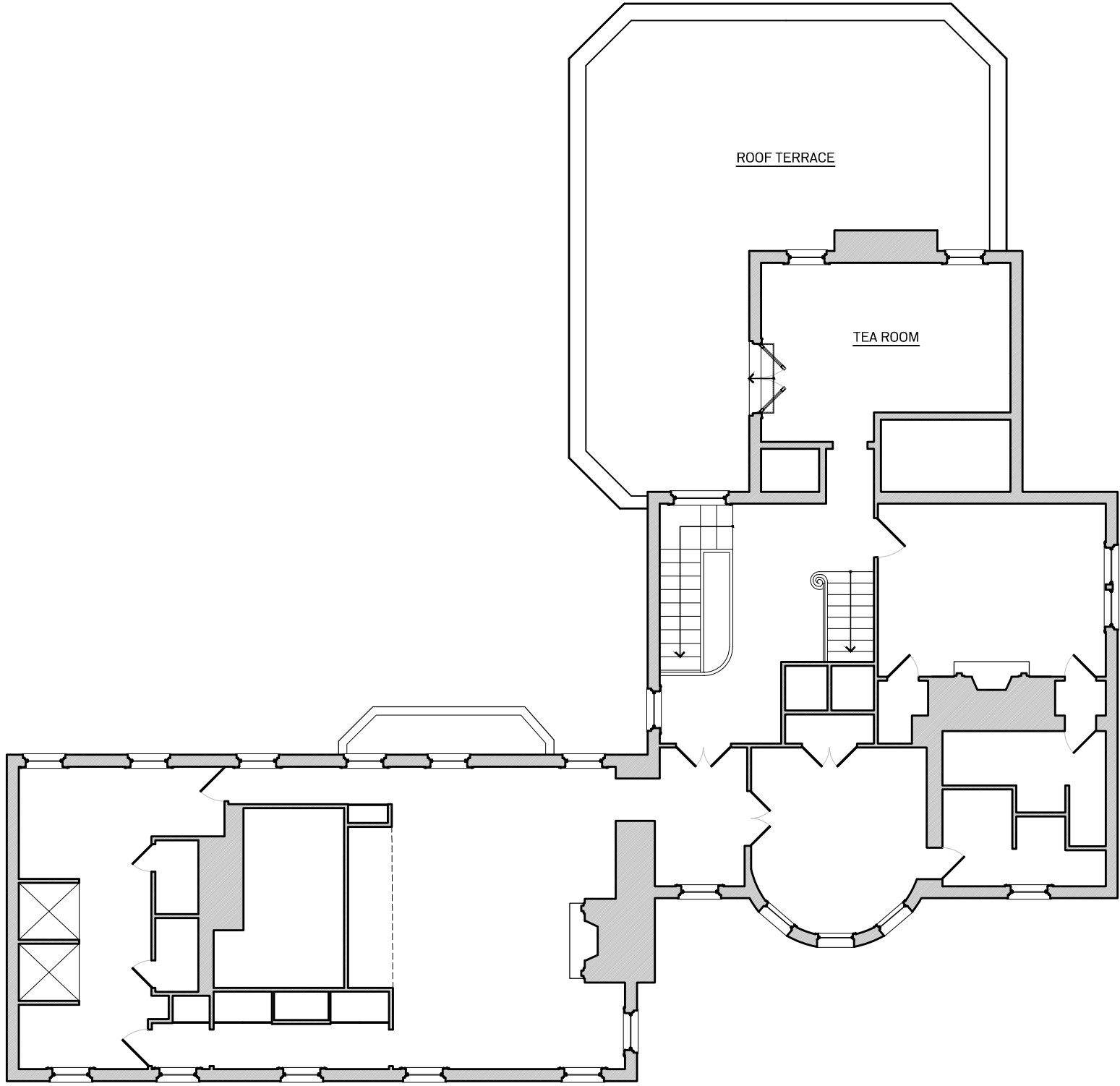
1607 28TH ST NW WASHINGTON, DC 20007	<div>YEAR <u>BUILT</u> <u>DIAGRAM</u> SCALE: 3/32" = 1'-0"</div>	DATE: 13 MAY 2021	JONES & BOER ARCHITECTS 1739 CONNECTICUT AVE NW WASHINGTON DC 20009 202-332-1200
2			



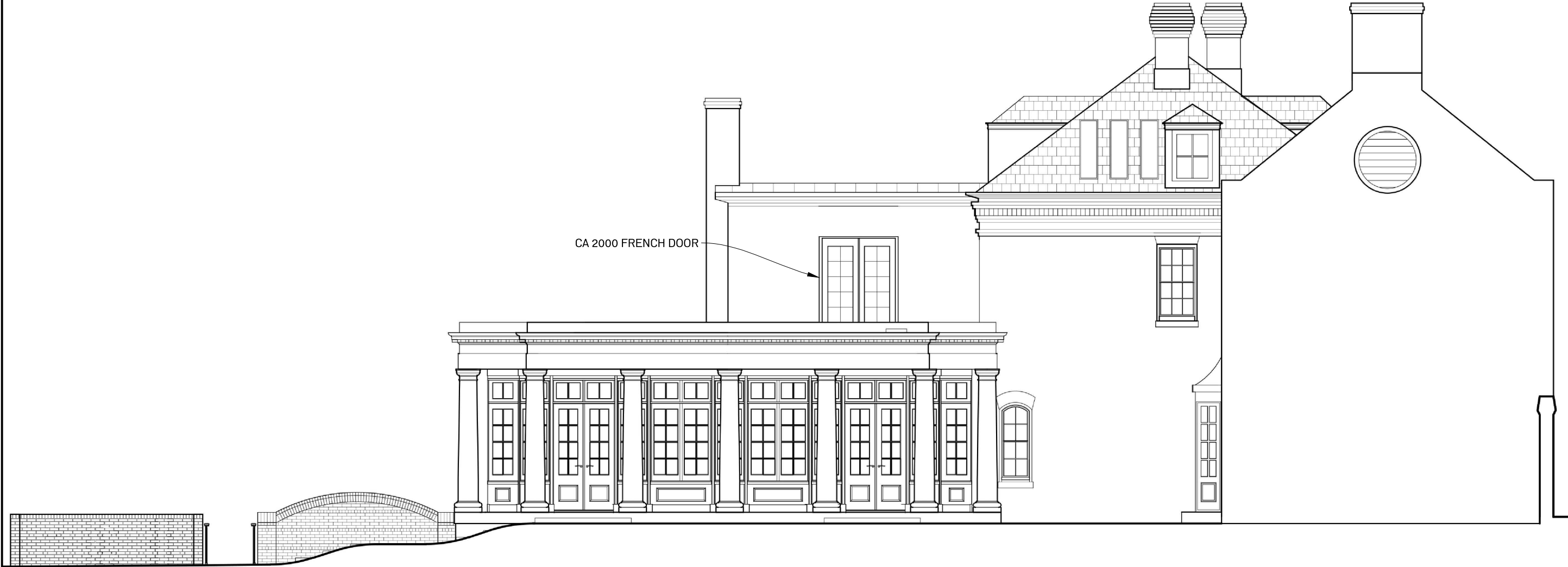
28TH STREET, NW



3	1607 28TH ST NW WASHINGTON, DC 20007	EXISTING SITE PLAN SCALE: 1" = 20'-0"	DATE: 13 MAY 2021	JONES & BOER ARCHITECTS 1739 CONNECTICUT AVE NW WASHINGTON DC 20009 202-332-1200
---	---	--	----------------------	--



1607 28TH ST NW WASHINGTON, DC 20007	EXISTING SECOND FLOOR PLAN SCALE: 3/32" = 1'-0"	DATE: 13 MAY 2021	JONES & BOER ARCHITECTS 1739 CONNECTICUT AVE NW WASHINGTON DC 20009 202-332-1200
---	--	----------------------	--



<div>JONES & BOER ARCHITECTS 1739 CONNECTICUT AVE NW WASHINGTON DC 20009 202-332-1200</div>	<div>DATE: 13 MAY 2021</div>	<div>EXISTING NORTH ELEVATION SCALE: 1/8" = 1'-0"</div>	<div>1607 28TH ST NW WASHINGTON, DC 20007</div>	<div>5</div>
---	----------------------------------	---	---	--------------



1607 28TH ST NW
WASHINGTON, DC 20007

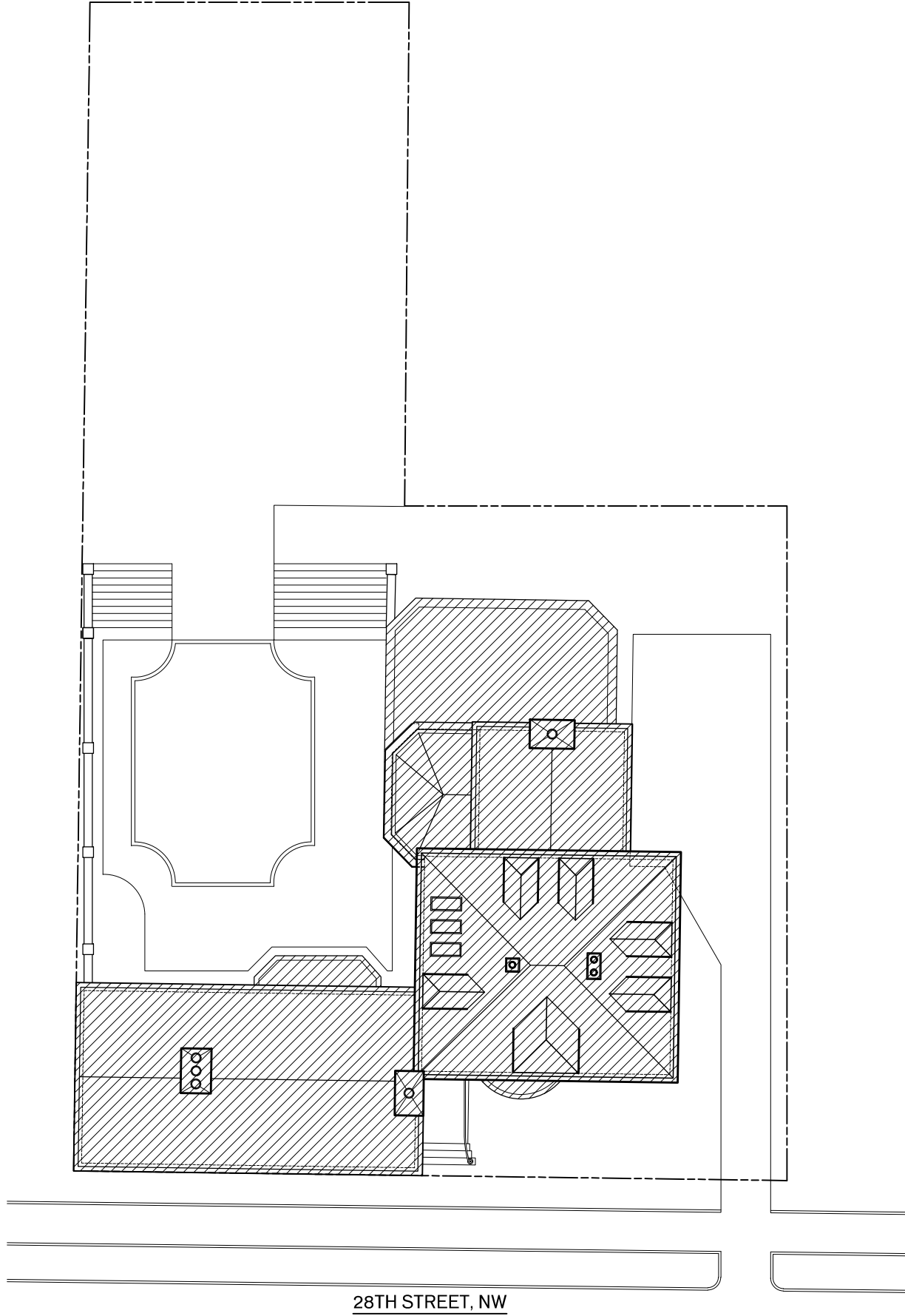
EXISTING EAST ELEVATION
SCALE: 1/8" = 1'-0"

DATE:
13 MAY 2021

JONES & BOER ARCHITECTS
1739 CONNECTICUT AVE NW
WASHINGTON DC 20009 202-332-1200




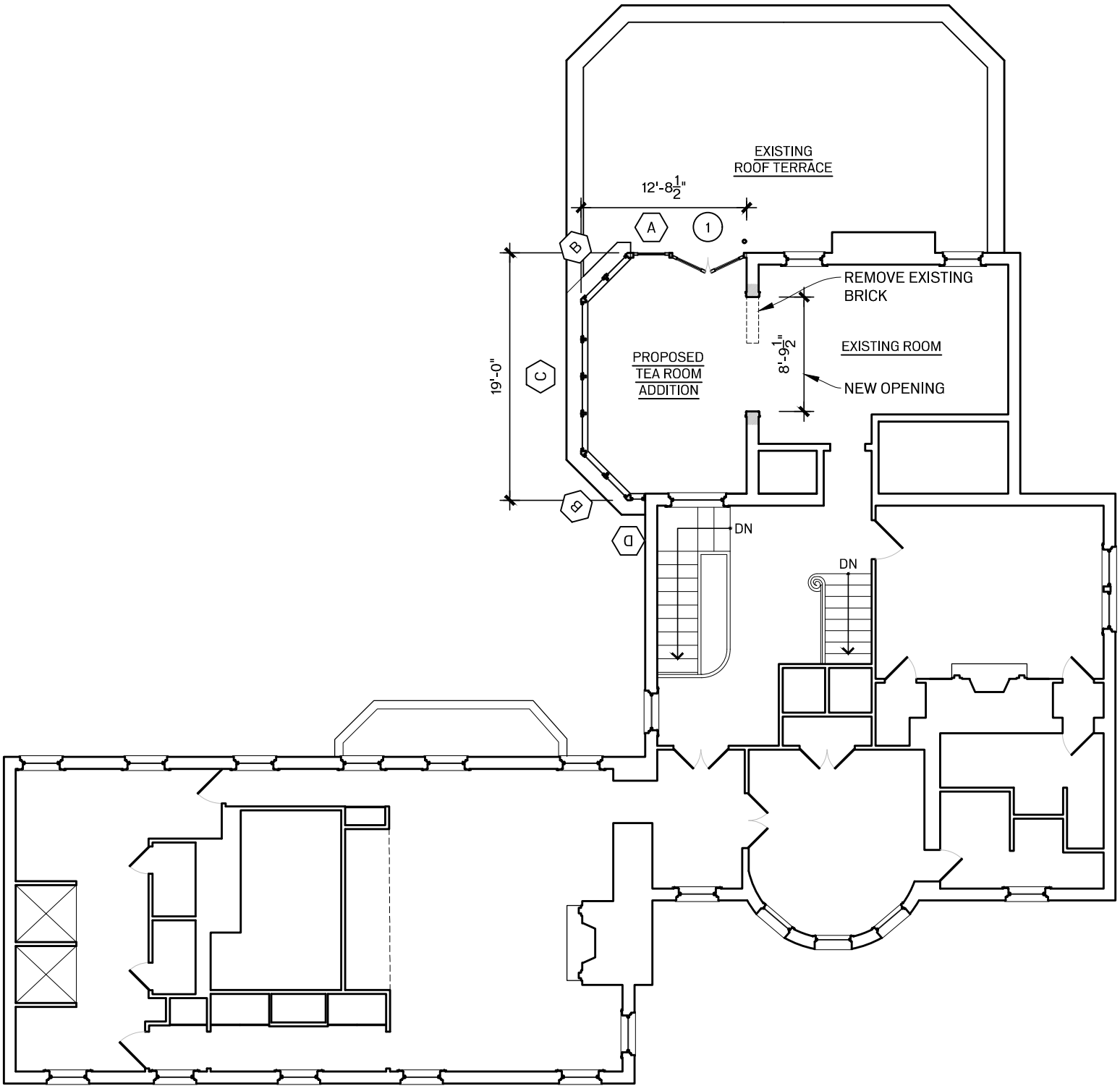




28TH STREET, NW

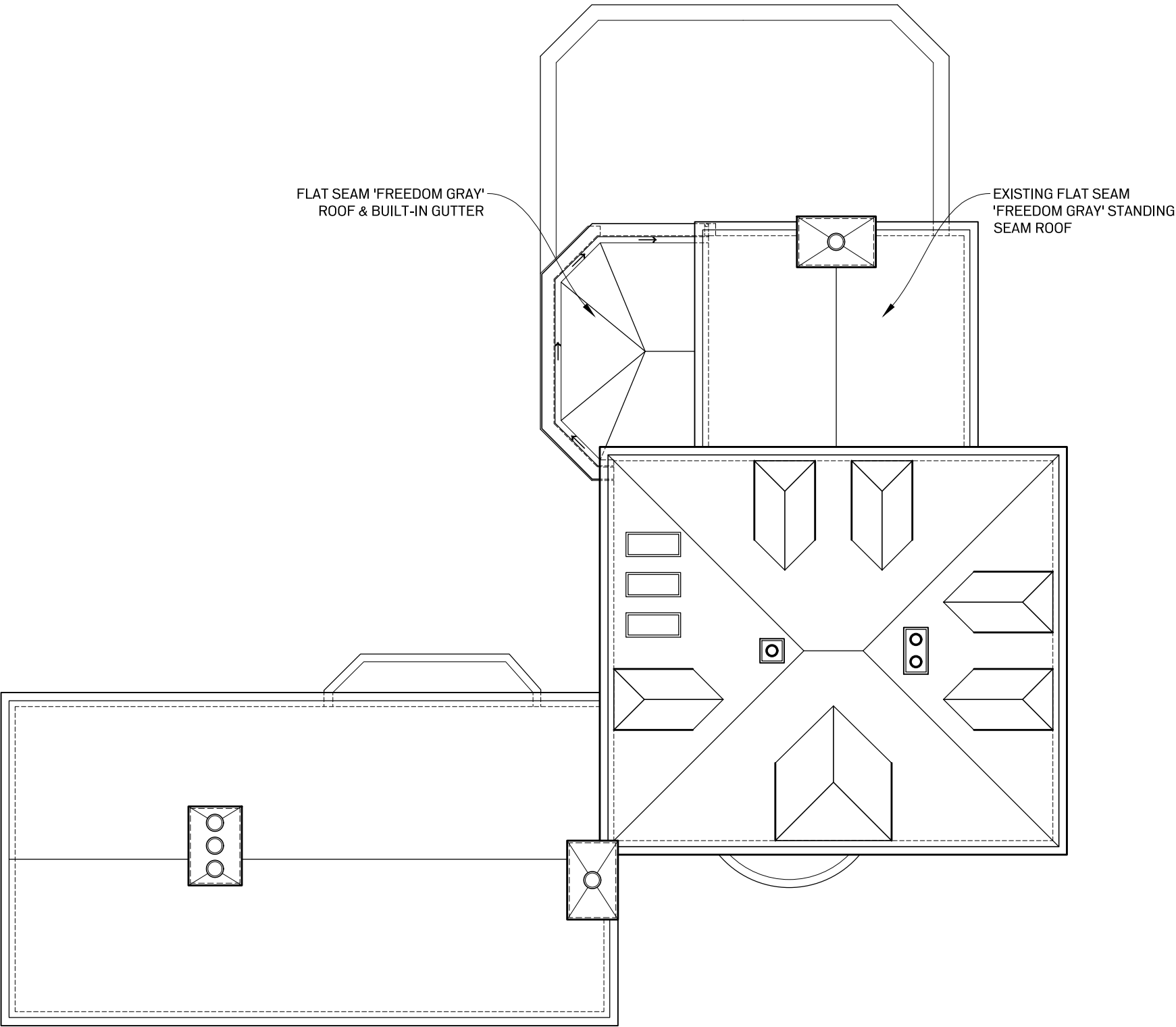


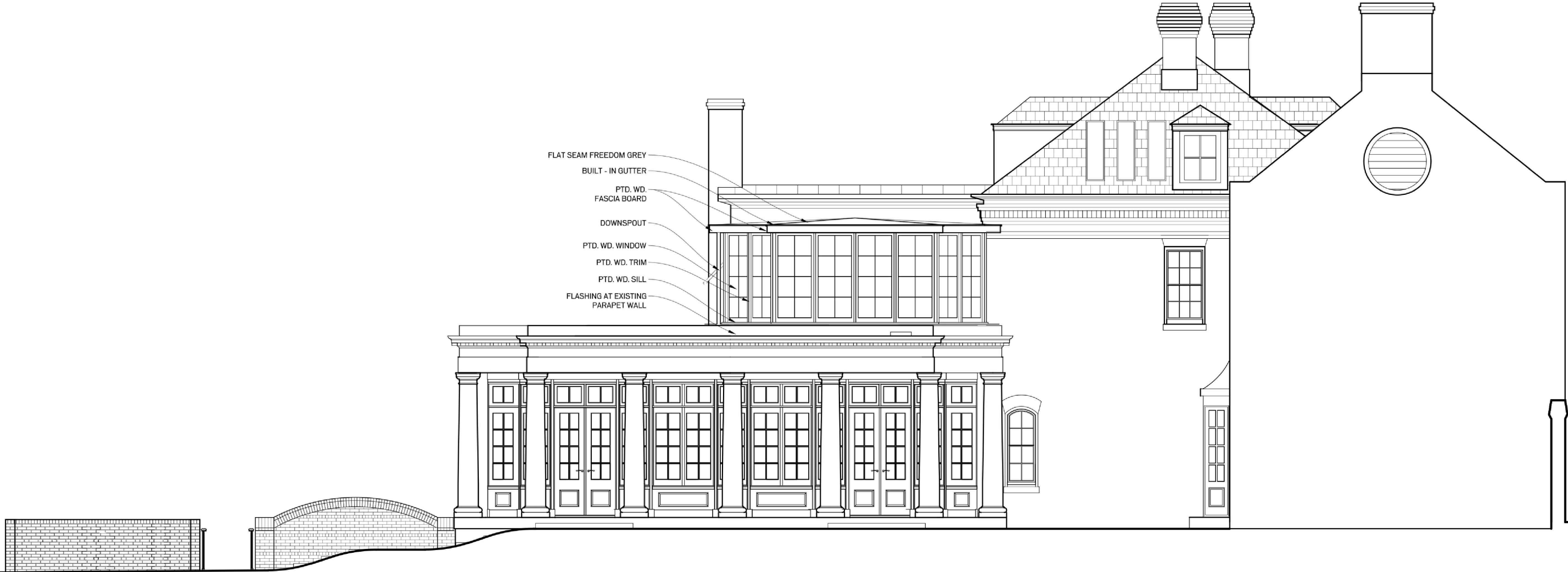
	1607 28TH ST NW WASHINGTON, DC 20007	<u>PROPOSED SITE PLAN</u> SCALE: 1" = 20'-0"	DATE: 13 MAY 2021	JONES & BOER ARCHITECTS 1739 CONNECTICUT AVE NW WASHINGTON DC 20009 202-332-1200
---	---	---	----------------------	--



KEY

- EXISTING
- PROPOSED







1607 28TH ST NW
WASHINGTON, DC 20007

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

DATE:
13 MAY 2021

JONES & BOER ARCHITECTS
1739 CONNECTICUT AVE NW
WASHINGTON DC 20009 202-332-1200



1607 28TH ST NW
WASHINGTON, DC 20007

PROPOSED EAST ELEVATION/ SECTION
SCALE: 1/8" = 1'-0"

DATE:
13 MAY 2021

JONES & BOER ARCHITECTS
1739 CONNECTICUT AVE NW
WASHINGTON DC 20009 202-332-1200



1607 28TH ST NW
WASHINGTON, DC 20007

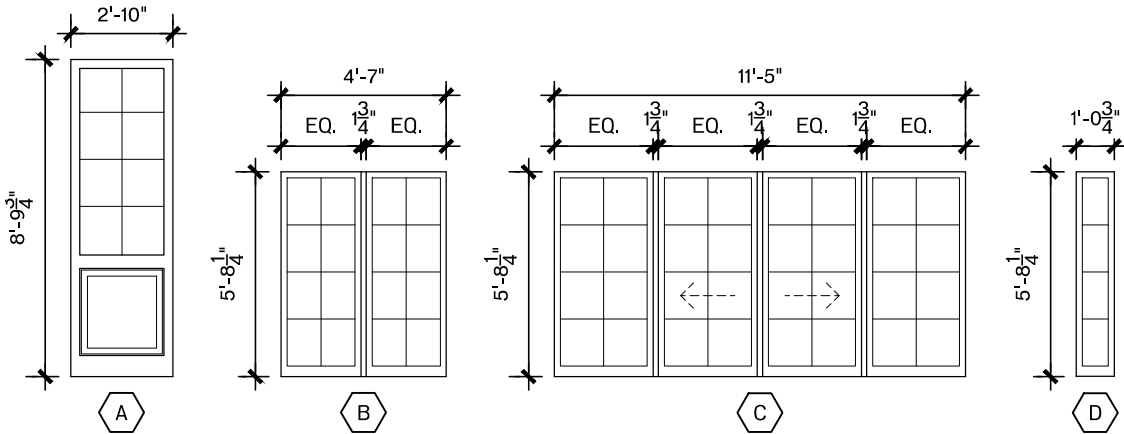
PROPOSED SOUTH ELEVATION
SCALE: 1/8" = 1'-0"

DATE:
13 MAY 2021

JONES & BOER ARCHITECTS
1739 CONNECTICUT AVE NW
WASHINGTON DC 20009 202-332-1200

WINDOW SCHEDULE

SYM.	FRAME SIZE (U.N.O)	TYPE	REMARKS
A	2'-10" x 5'-9 3/4"	FIXED	O-F, SEE ELEVATION
B	4'-7" x 5'-8 1/4"	FIXED	(2) EQUAL WIDTH UNITS
C	11'-5" x 5'-8 1/4"	OPERABLE	F-O-O-F, BI-FOLD UNITS SEE ELEVATION (4) EQUAL WIDTH UNITS
D	1'-0 3/4" x 5'-8 1/4"	FIXED	
NOTES: - F: FIXED PANEL, O: OPERABLE PANEL, DESCRIPTION TAKEN FROM EXTERIOR ELEVATION - SEE ELEVATIONS FOR WINDOW SHAPE & MUNTIN PATTERNS - PROVIDE SAFETY GLASS WHERE REQUIRED BY CODE - ALL GLAZING TO HAVE MAX. U-FACTOR OF 0.30, EXCEPT SKYLIGHTS TO BE 0.55 - ALL GLAZED FENESTRATION TO HAVE MAX. SHGC OF 0.40 - WINDOWS, SKYLIGHTS AND SLIDING GLASS DOORS SHALL HAVE AN AIR INFILTRATION RATE OF NO MORE THAN 0.3 CFM PER SQUARE FOOT (1.5 L/S/M2), AND SWINGING DOORS NO MORE THAN 0.5 CFM PER SQUARE FOOT (2.6L/S/M2), WHEN TESTED ACCORDING TO NFRC 400 OR AAMA/WDMA/CSA 101/1.S.2/A440 BY AN ACCREDITED, INDEPENDENT LABORATORY AND LISTED AND LABELED BY THE MANUFACTURER.			



DOOR SCHEDULE

SYM.	FRAME SIZE (U.N.O.)	TYPE	FINISH	REMARKS
EXTERIOR				
1	5'-8" x 8'-9 3/4"	FRENCH DOOR	PAINTED WOOD	
INTERIOR				
NOTES: - F: FIXED PANEL, O: OPERABLE PANEL, DESCRIPTION TAKEN FROM EXTERIOR ELEVATION - SEE ELEVATIONS FOR WINDOW SHAPE & MUNTIN PATTERNS - PROVIDE SAFETY GLASS WHERE REQUIRED BY CODE - ALL GLAZING TO HAVE MAX. U-FACTOR OF 0.30, EXCEPT SKYLIGHTS TO BE 0.55 - ALL GLAZED FENESTRATION TO HAVE MAX. SHGC OF 0.40 - WINDOWS, SKYLIGHTS AND SLIDING GLASS DOORS SHALL HAVE AN AIR INFILTRATION RATE OF NO MORE THAN 0.3 CFM PER SQUARE FOOT (1.5 L/S/M2), AND SWINGING DOORS NO MORE THAN 0.5 CFM PER SQUARE FOOT (2.6L/S/M2), WHEN TESTED ACCORDING TO NFRC 400 OR AAMA/WDMA/CSA 101/1.S.2/A440 BY AN ACCREDITED, INDEPENDENT LABORATORY AND LISTED AND LABELED BY THE MANUFACTURER. - ALL MAN DOORS FROM GARAGE TO DWELLING MUST BE 1 3/8" SOLID WOOD DOOR OR 20-MIN. FIRE-RATED AND HAVE A SELF-CLOSING DEVICE, PER 2013 DCRC 302.5.1.				

