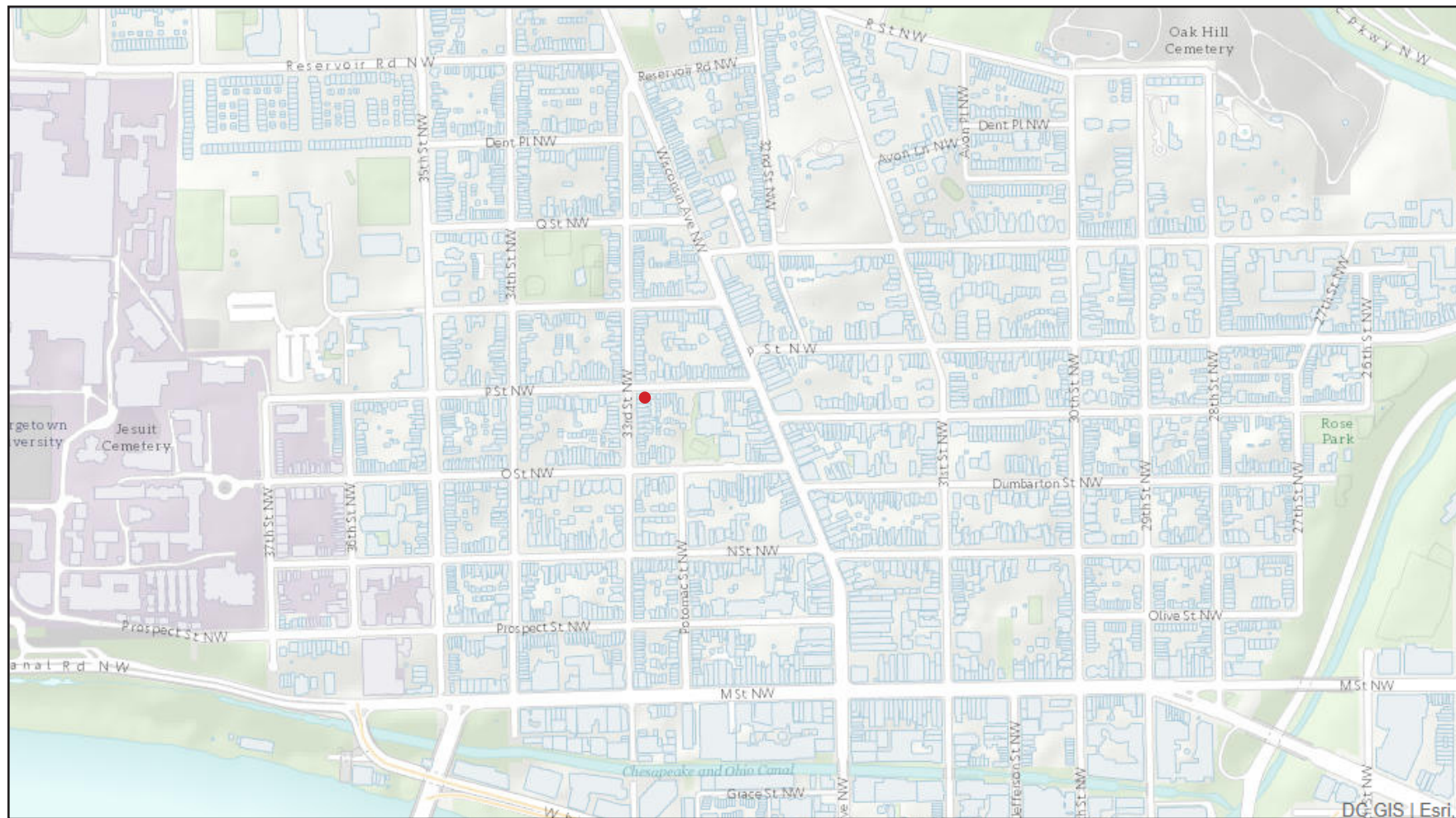


Matias Residence

1431 Thirty-Third Street, NW
Washington, DC 20007

OGB Concept Submission for Reconstruction of Roof Deck

OGB Meeting Date: March 2, 2023



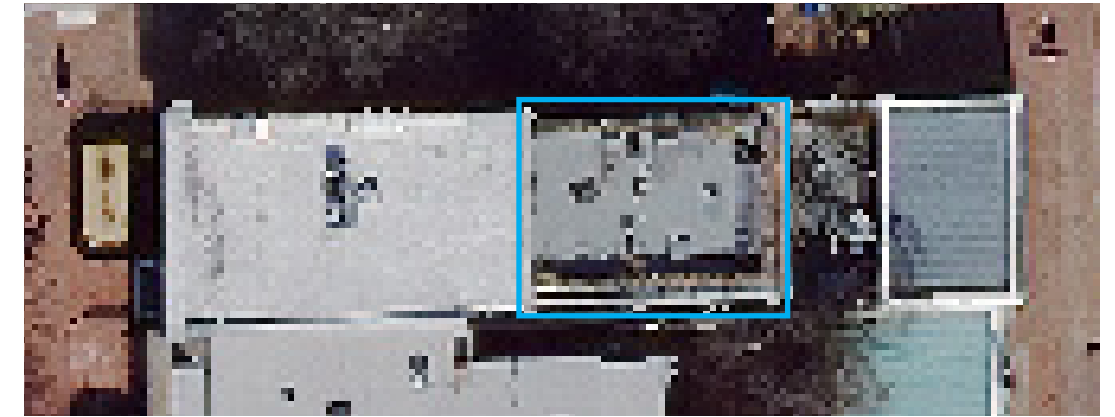
ARCHITECT

MacCullough Architects, P.C.
412 Taylor Street
Arlington, Virginia 22204

HISTORIC PRESERVATION CONSULTANTS

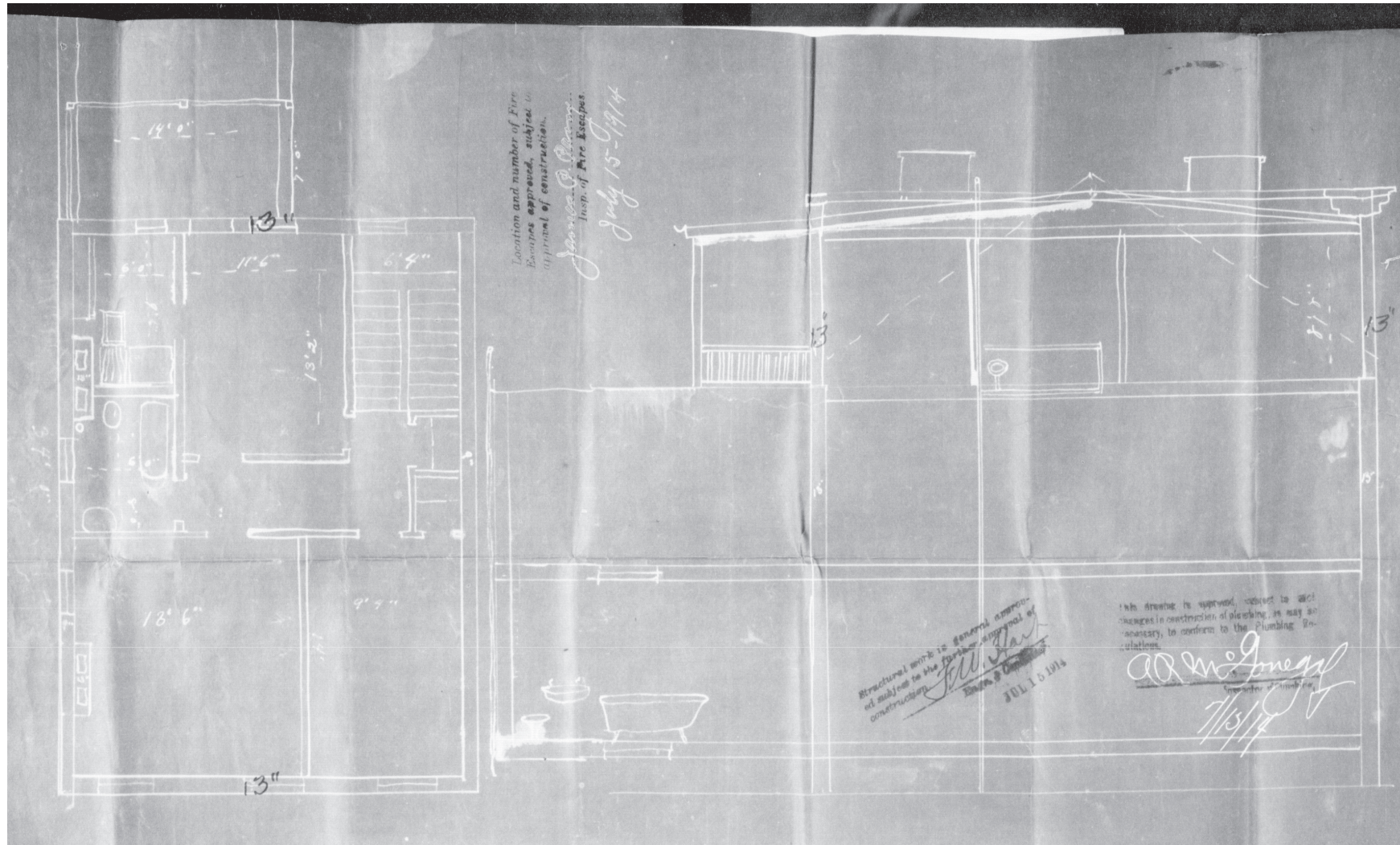
EHT Tracerics, Inc.
440 Massachusetts Avenue, NW
Washington, DC 20001

Existing Conditions - December 2022



Aerial photograph, current roof deck outlined in blue.

Historic Precedent for a Roof Deck at 1431 Thirty-Third Street, NW



Plans filed with DC Permit No. 248, issued July 15, 1914. Scope of work was to convert the two- and one-half-story dwelling to a three-story building. A roof deck was proposed off the rear of the new third story.

SHANNON & LUCHS
 Realtors—Established 1906

WELCOME TO 1431, 33rd. STREET, GEORGETOWN\$810,000

This house began its existence in approximately 1822 just as Napoleon Bonaparte was ending his days in Saint Helena. Now transformed into 4 units each with 2 bedrooms - even his Empress Josephine would have delighted in the beautiful patio or enjoyed the view from the roof deck. A super convenient location in D.C.

<u>FIRST FLOOR</u>	Entrance Hall & Apt.#1 With 2 Bedrooms 10'x12'&12'x13'plus 2 Full Baths.Sep.Din. Room 12'x12'.Elegant Living Room 15'x15'. Fireplace Not A Working One.Country Family Kitchen/Breakfast Area/Bar 20'x20'.Brick Patio 24'x24'& Garage With Space For 2 Cars. Good Closet Space.Washer & Dryer.CAC.
<u>SECOND FLOOR</u>	Apt.#2.Living/Dining Combo.Small Kit.With Gas Stove/Dishwasher/Frig./Disposal.2 Beds 1 Full Bath.1 A/C Unit. Apt.#3.Living/Dining Combo.Small Kit.With Gas Range/Dishwasher/Disposal/Frig.2 A/C Units 2 Bedrooms 2 Full Baths.
<u>THIRD FLOOR</u>	Apt.#4.Living/Dining Combo.New Kitchen.(4 yrs) Side By Side Refrigerator/Freezer.Gas Stove/ Dishwasher/Disposal.Fireplace In Bedroom. Florida Room. Roof Deck .2 Beds.1 Full Bath. 1 A/C Unit & 1 A/c/Heating Unit.
<u>BASEMENT</u>	Unfinished.Storage.Furnace & Hot Water Heater.
<u>LEGAL</u>	Taxes \$4217. Lot 174. Square 1244. Lot Size 2440. ***** Heating/Water Included In Rent (Radiators) ***** Gas/Electricity Metered Separately. ***** All Room Sizes Approx. ***** Stained Glass Window In Apt.#1, Gas Barbecue Grill On Roof Deck, Microwave Do Not Convey.

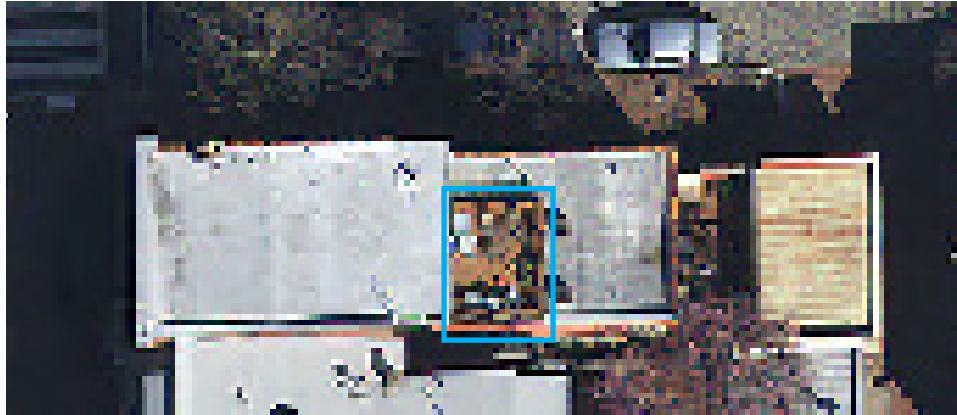
INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED

Call Listing Agent For Further Information A. JULIE BURFIELD
 Tel. 951-7169

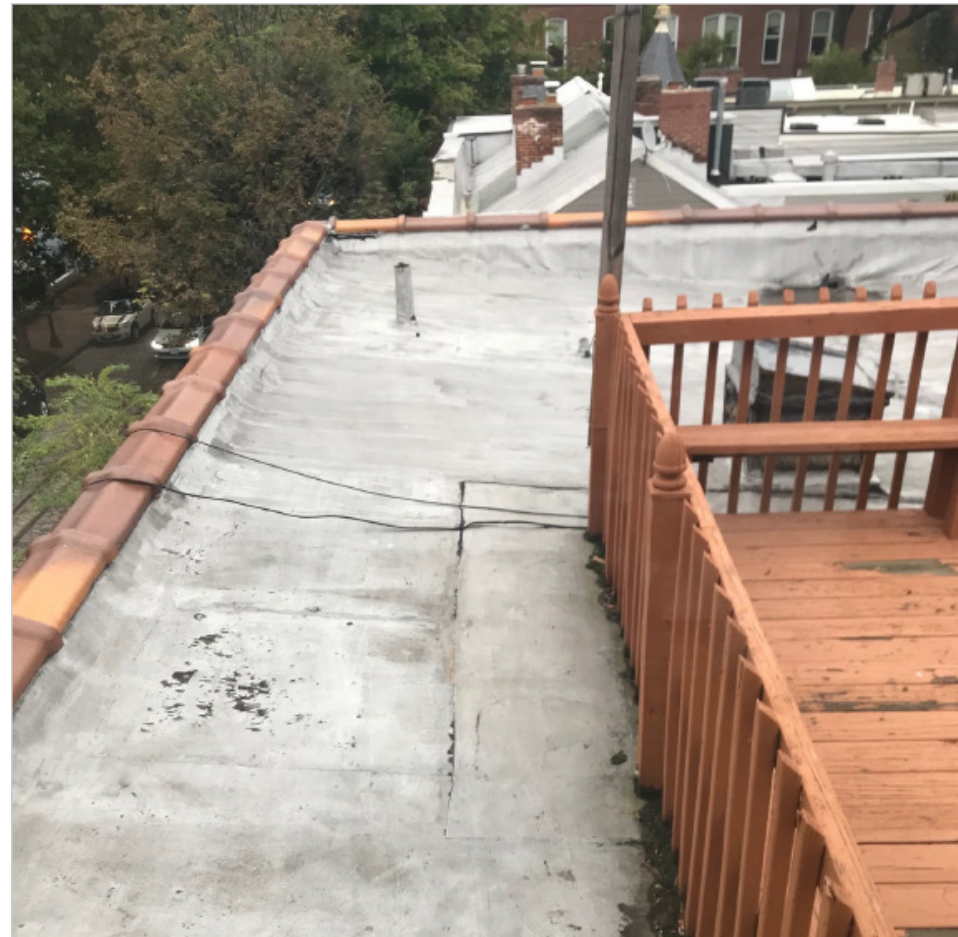
8003 WOODMONT AVENUE, BETHESDA, MARYLAND 20814 / (301) 986-9292
 OFFICES THROUGHOUT THE METROPOLITAN AREA

Advertisement for 1431 Thirty-Third Street, NW, n.d., (Peabody Room)

Existing Conditions - 2018,
Dale Overmeyer



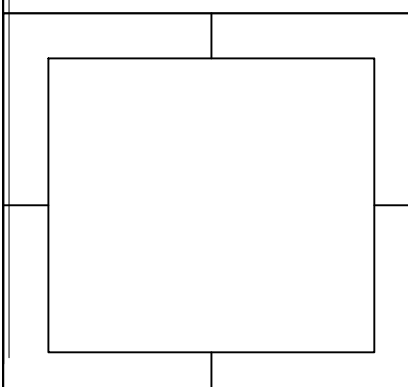
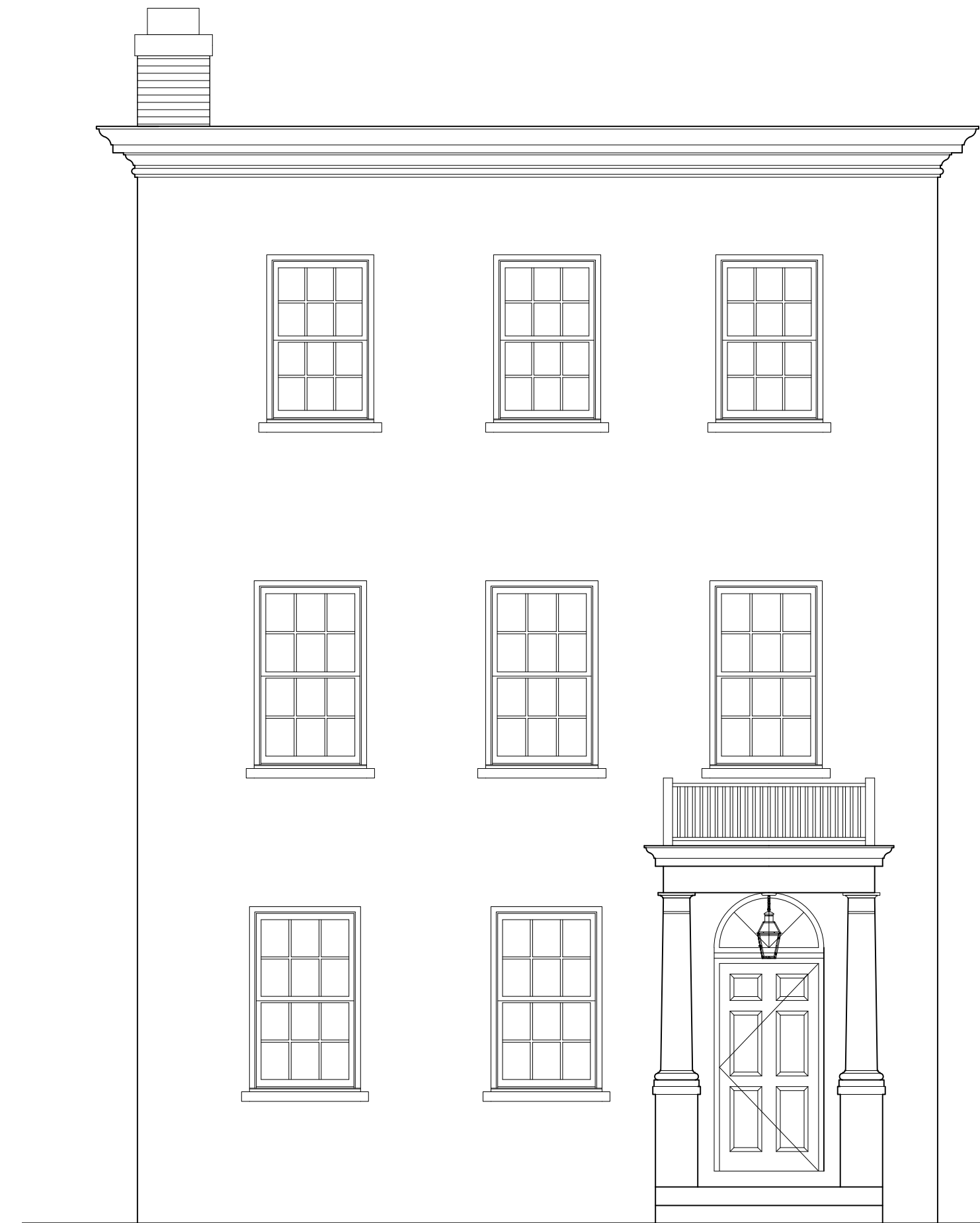
Aerial photograph, previous configuration of roof deck outlined in blue.



Matias Renovation

1431 33rd Street, NW
Washington, D.C. 20007

OGB Concept Submission



Professional Certification
I certify that these documents were prepared or approved by me, and that I am a duly licensed architect under the laws of the District of Columbia, license number 4400

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412 S. Taylor St., Arlington, VA 22204
703-685-0081
Glenn@maccullougharchitects.com

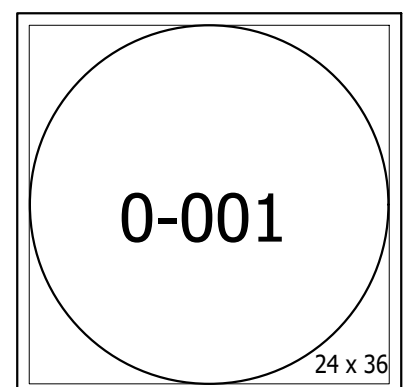
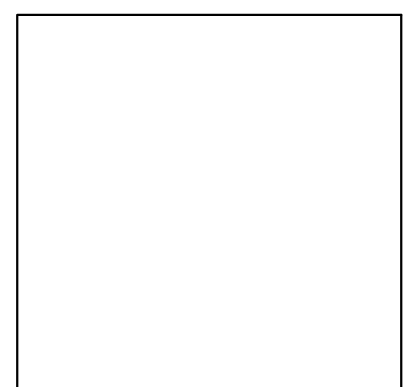
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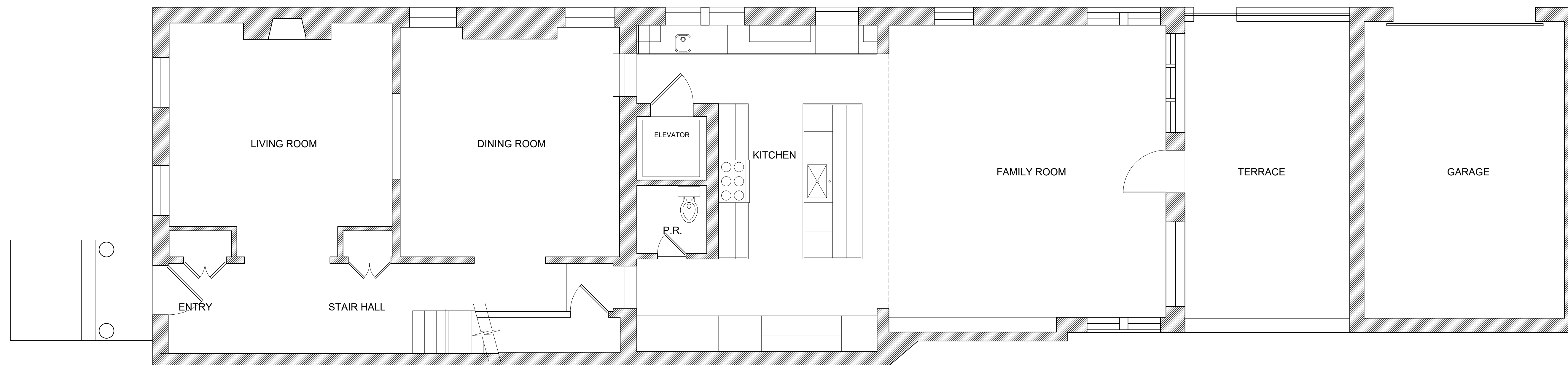
Date: 02.16.2023
REVISIONS

Cover Sheet

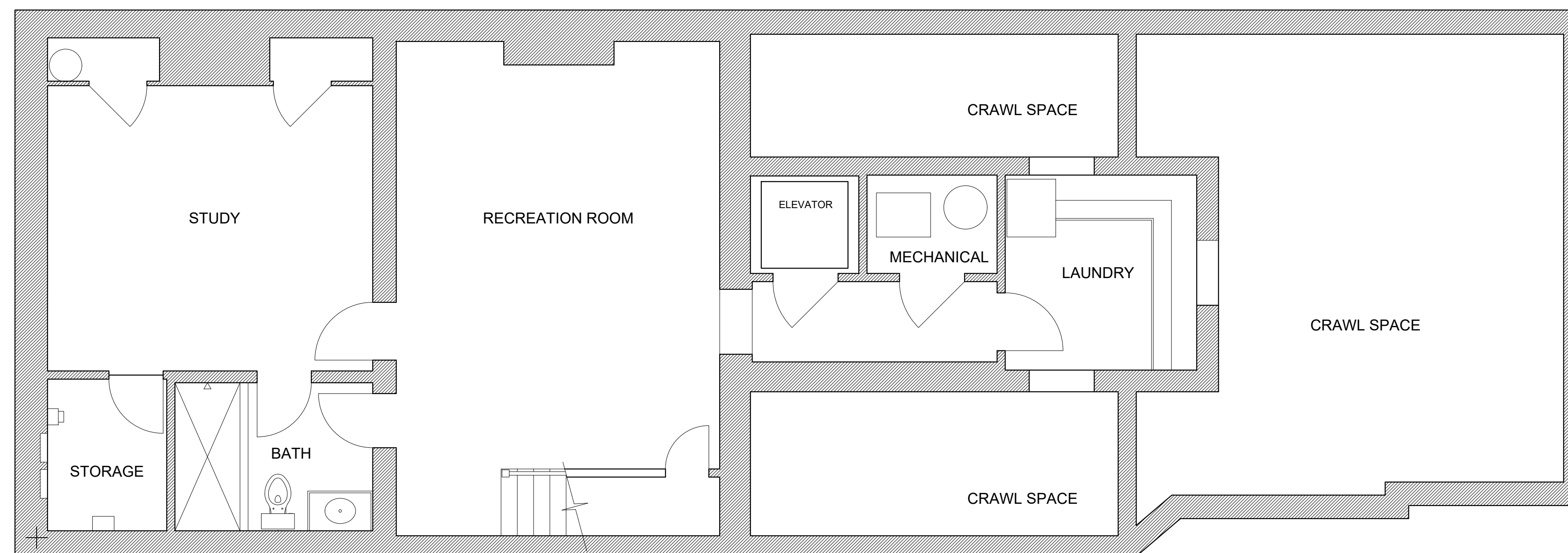
OGB Concept Submission

Matias Residence
1431 33rd Street, NW DC 20007

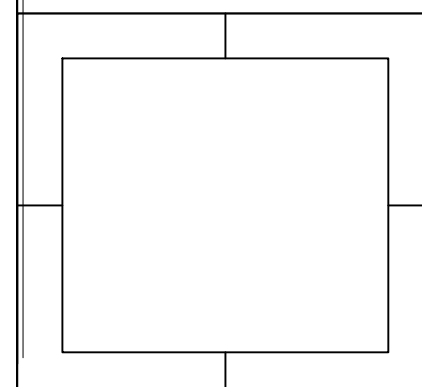




1 First Floor Plan
 EC-001 Scale: 1/4"=1'-0"



2 Basement Plan
 EC-001 Scale: 1/4"=1'-0"



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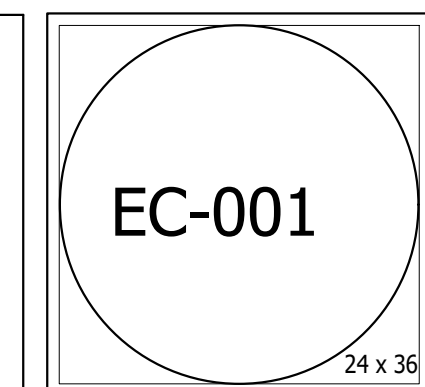
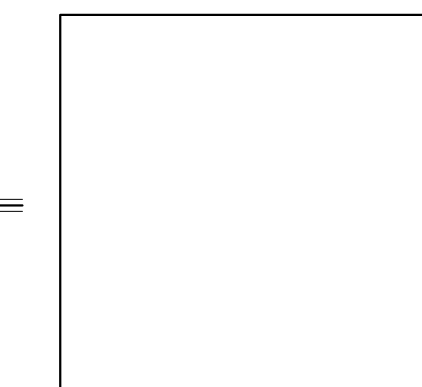
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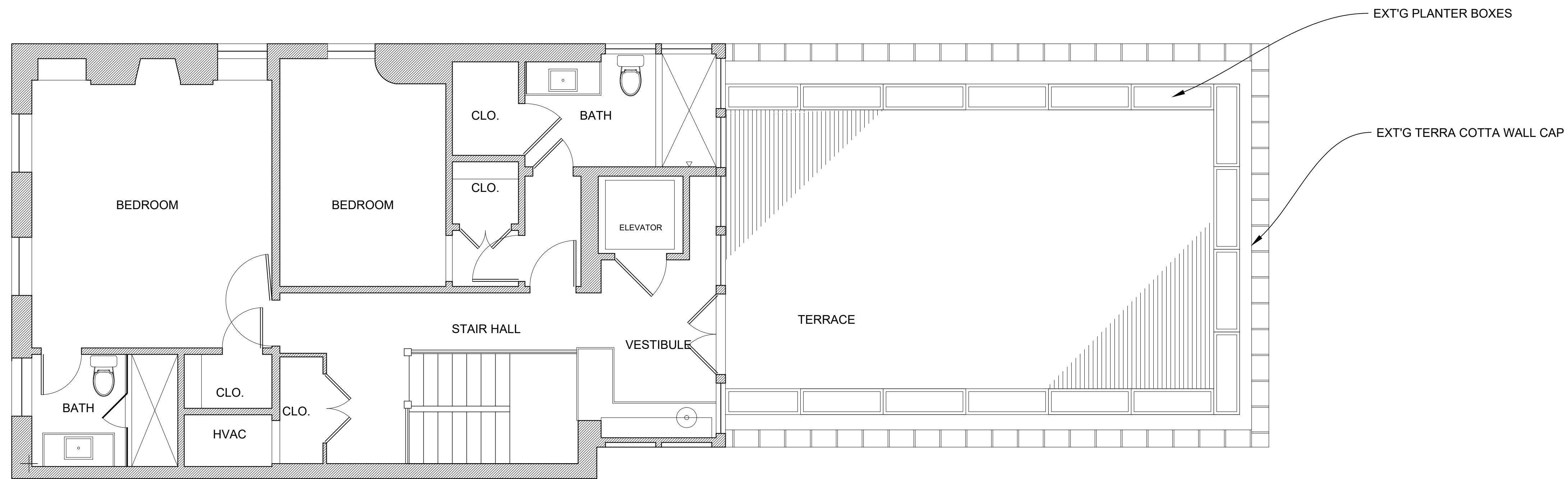
Date: 02.16.2023
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Existing Conditions

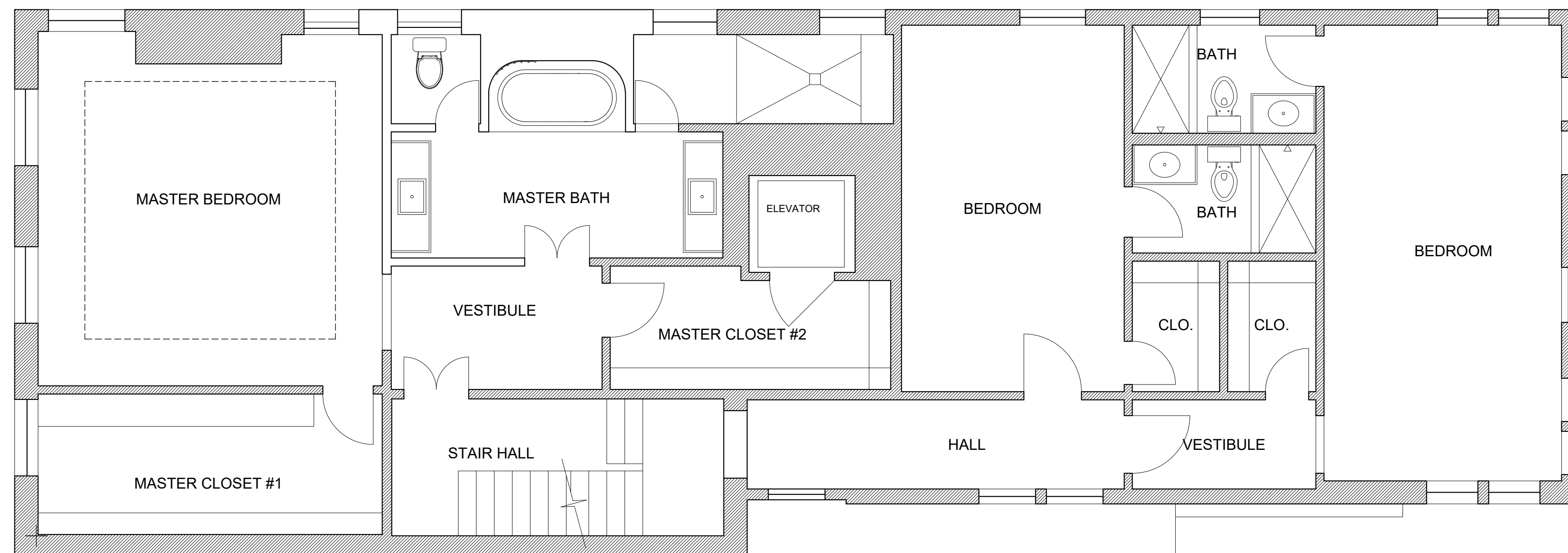
OGB Concept Submission

Matias Residence
 1431 33rd Street, NW DC 20007





1 Third Floor Plan
 EC-002 Scale: 1/4"=1'-0"



2 Second Floor Plan
 EC-002 Scale: 1/4"=1'-0"

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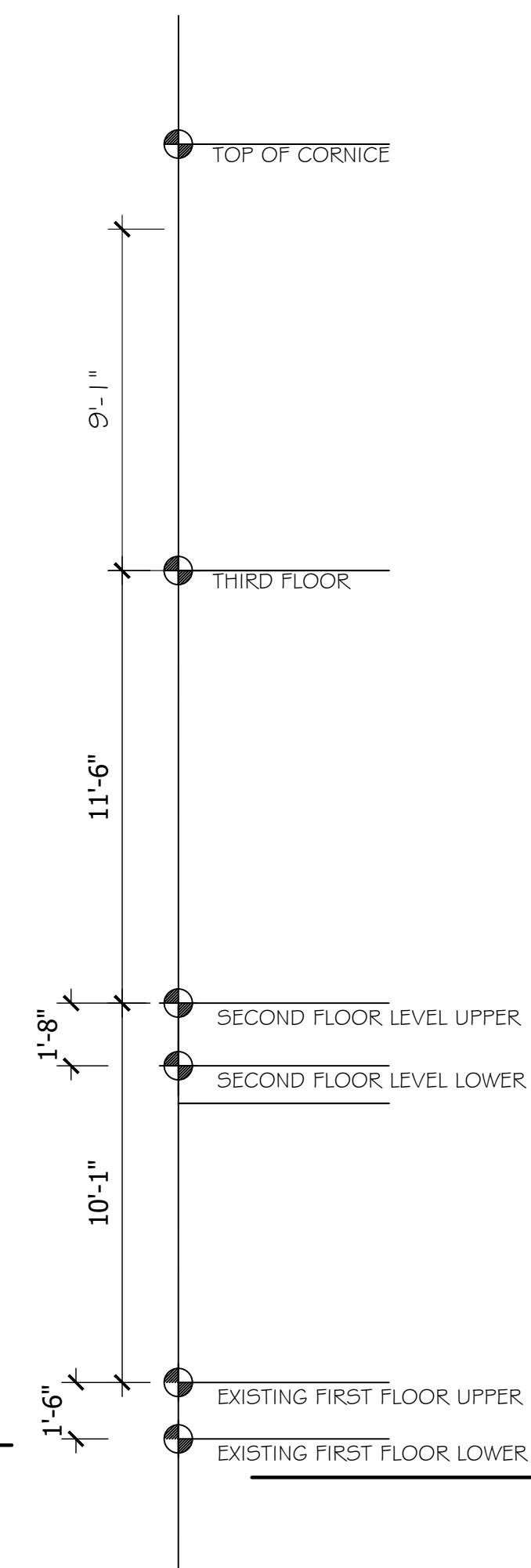
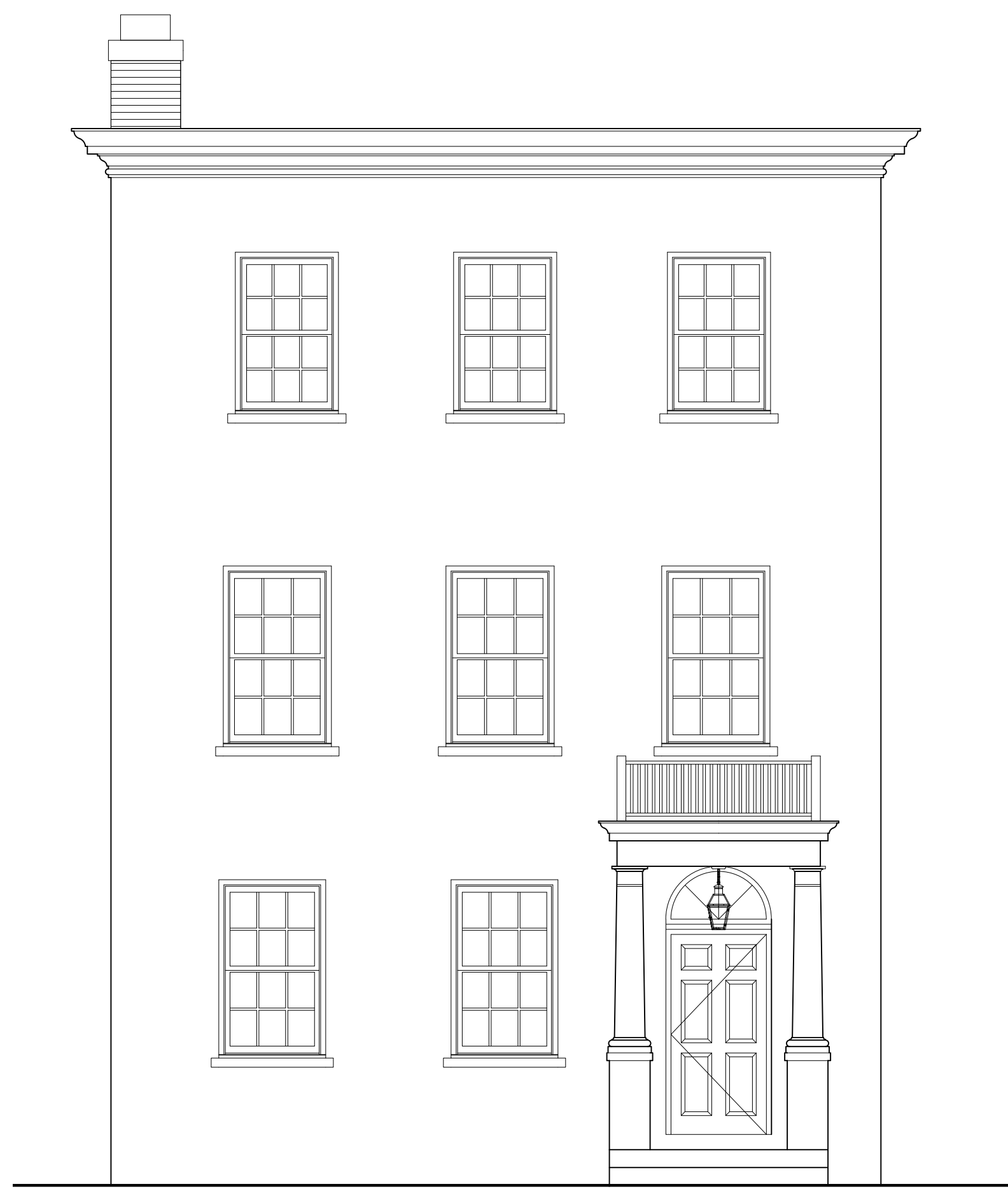
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Existing Conditions

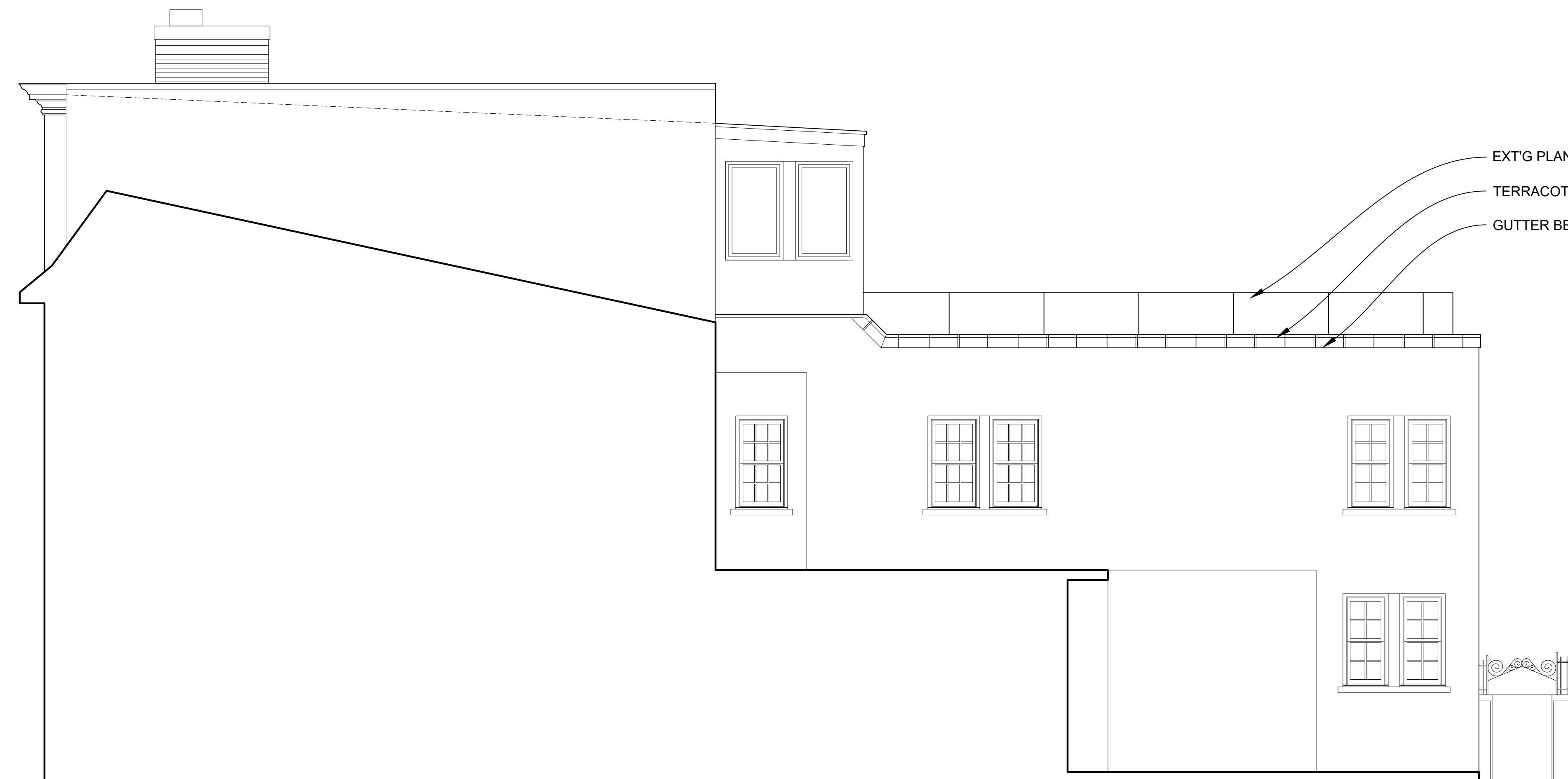
OGB Concept Submission

Matias Residence
 1431 33rd Street, NW DC 20007

EC-002



1 West Elevation
EC-003 Scale: 1/4"=1'-0"



2 South Elevation
EC-003 Scale: 1/4"=1'-0"

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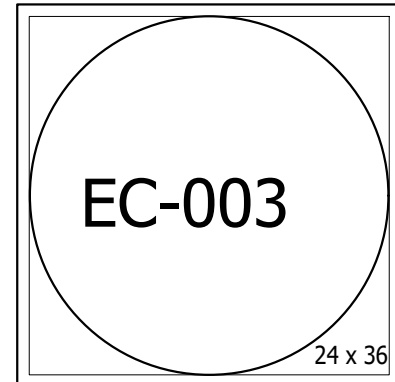
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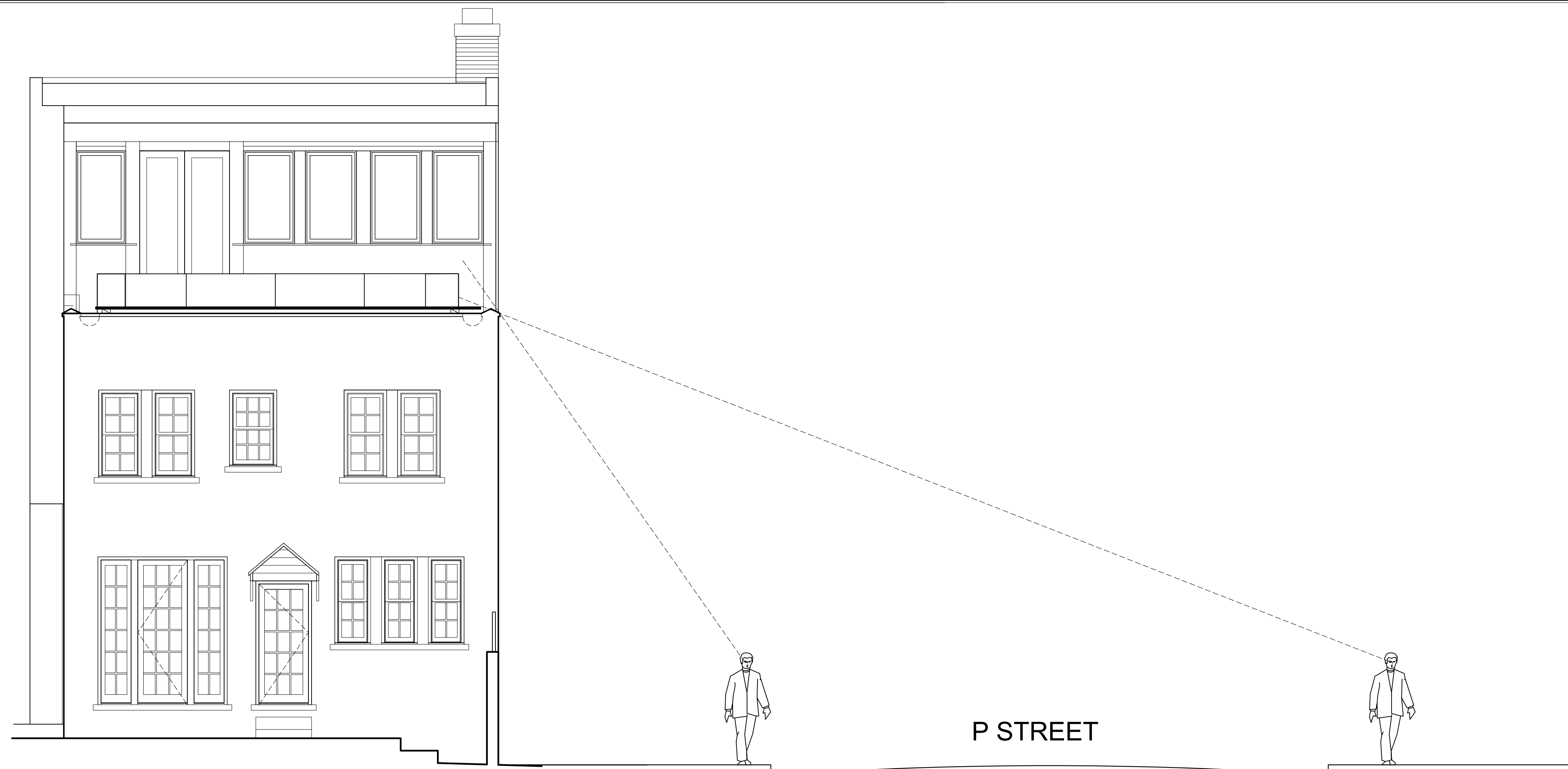
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Existing Conditions

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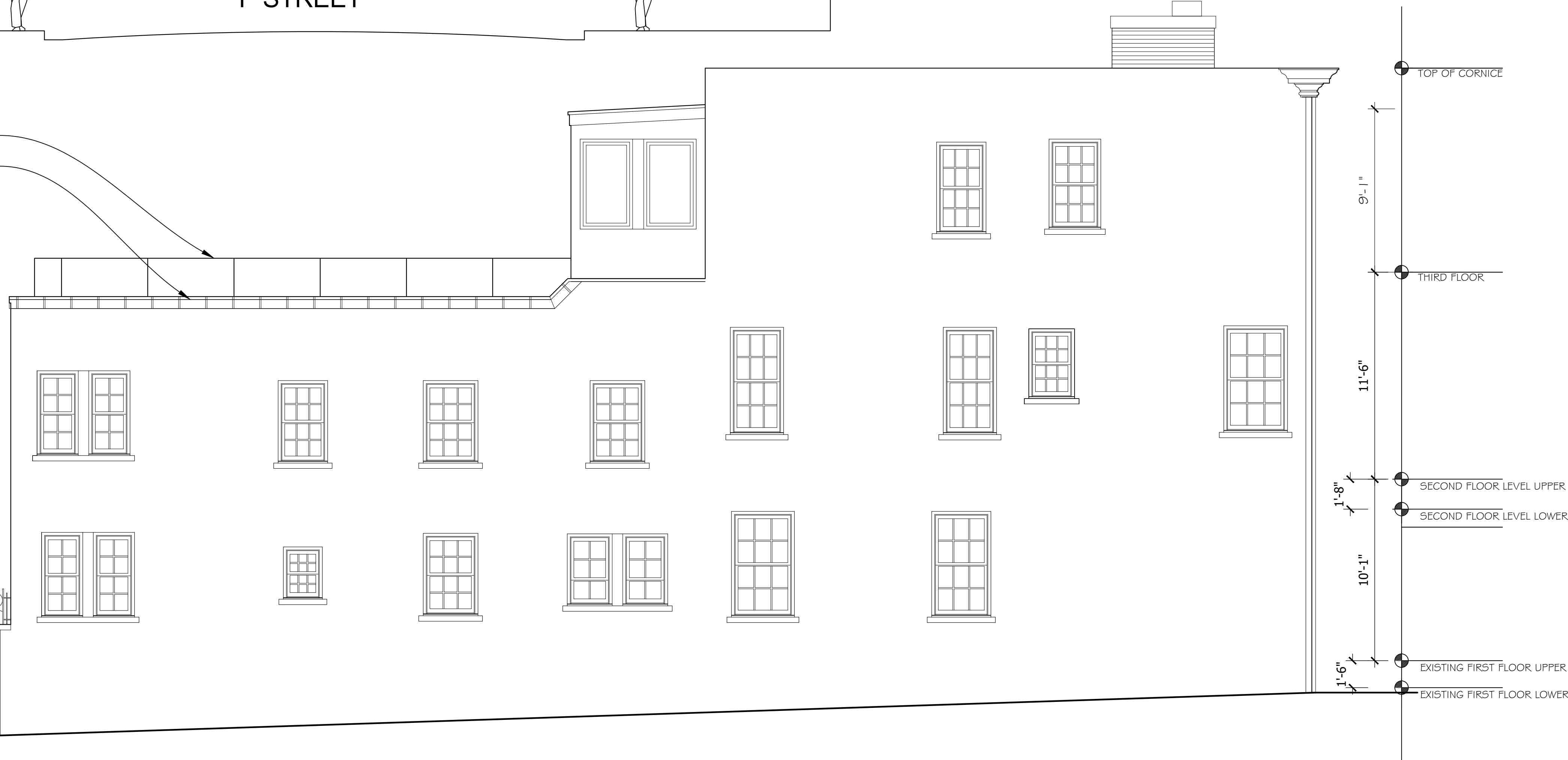
Matias Residence
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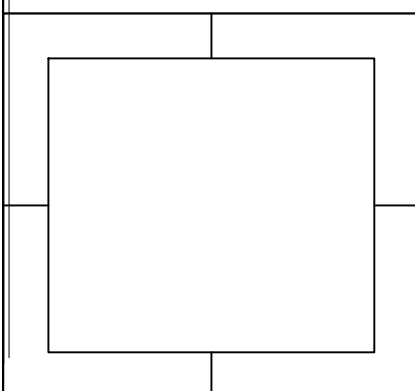


1 East Elevation/Street Section
 EC-004 Scale: 1/4"=1'-0"

PLANTERS, TYP
 LEVEL OF TERRACE & TERRACOTTA CAP



2 North Elevation
 EC-004 Scale: 1/4"=1'-0"



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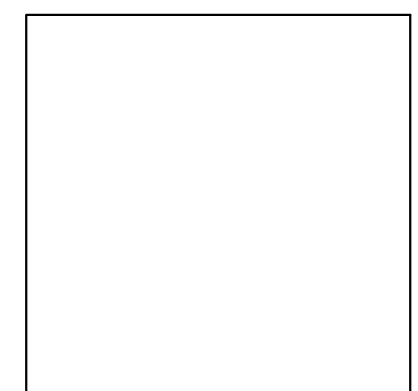
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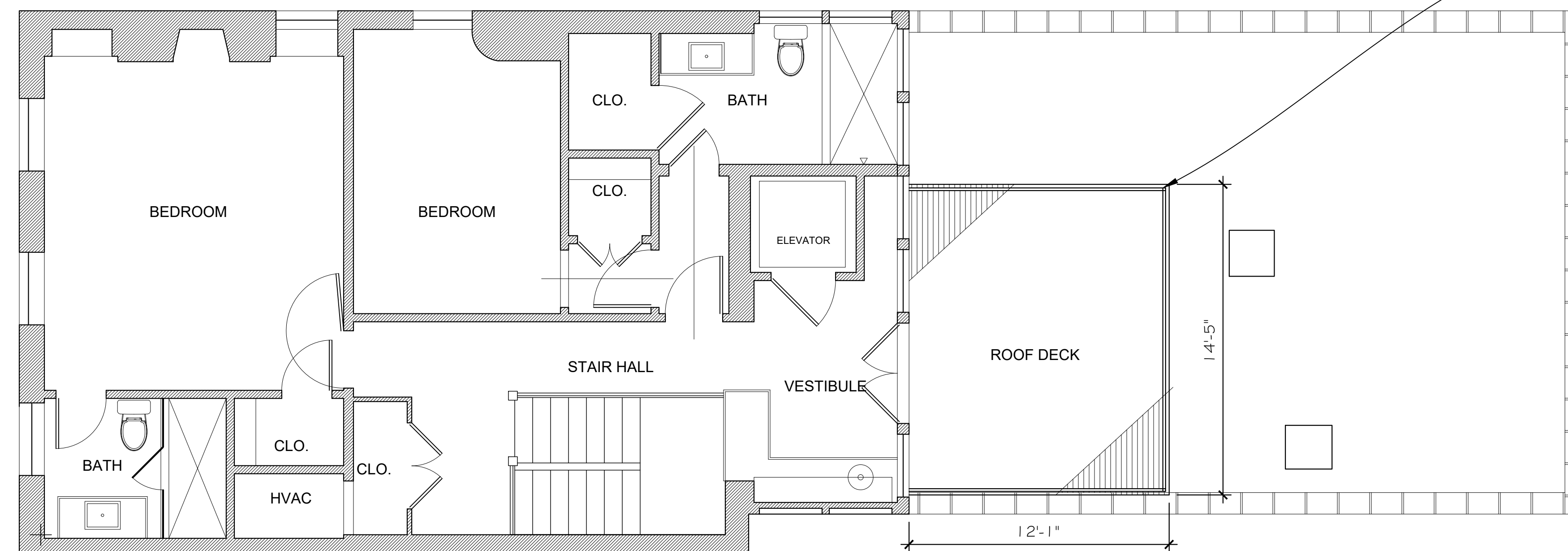
Existing Elevations

OGB Concept Submission

Matias Residence
 1431 33rd Street, NW DC 20007



EC-004
 24 x 36



LOCATION OF POST SHOWN IN FLAG TEST

1 PROPOSED THIRD FLOOR PLAN
A-001 Scale: 1/4"=1'-0"

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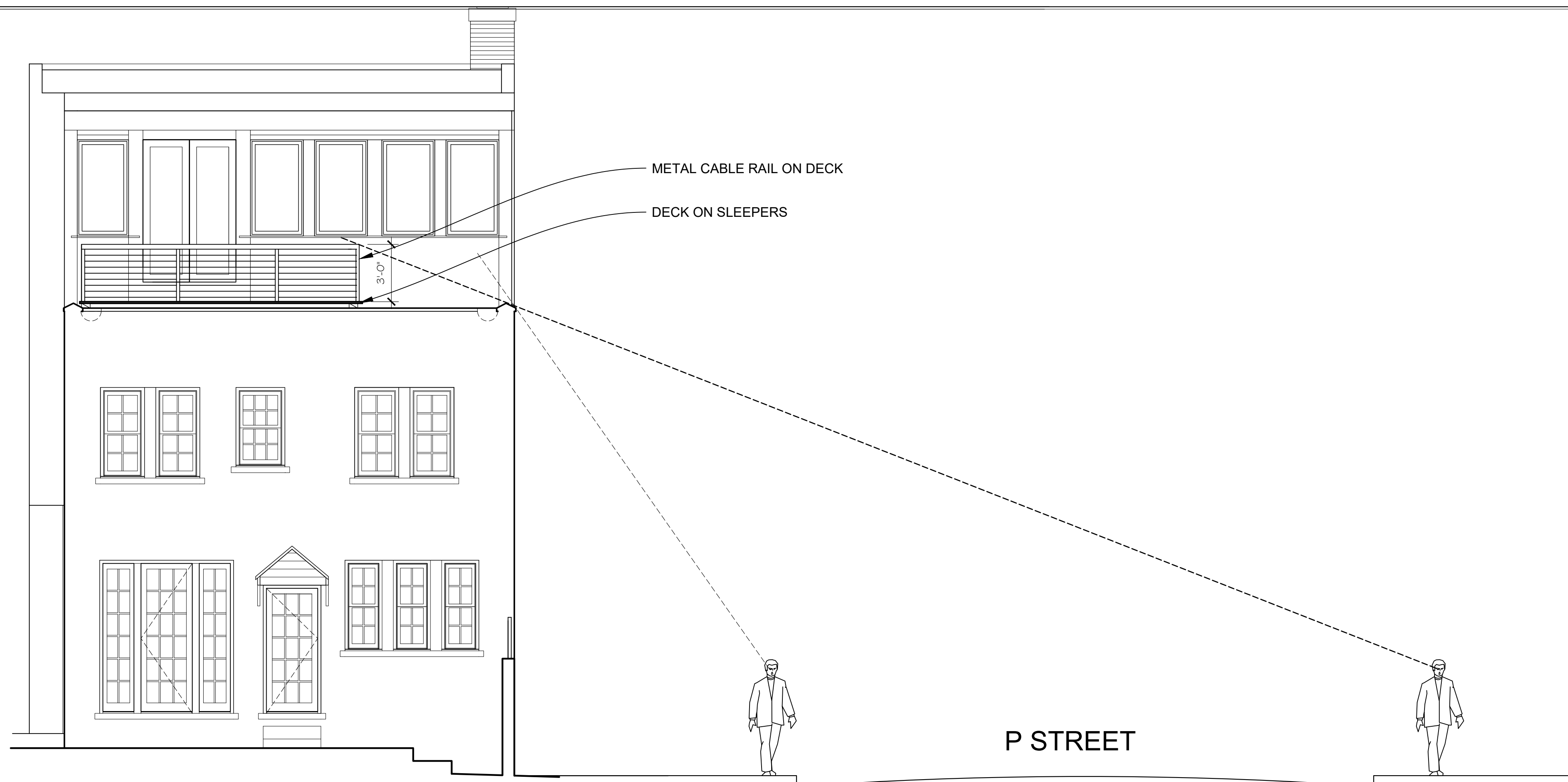
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Proposed Third Floor Plan

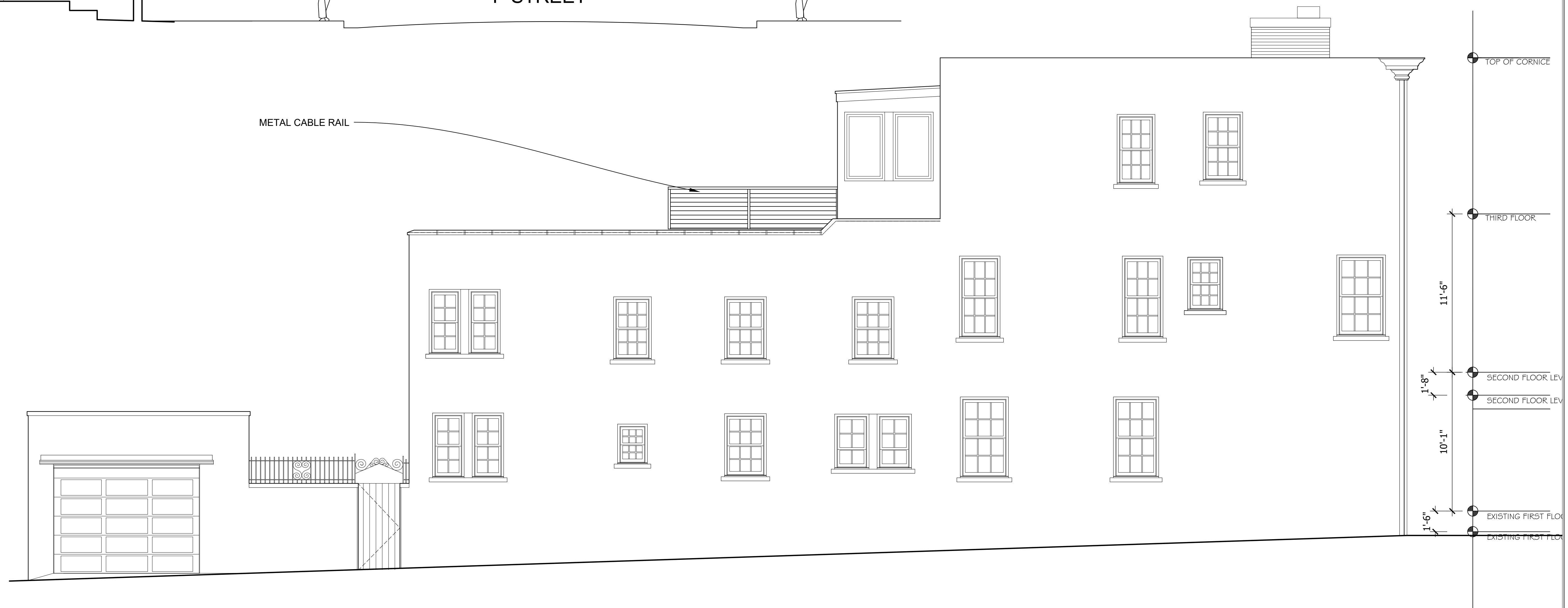
OGB Concept Submission

Matias Residence
1431 33rd Street, NW DC 20007

A-001



1 East Elevation
A-002 Scale: 1/4"=1'-0"



2 P Street Elevation
A-002 Scale: 1/4"=1'-0"

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Proposed Elevations

Matias Residence
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OGB Concept Submission

A-002

Roof Deck Railing Precedent Images



Flag Test - Conducted February 3, 2023

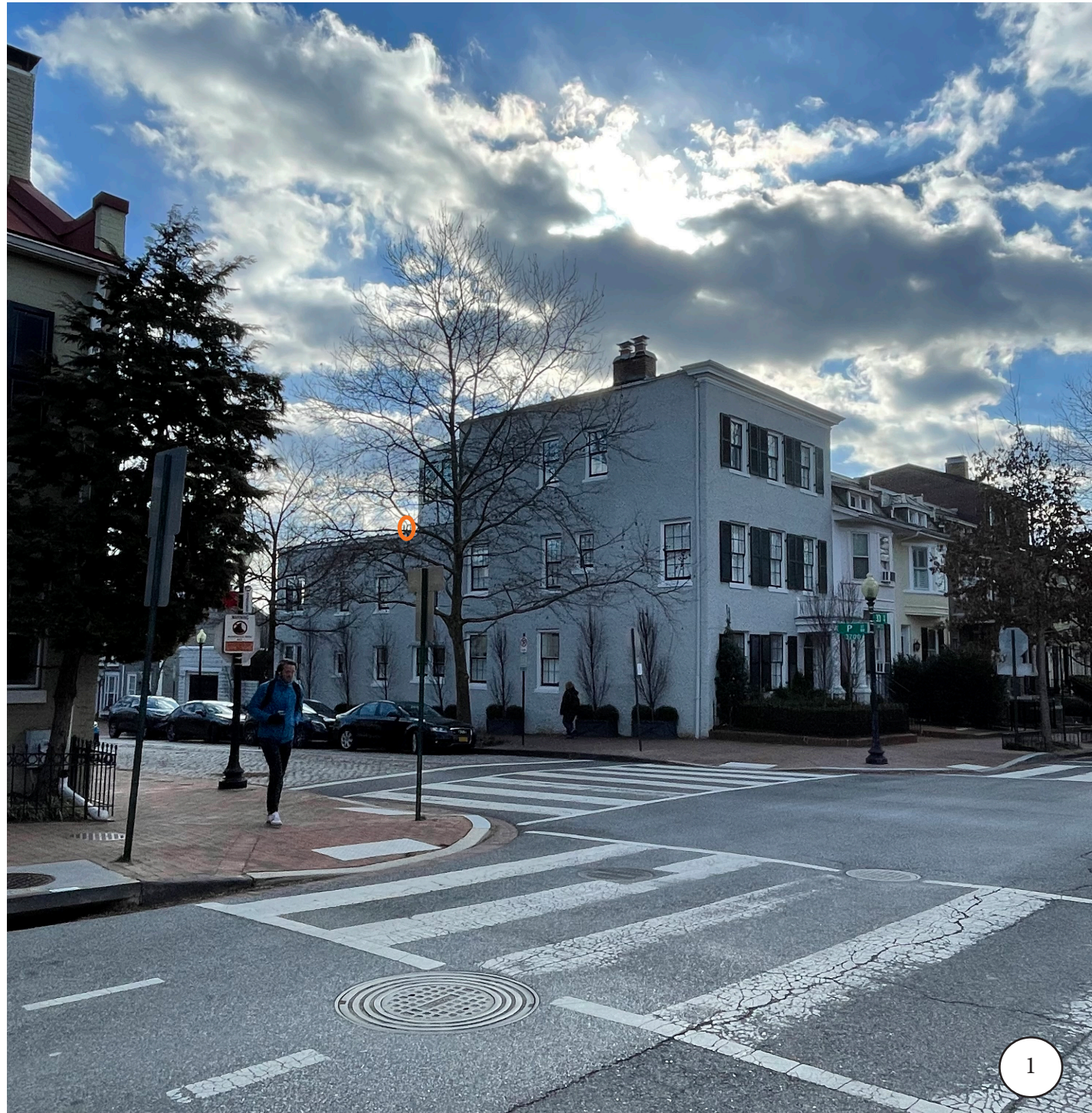


Flag Test Visibility Study - Photo Key

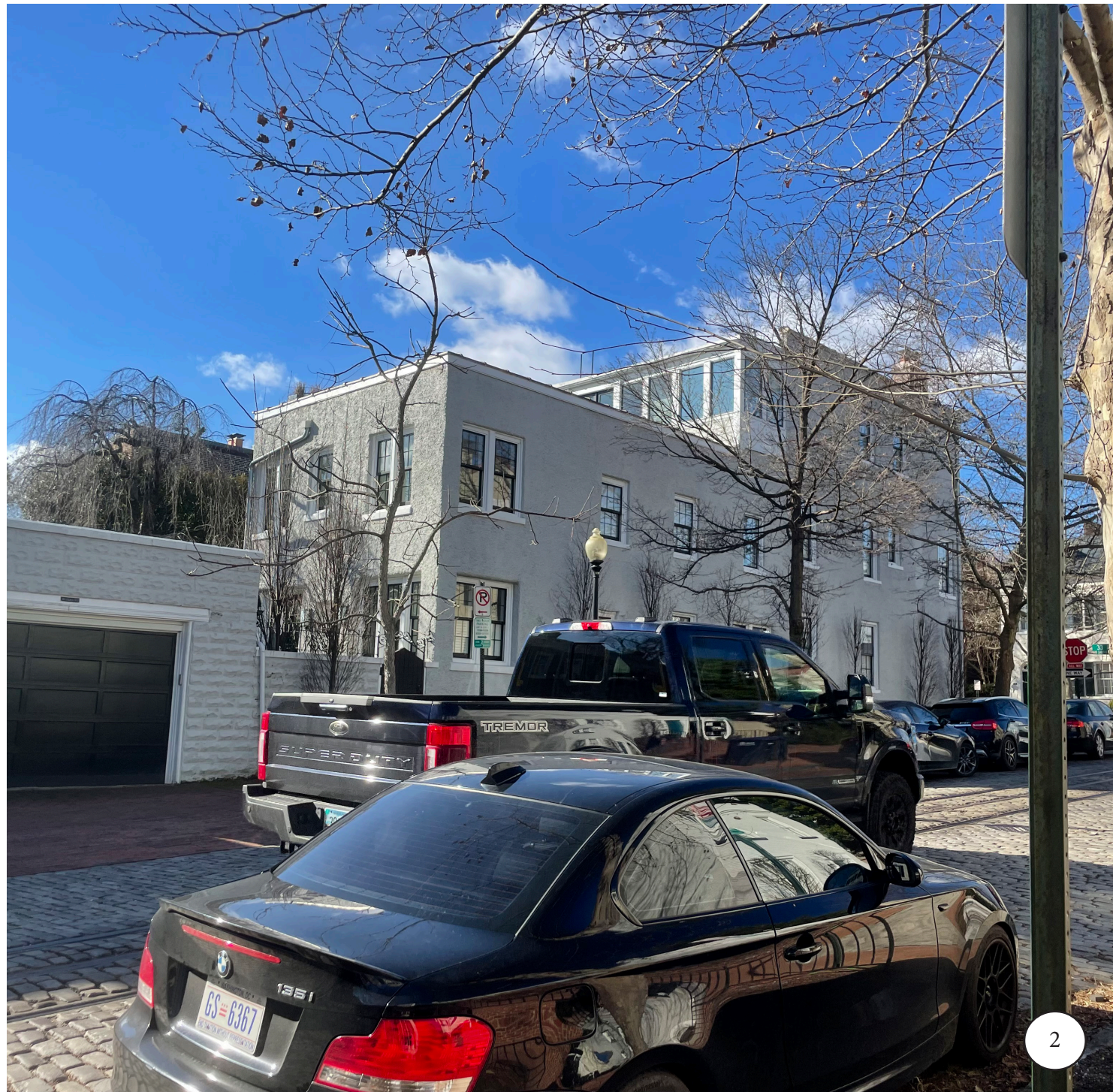
1433 Thirty-Third Street outlined in blue. All photos for the flag test visibility study were taken by EHT Traceries on February 3, 2023.



*Where visible, posts are circled in orange.



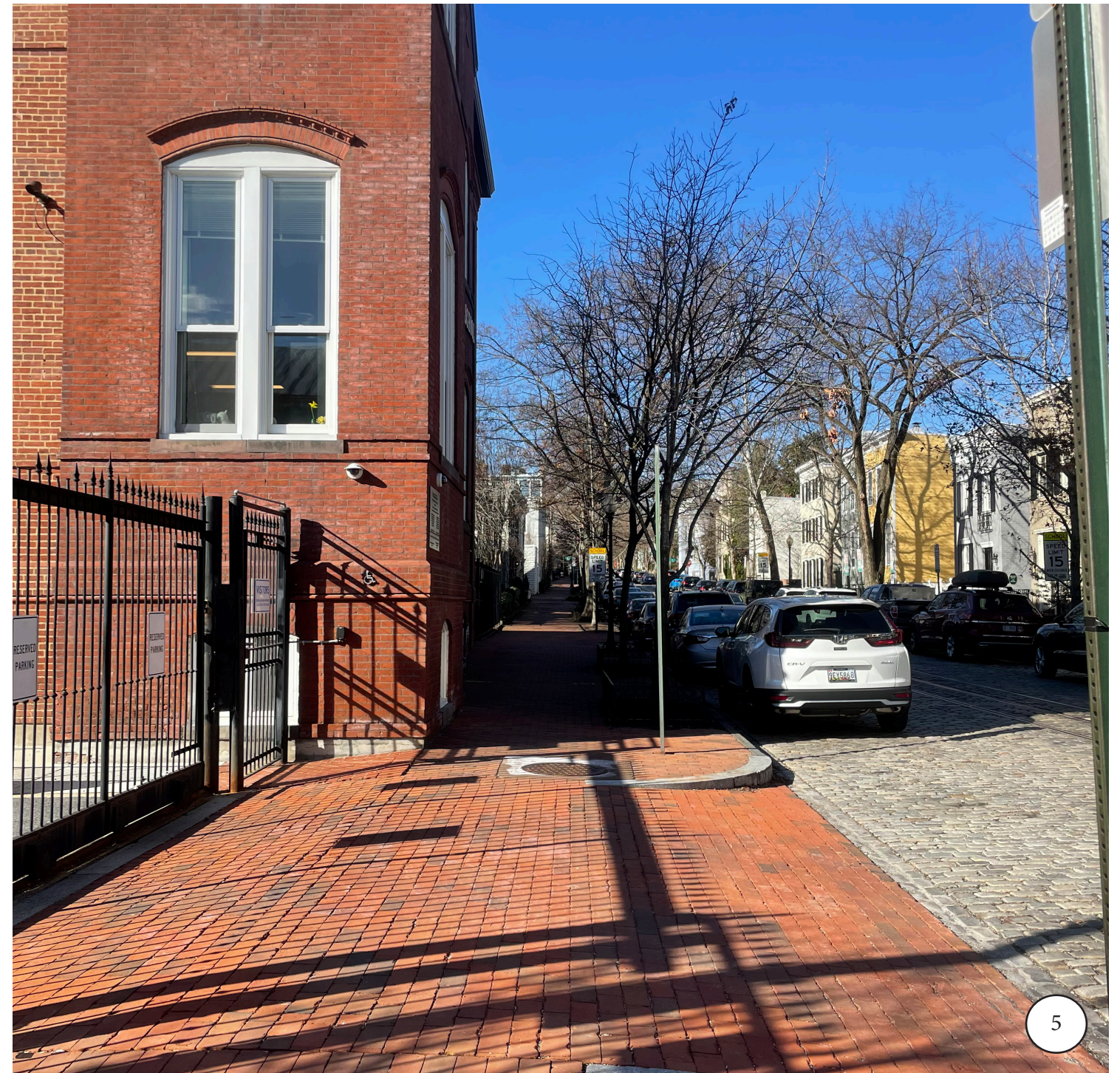
*Where visible, posts are circled in orange.



*Where visible, posts are circled in orange.



*Where visible, posts are circled in orange.



*Where visible, posts are outlined in orange.



6



6

*Where visible, posts are circled in orange.



*Where visible, posts are circled in orange.



*Where visible, posts are circled in orange.



*Where visible, posts are circled in orange.

