DEVELOPMENT SPECIAL USE PERMIT WITH PRELIMINARY SITE PLAN

## RAMSEY HOMES REDEVELOPMENT 699 N PATRICK STREET




CONSTRUCTION NOTES





















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## CITY STANDARD NOTES









## SITE SECTIONS



STORMWATER MANAGEMENT NARRATVE









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SANITARY SEWER OUTFALL NARRATIVE



## GEOTECHNICAL REPORT NOTE



## GREEN BUILDING NARRATIVE



MARINE CLAY SOILS MAP SCALE：${ }^{1=1=1,000^{\circ}}$


KEY To Srymols

## 

DEEARMENT OF PLANNMG \＆ZONMG



















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Root PRUNING DETALL (TYPICAL)
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NOE:
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L Landscape Plan Preparation
    A. Recommended seasons are agneral guide based on hisorical llimaicictatand ypical perfommace of plantings, nnd
    M
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    .. Trees a. Do
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    -4,
    Deciduuu and Evereren Plans,
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    4. Spring Flowering Bubse
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``` ember 15.
Seasonal Ammuls
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Turf Grass

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\section*{\(\underset{\substack{\text { Standards and Requirement } \\ \text { rive }}}{\text { St }}\)}
- All protection and peseeration measures for exising vegegtaion, ineludin







6. Maincenance for this proiect shal bb performed in perpe













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Tree flanting in ro.w. AdJacent To pavemen

1. Standards and Requirement
and Preservation detall sec



MINMUM DIMENSION: \(11 \times 8\) INCHES ( \(\mathrm{w} \times \mathrm{H}\) )
background color: Red or yellow
on made of weatherrroof materal
\begin{tabular}{|c|c|c|}
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GaRaGE FLOOR


RAMSEY HOMES HC-VAN TURNING RADIUS EXHIBIT AI.I




NORTH ELEVATION


SOUTH ELEVATION


RAMSEY HOMES


PROPOSED SITE SILHOUETTES A4
ALEXANDRIA, VA Architecture+Planning
DEVELOPMENT SPECIAL USE PERMIT 8605 Westwood Center Dr
WITH PRELIMINARY SITE PLAN \(\quad\) Vienna, VA 22182 703.992.6116 ktgy.com



SECTION A-A
SECTION B-B


SECTION A-A (CONTINUED)


SCALE: \(1 / 8^{\prime \prime}=1\) '
RAMSEY HOMES
ARHA WHIL PHILERLPS

I. WYTHE LOOKING WEST

3. PENDELTON LOOKING WEST

2. WTtHE LOOKING EAST

4. Pendleton Looking east


RAMSEY HOMES

ATTORNEYS AT LAW, Est. 1978

BUILDING MASSING STUDY A6


TYPCCAL FLOOR (2ND/3RD)


= excluded areas

FIRST FLOOR
\begin{tabular}{|c|c|c|c|c|c|}
\hline Suliding Code Amaysis & & & Suuthesidentia Eululing & North esisiential Eululing & \\
\hline & 2012 VUSBC (Virginia Uniform Stat
2012 International Building Code & Sticter &  & 边 &  \\
\hline & 20212 Iteremational Mectanicical code & & & & \\
\hline &  & Building Height Allowed per Table 503 &  &  & Unimited \\
\hline & 2012 International Energy Conservation Code FPPA 72/10 (Fire Alarn Code) &  &  &  & \\
\hline \multirow[t]{3}{*}{codes} & & egnforided &  &  & 1 Level Eleww Grade \\
\hline & 2012 neterational wulide & & & & \\
\hline &  & Area Calculation Building Area Allowed per Table 503 Area Increase Due to Frontage & vosf pers story & \({ }^{12,0 \text { S } 5 \text { per Sto }}\) & Unlimited \\
\hline  & &  & & & \\
\hline & S2Pearking Garage, Storge (low Hazara) &  &  &  & \\
\hline Tyes 501 &  & &  &  & \\
\hline  & & & & & \\
\hline Length of Exit Access Travel (1016.2) Dead-End Corridor (1018.4 & 1/4 (Min) Diagonal Distance
250' for R2; 400' for S2
50 (Max) for R2• \(2.5 x\) Width of Corridor & \(A a=A t+[(A t \times\) If \()]+[(\) At x Is \()]\)
\(A a=12,000+[(12,000 \times .71)+(12,000 \times 0.00)]\) & & & \\
\hline Corridor Wath & &  & & & \\
\hline \begin{tabular}{l}
Common Path of Travel (1014.3) \\
xit Stair Width
\end{tabular} & 125' for R2, 100' for S2 44" (Min & \({ }^{20,520 ~[20,520 \times 3) / 3}\) &  & \({ }^{20,52525.5 \text { Fer S Sory }}\) & 20,78 s ¢ ¢ < Unil \\
\hline
\end{tabular}


RAMSEY HOMES
\begin{tabular}{ll|l|ll} 
WALTER L. & L & L & Land, Carroll \& Blair \({ }_{\text {pc }}\) \\
\hline ARHA \\
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\end{tabular}
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