1689 35TH ST. NW, WASHINGTON, D.C. 20007

PROJECT DATA

| OWNER: | 1689 35TH ST NW LLC |
|---|---|
| EXISTING PROPOSED | RESIDENTIAL FLATS-LESS THAN 5 RESIDENTIAL FLATS-LESS THAN 5 |
| PROJECT DESCRIPTION | ALL EXTERIOR WORK IN REAR YARD. A PORTION OF THE 1ST FLOOR DECK TO BE REMOVED TO MAKE ROOM FOR A 9'-0" x 19'-0" PARKING SPACE. |
| METHOD OF REMOVING CONSTRUCTION DEBRIS | DUMPSTER |

| ZONING DATA | | |
|--|---|---|
| SQUARE / LOT ZONE USE GROUP CONSTRUCTION TYPE | 1294 / 0216 R-20 R-3 VB | |
| STORIES LOT SIZE LOT OCCUPANCY | EXISTING 2 + CELLAR 1,665 SF 1,296 SF OR 77.8% | PROPOSED NO CHANGE NO CHANGE NO CHANGE |



PROJECT TEAM

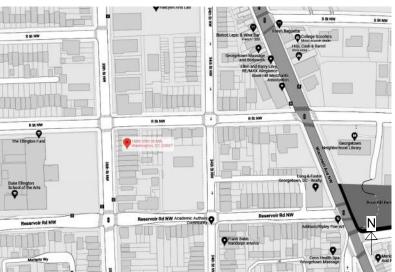
ARCHITECT EUSTILUS LLC ERIC TERAN 2800 N. ROSSER ST ALEXANDRIA, VA 22311 202-569-9620 ETERAN@EUSTILUS.COM

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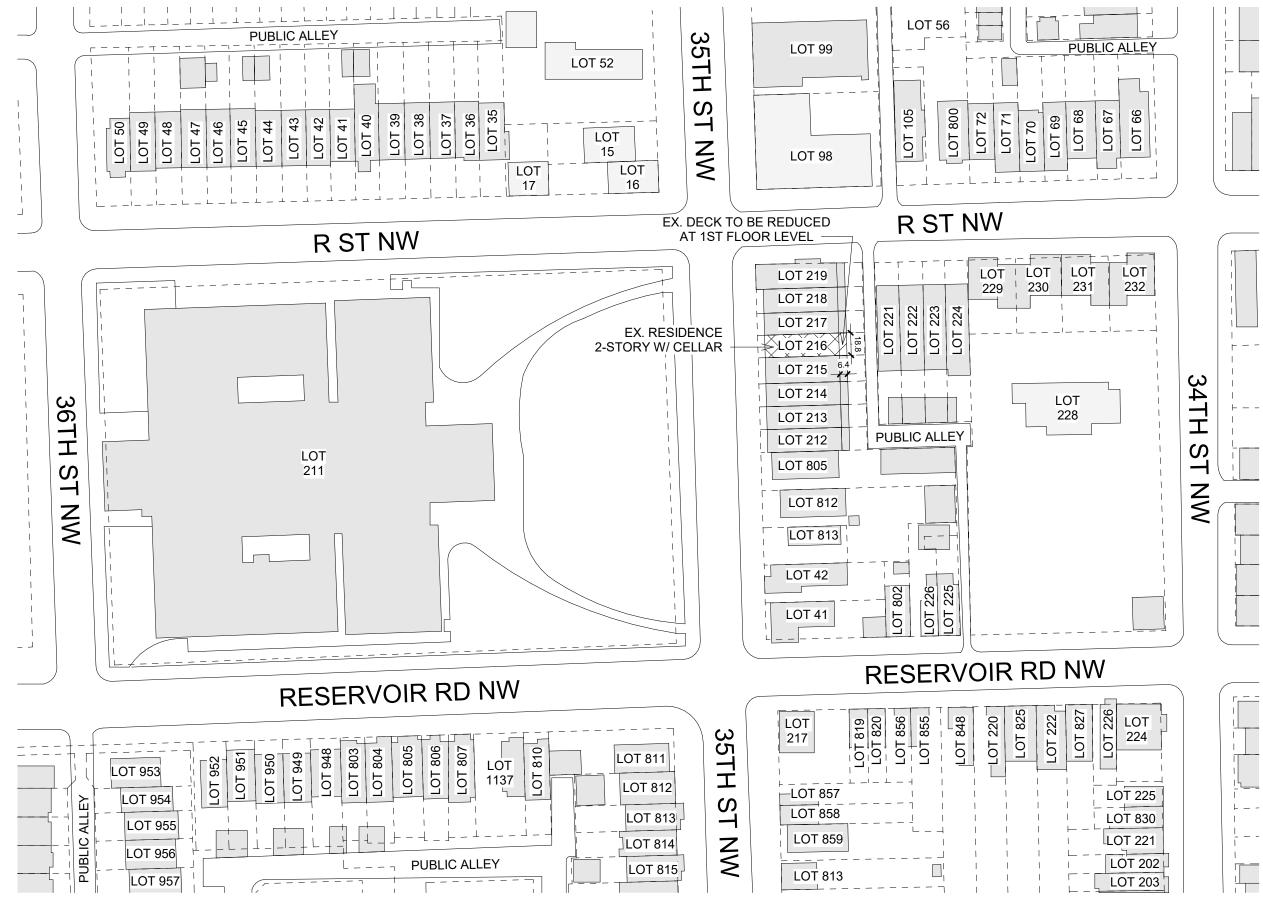
1689 35TH ST. NW RESIDENCE

VICINITY MAP





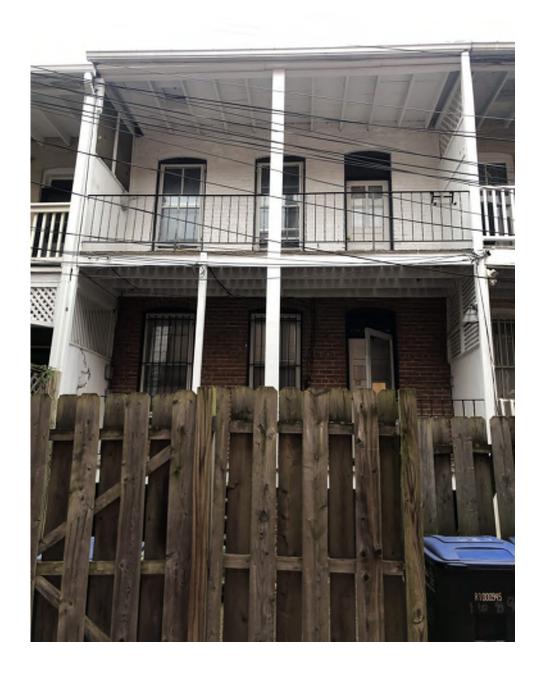
03/27/2023 SCALE :



SITE PLAN

SITE PHOTOS

1689 35TH ST. NW RESIDENCE 1689 35TH ST. NW

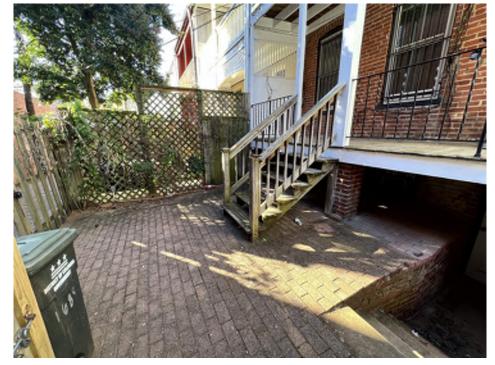


1689 35TH ST. NW RESIDENCE

EUSTILUS ARCHITECTURE



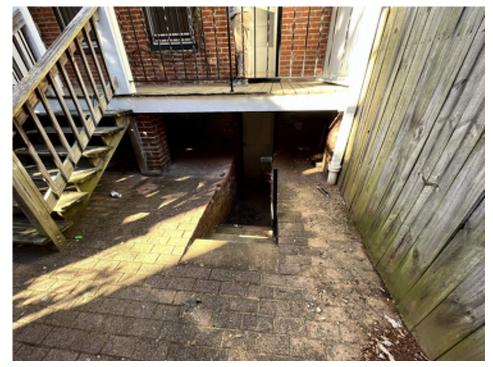
VIEW OF EXISTING DECK FROM REAR YARD.



VIEW OF EXISTING DECK FROM REAR YARD.

SITE PHOTOS 02

EUSTILUS ARCHITECTURE



VIEW OF EXISTING AREAWAY FROM REAR YARD.



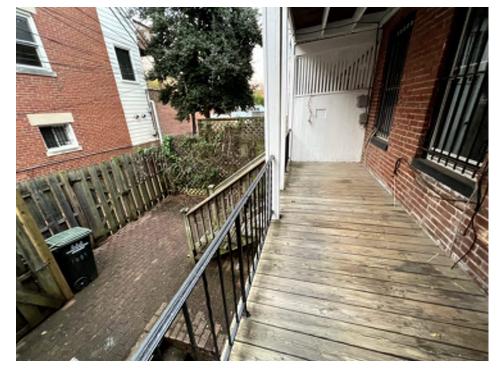
VIEW OF EXISTING MASONRY PIER FOUNDATION.

SITE PHOTOS 03

EUSTILUS ARCHITECTURE



VIEW OF REAR YARD FROM EXISTING DECK.



VIEW OF REAR YARD FROM EXISTING DECK.

SITE PHOTOS 04

EUSTILUS ARCHITECTURE



VIEW OF REAR YARD FROM EXISTING DECK.



VIEW OF NEIGHBORING YARD AT 1691 35TH STREET FROM EXISTING DECK AT SUBJECT PROPERTY.



VIEW OF SUBJECT LOT AND NEIGHBORING YARDS FROM ALLEY



VIEW FROM ALLEY



VIEW OF SUBJECT LOT AND NEIGBORING YARDS



VIEW FROM ALLEY

SITE PHOTOS 07

EUSTILUS ARCHITECTURE



VIEW OF SUBJECT LOT FROM ALLEY



VIEW OF SUBJECT LOT FROM ALLEY

1689 35TH ST. NW RESIDENCE

SITE PHOTOS 08

EUSTILUS ARCHITECTURE



VIEW FROM ALLEY



VIEW OF NEIGHBORING YARD AT 1691 35TH STREET FROM ALLEY

1689 35TH ST. NW RESIDENCE



VIEW OF NEIGHBORING YARD FROM ALLEY



VIEW OF NEIGHBORING YARD FROM ALLEY

SITE PHOTOS | 10

EUSTILUS ARCHITECTURE



VIEW OF SUBJECT LOT AND NEIGHBORING YARDS FROM ALLEY



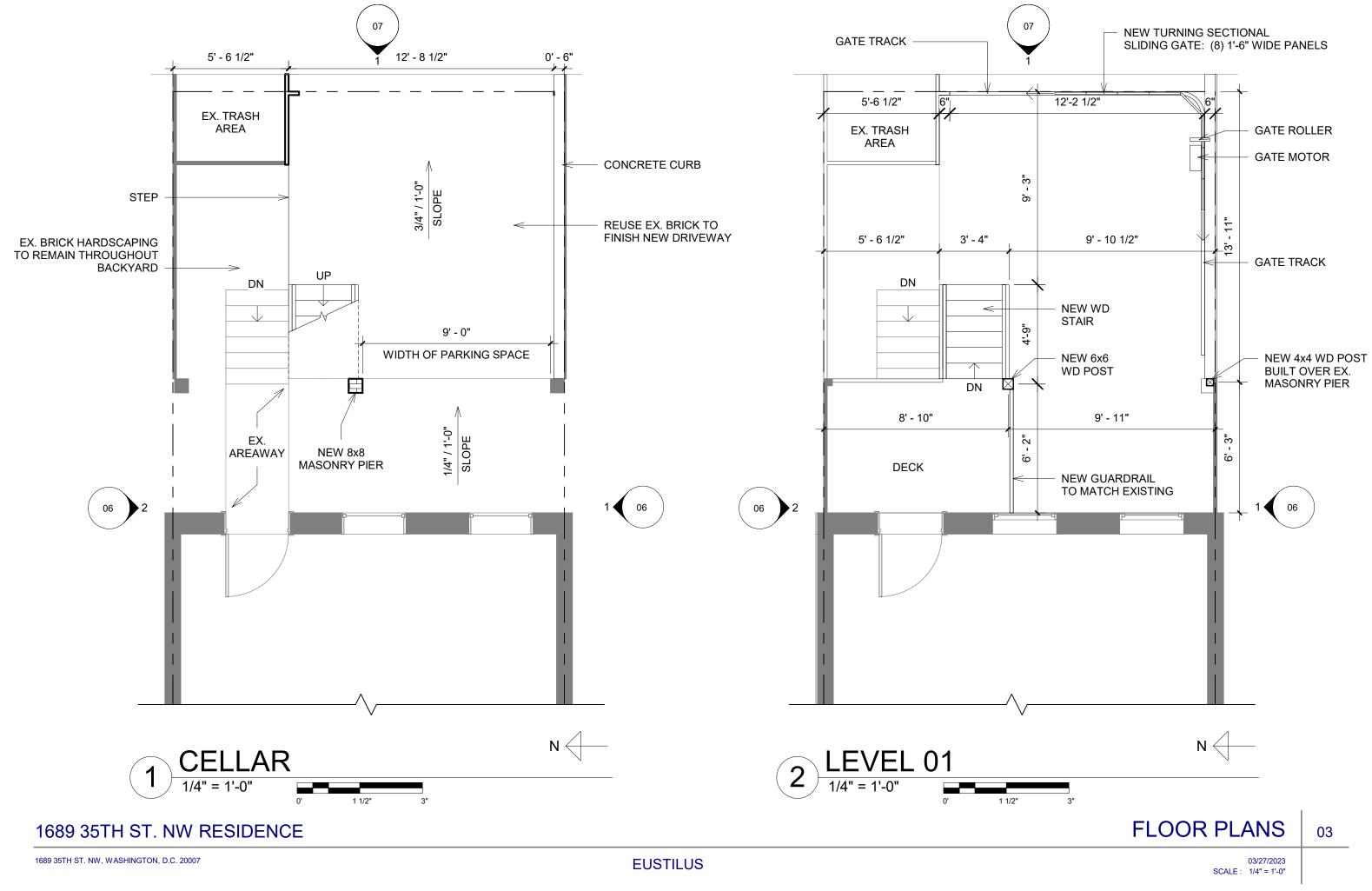
VIEW OF SUBJECT LOT AND NEIGHBORING YARDS FROM ALLEY.

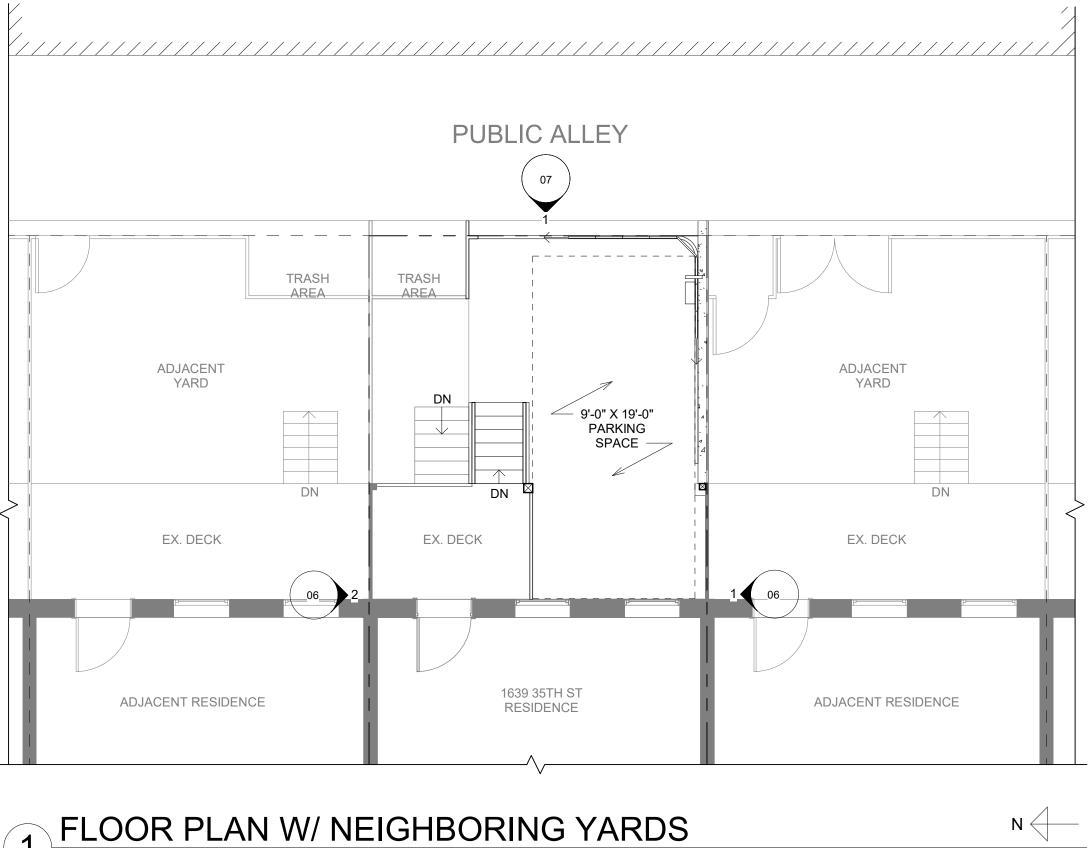


VIEW OF NEIGHBORING YARD AT FROM ALLEY



VIEW OF NEIGHBORING YARD FROM ALLEY





FLOOR PLAN W/ NEIGHBORING YARDS 1 0' 3" 1 1/2"

1689 35TH ST. NW RESIDENCE

FLOOR PLAN W/ CONTEXT

04

03/27/2023 SCALE : 3/16" = 1'-0"

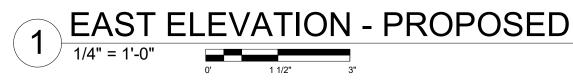
EAST ELEVATION - EXISTING 2 1/4" = 1'-0"

1 1/2"

3"

0'

1689 35TH ST. NW RESIDENCE



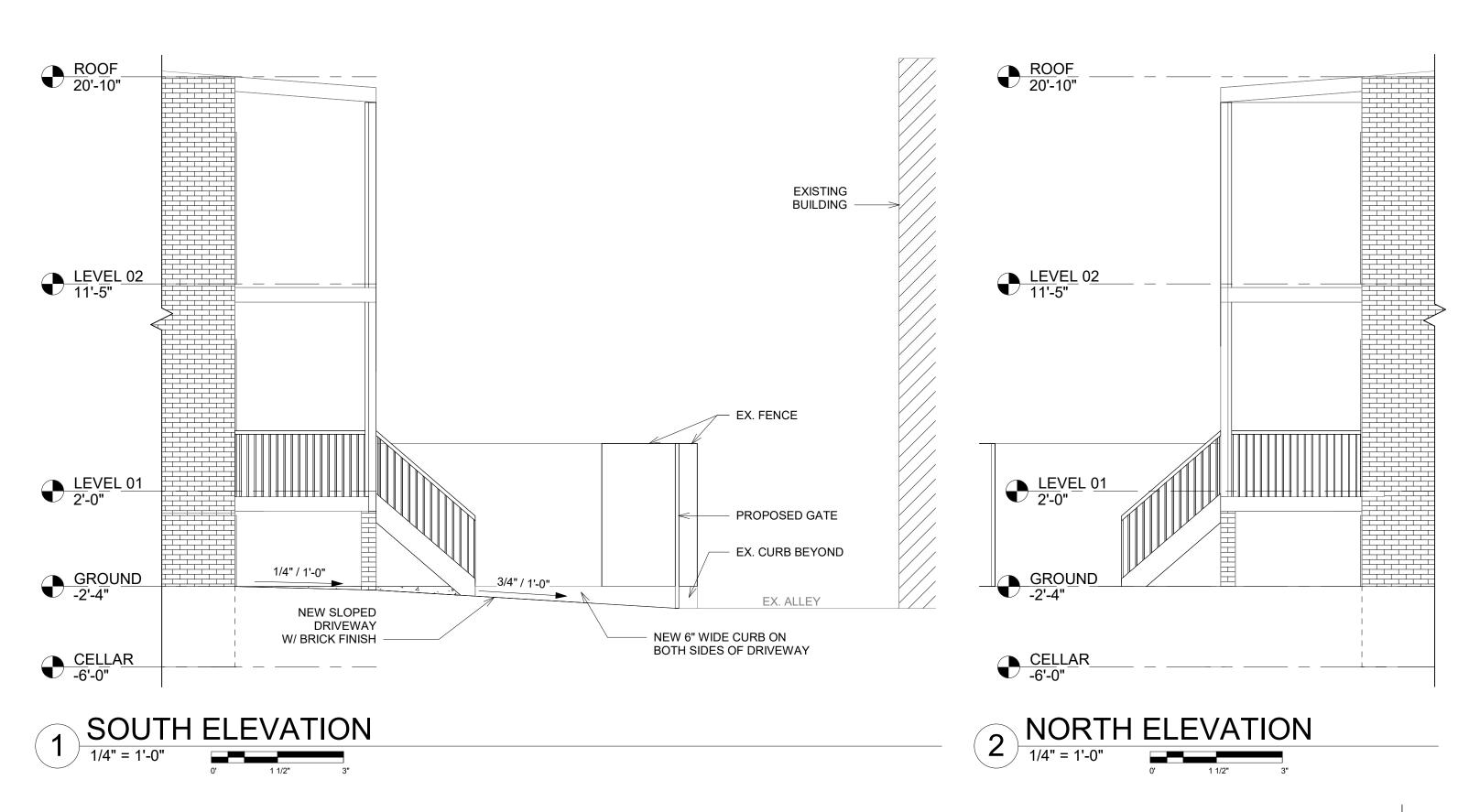


ROOF 20'-10" Ь E Н ľΩ Н Ε 5 þ b þ LEVEL 02 11'-5" Ь Ω" 5 LEVEL 01 2'-0" 4' - 4" <u>GROUND</u> -2'-4" CELLAR -6'-0"

BUILDING ELEVATIONS

05

03/27/2023 SCALE : 1/4" = 1'-0"



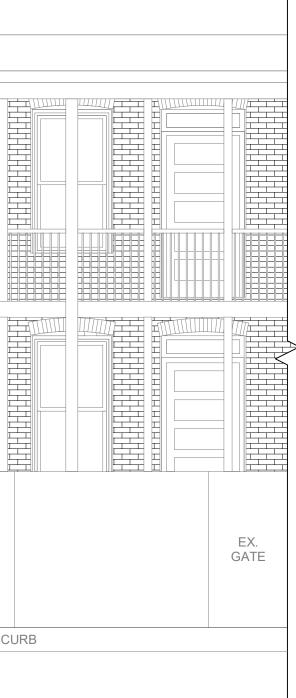
BUILDING ELEVATIONS

06

03/27/2023 SCALE : 1/4" = 1'-0"

| | | _ / | 1689 35TH ST NW | | | | |
|---------|----------------------------|-------------------------|-----------------|---------------------------------------|---------------------------------|---------------------------------|--|
| | | | | | | | |
| | | | | | | | |
| | | | | | | | |
| | | | | | | | |
| | EX. EX. to GATE GATE to | | | · · · · · · · · · · · · · · · · · · · | EX. TRASH STAGING AREA | EX. TRASH STAGING AREA | |
| EX. CUF | | 0' - 6" | 12' - 1 1/2" | | 6' - 0 1/2" | EX. C | |
| | - - F | - <i>* *</i> _ | | ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ ✓ | IDING GATE SH, SEE PAGE | PL | |

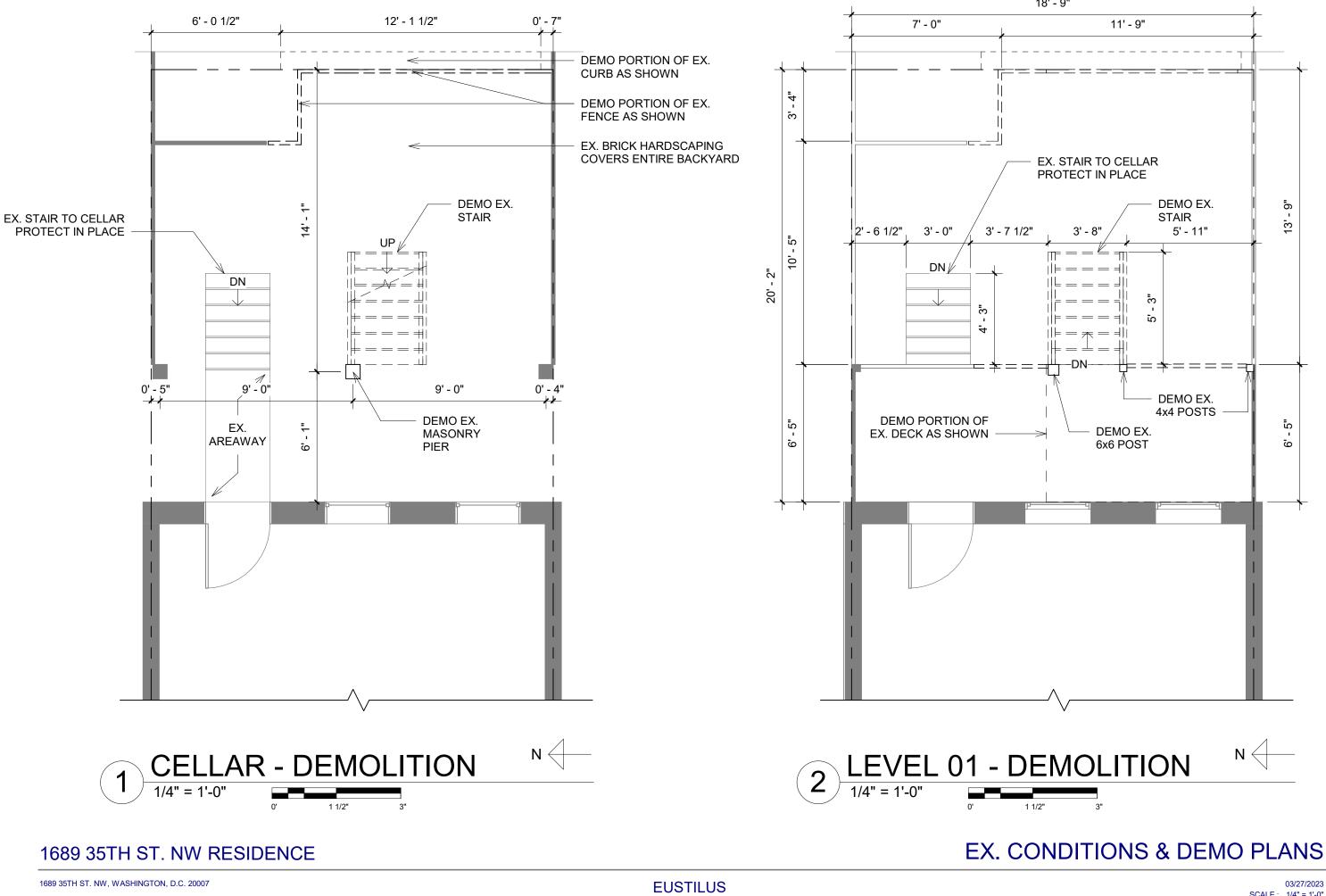
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BUILDING ELEVATION W/ CONTEXT

07

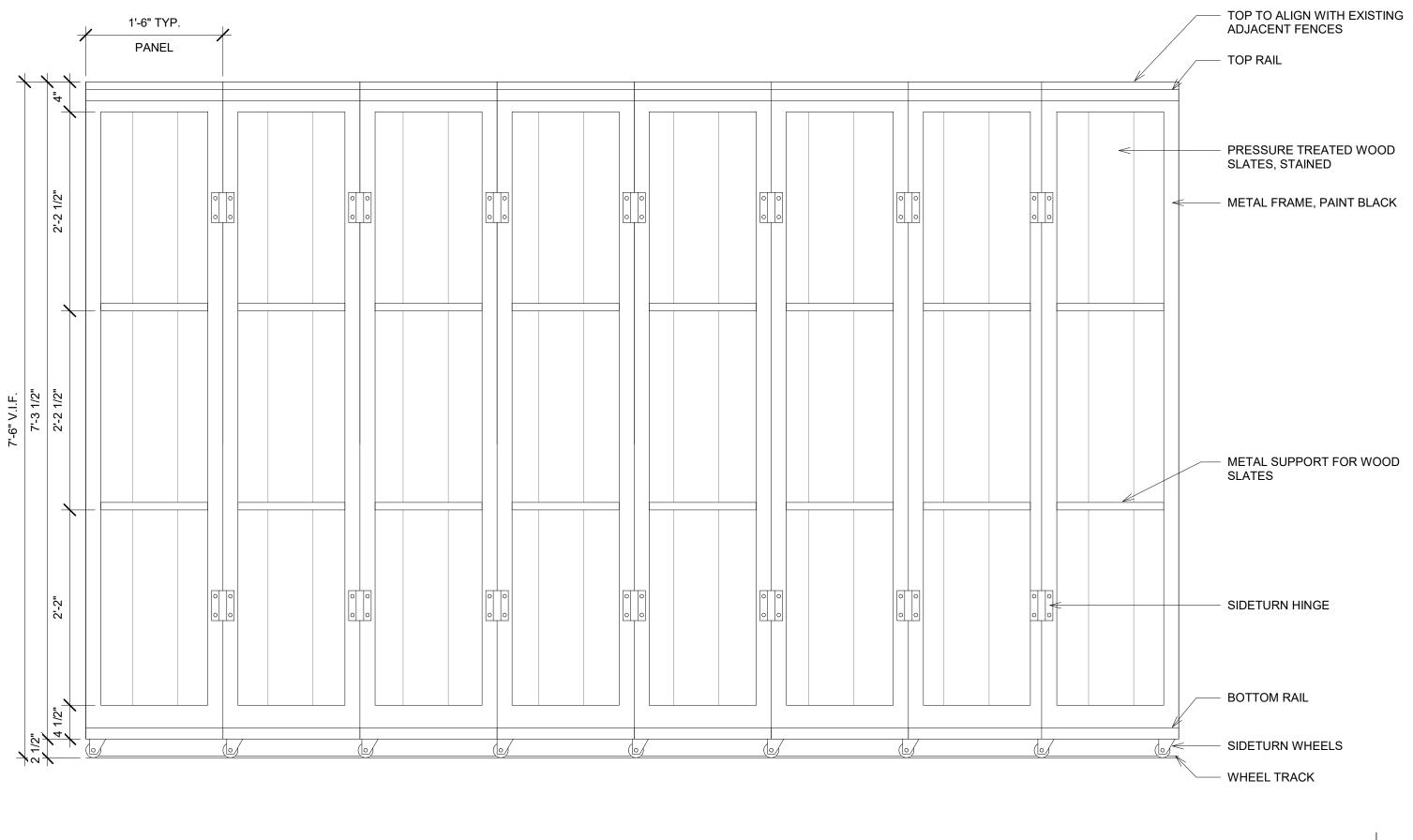
03/27/2023 SCALE : 1/4" = 1'-0"





80

SCALE : 1/4" = 1'-0"



GATE INTERIOR ELEVATION

09

03/27/2023 SCALE : 1" = 1'-0"



VIEW FROM ALLEY



VIEW FROM ALLEY

1689 35TH ST. NW RESIDENCE

EUSTILUS ARCHITECTURE

