

Not for Construction

Design Development

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- dd2 of 12 Lot Coverage Dia.
- dd3 of 12 Lower Level Plan
- dd4 of 12 First Floor Plan
- dd5 of 12 Second Floor Plan
- dd6 of 12 Roof Plan
- dd7 of 12 Building Section A-A
- dd8 of 12 Building Section B-B
- dd9 of 12 Front Elevation
- dd10 of 12 Right Elevation
- dd11 of 12 Rear Elevation
- dd12 of 12 Left Elevation

ZONING PARAMETERS:

ZONING: R-60, INFILL DEVELOPMENT

LOT RECORDED 1939

SETBACKS:

FRONT YARD: 25' OR EBL, 30' PROPOSED

SIDE YARDS: 8' MIN., 30% OF 66'-4" (AVG, WIDTH) = 20' MIN COMBINED 20'-2" PROPOSED.

REAR YARD: 80' MAX FROM FRONT EBL

LOT COVERAGE:

ALLOWED: 25.92% of 10,081 SF = 2,612 SF  
PROPOSED: 2,299 SF

VILLAGE OF MARTIN'S ADDITION ZONING:

BUILDING HEIGHT: 33' TO RIDGE, 28' TO MIDPOINT  
WALL PLAN HEIGHT: 32' MAX.

WALL PLANE LENGTH: 40' FRONT, 44' SIDE  
SETBACKS: FRONT: 25'/EBL, SIDES: 8'/18',

REAR: 20'+/80' FROM FRONT EBL.

BUILDING COVERAGE: 25.9% x 10,081 = 2,612 SF

FRONT-YARD: 30% MAXIMUM PAVING

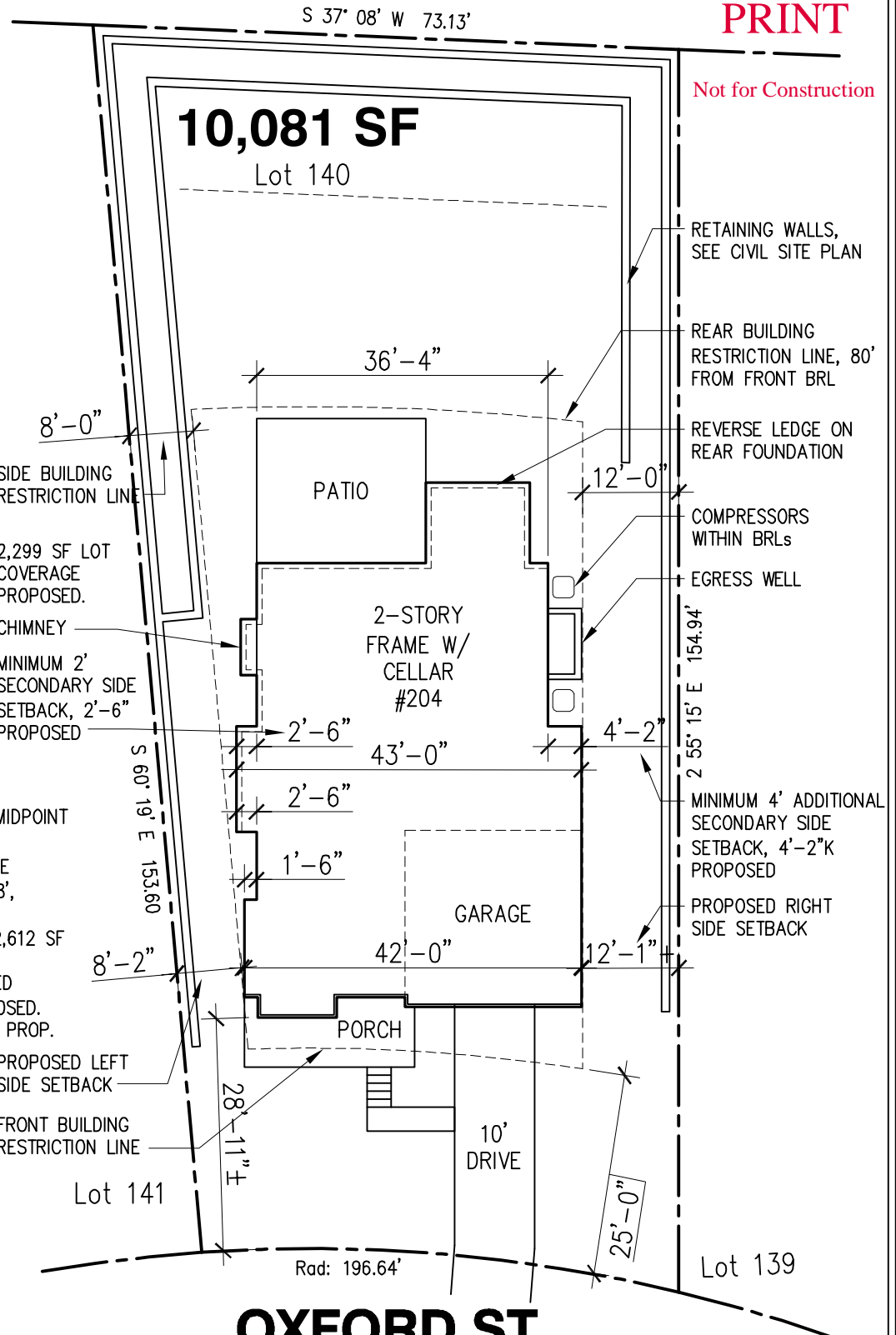
ACCESSORY STRUCTURES: NONE PROPOSED

DRIVEWAY AND APRONS: 10' DRIVE PROPOSED.

FRONT-LOADING GARAGES: 1 ALLOWED, 1 PROP.

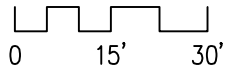
DRAWING SHOWS TENTATIVE HOUSE LOCATION; SEE CIVIL ENGINEERING DRAWINGS FOR FINAL LOCATION.

SITE INFORMATION TAKEN FROM TAX RECORDS AND PLAT No. 378



ARCHITECTURAL SITE PLAN

SCALE 1" = 20'



OXFORD ST.

Lot 140

GREENWICH FOREST

Chevy Chase, MD, Montgomery County



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204 Oxford

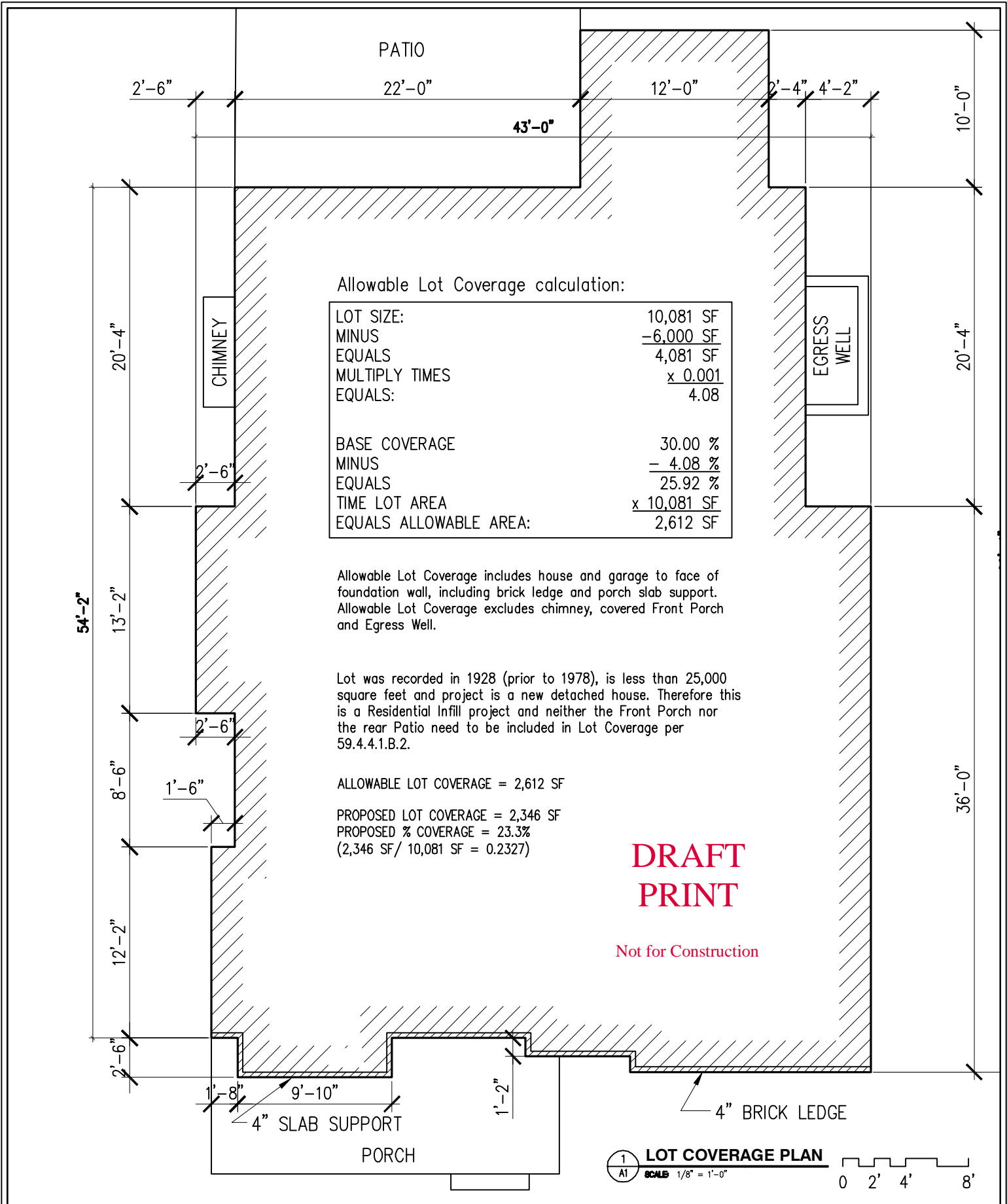
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Design Development  
Architectural  
Site Plan

Job #:	24-01
Drawn by:	DDM
Date:	4/2/24

dd1

1 of 12



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**Design Development**  
**Lot Coverage Diag.**  
 1/8" = 1'-0"

Job #: 24-01  
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 Date: 4/2/24

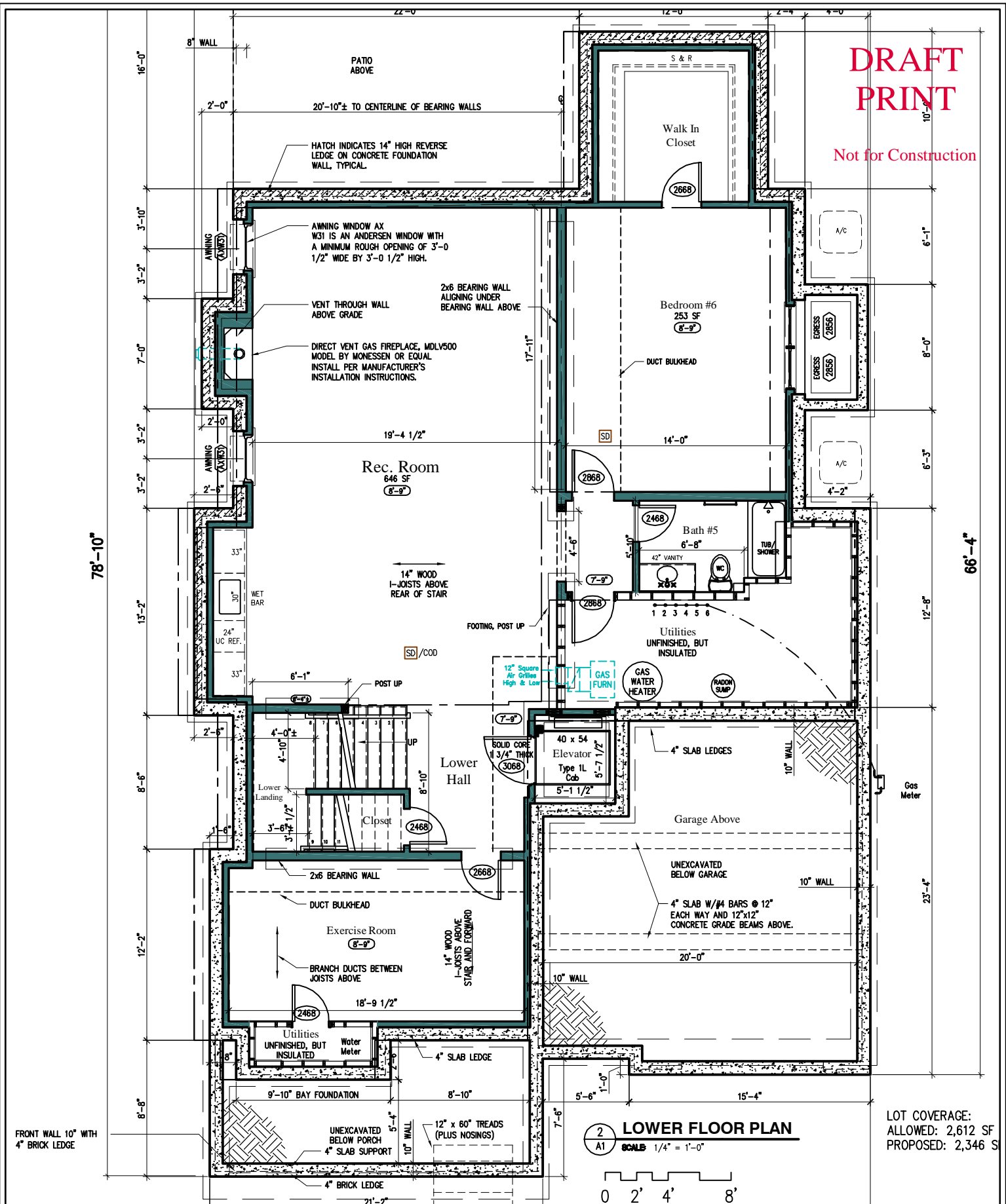
**dd2**  
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78'-10"

66'-4"



2 LOWER FLOOR PLAN  
A1 SCALE: 1/4" = 1'-0"

LOT COVERAGE:  
ALLOWED: 2,612 SF  
PROPOSED: 2,346 SF

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Design Development  
Lower Level Plan  
1/8" = 1'-0"

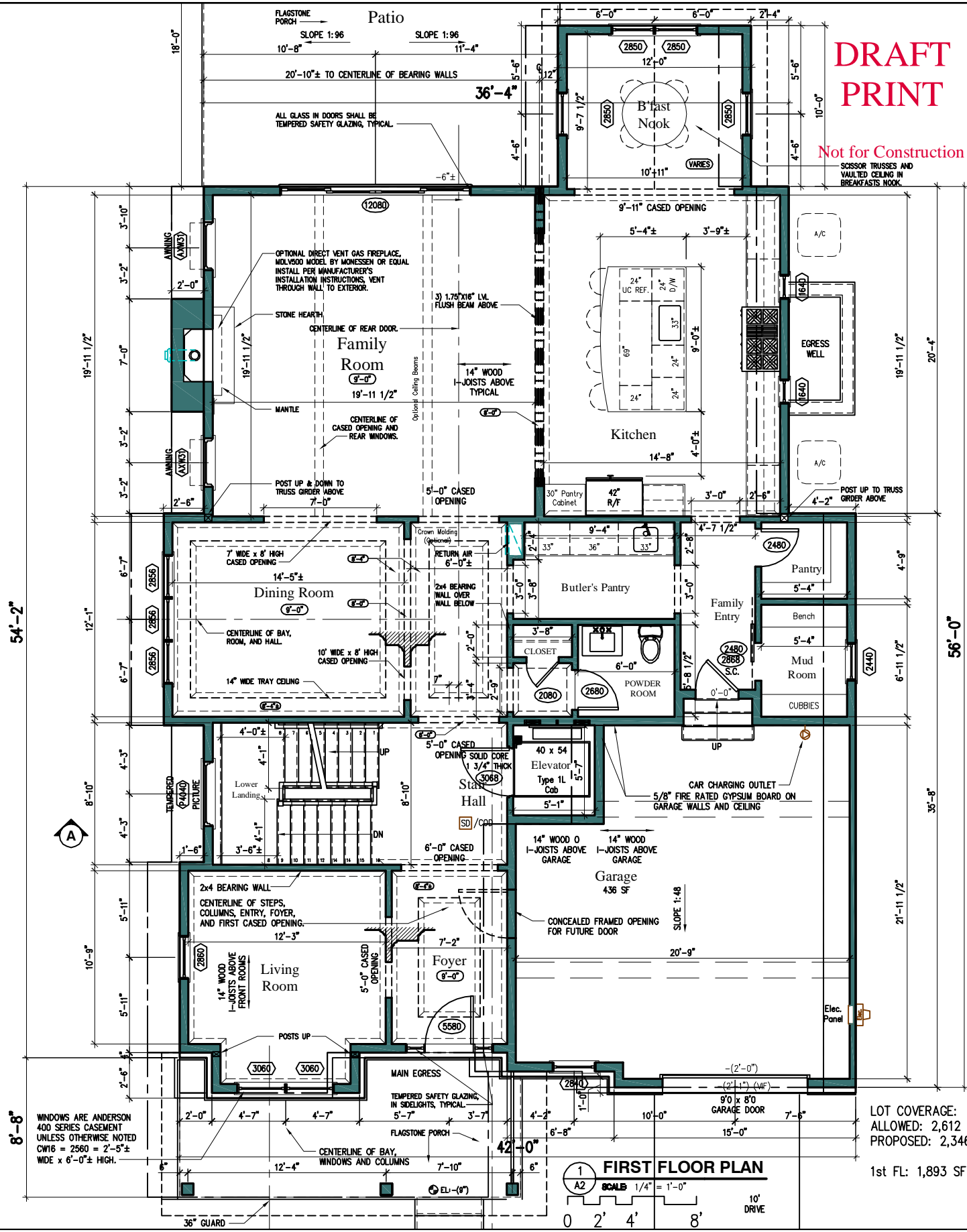
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SCISSOR TRUSSES AND VAULTED CEILING IN BREAKFASTS NOOK.



54'-2"

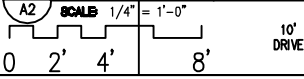
56'-0"

WINDOWS ARE ANDERSON 400 SERIES CASEMENT UNLESS OTHERWISE NOTED CW16 = 2560 = 2'-5 1/2" WIDE x 6'-0"± HIGH.

LOT COVERAGE: ALLOWED: 2,612 SF PROPOSED: 2,346 SF

1st Fl: 1,893 SF

**FIRST FLOOR PLAN**



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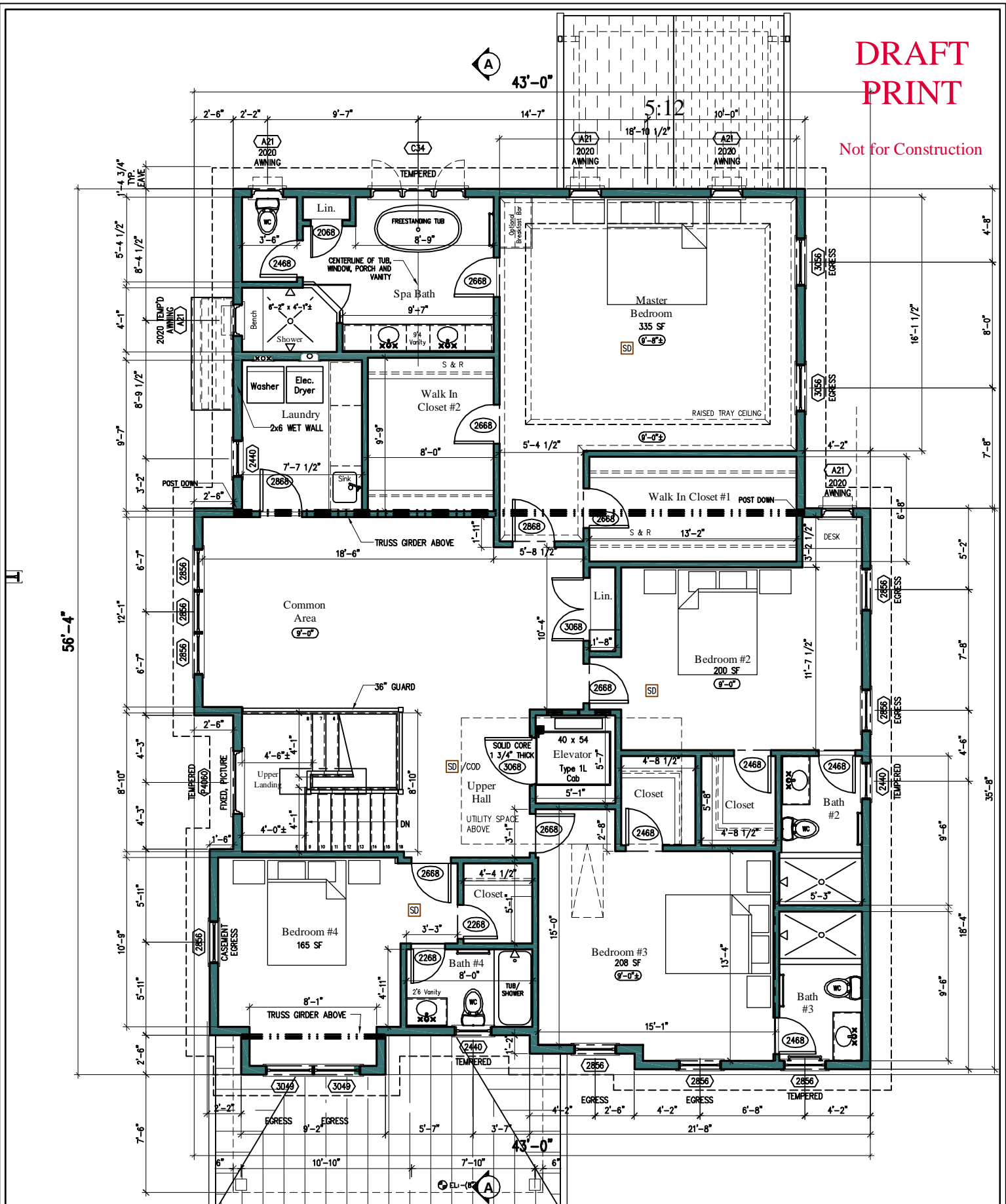
Design Development  
**First Floor Plan**  
1/8" = 1'-0"

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Design Development  
Second Floor Plan  
1" = 10'

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8" RAISED TRAY IN  
MASTER BEDROOM

TRUSSES OVER CHIMNEY  
CONCEALED, SEE SECOND  
FLOOR PLAN.

TRUSS GIRDER

7-TRUSS UTILITY SPACE

UTILITY SPACE  
ABOVE

CONCEPTUAL TRUSS LAYOUT SHOWN,  
BUILD FROM MANUFACTURER'S FINAL  
ROOF TRUSS LAYOUT.

**1 ROOF PLAN**  
SCALE 1/4" = 1'-0"

0 2' 4' 8'

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Design Development  
**Roof Plan**  
1/8" = 1'-0"

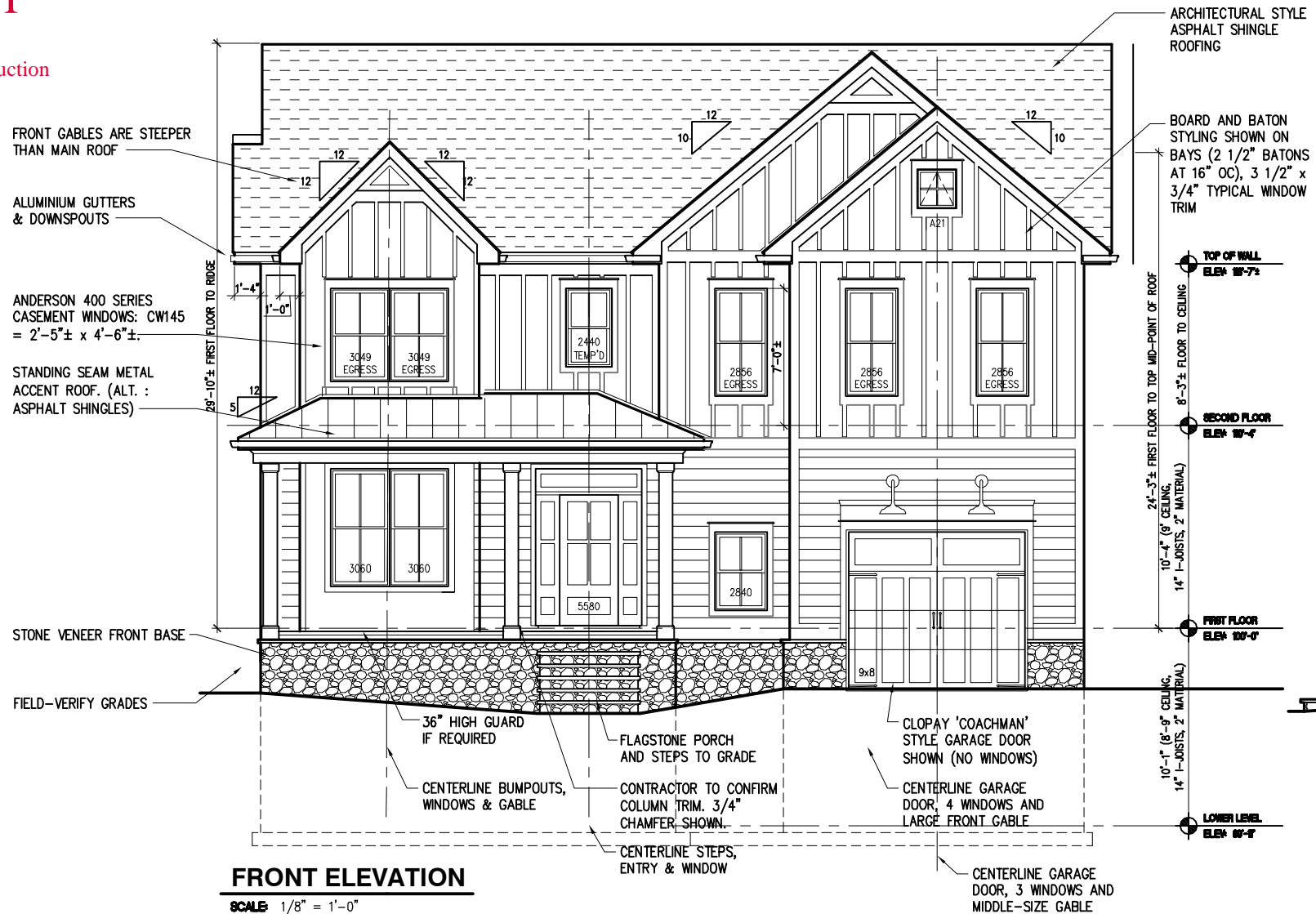
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Design Development  
Front Elevation, 1/8"=1'

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**RIGHT SIDE ELEVATION**

SCALE 1/8" = 1'-0"

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Design Development  
Right Elevation, 1/8"=1'

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KMK/DDM

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4/2/24

Revisions:

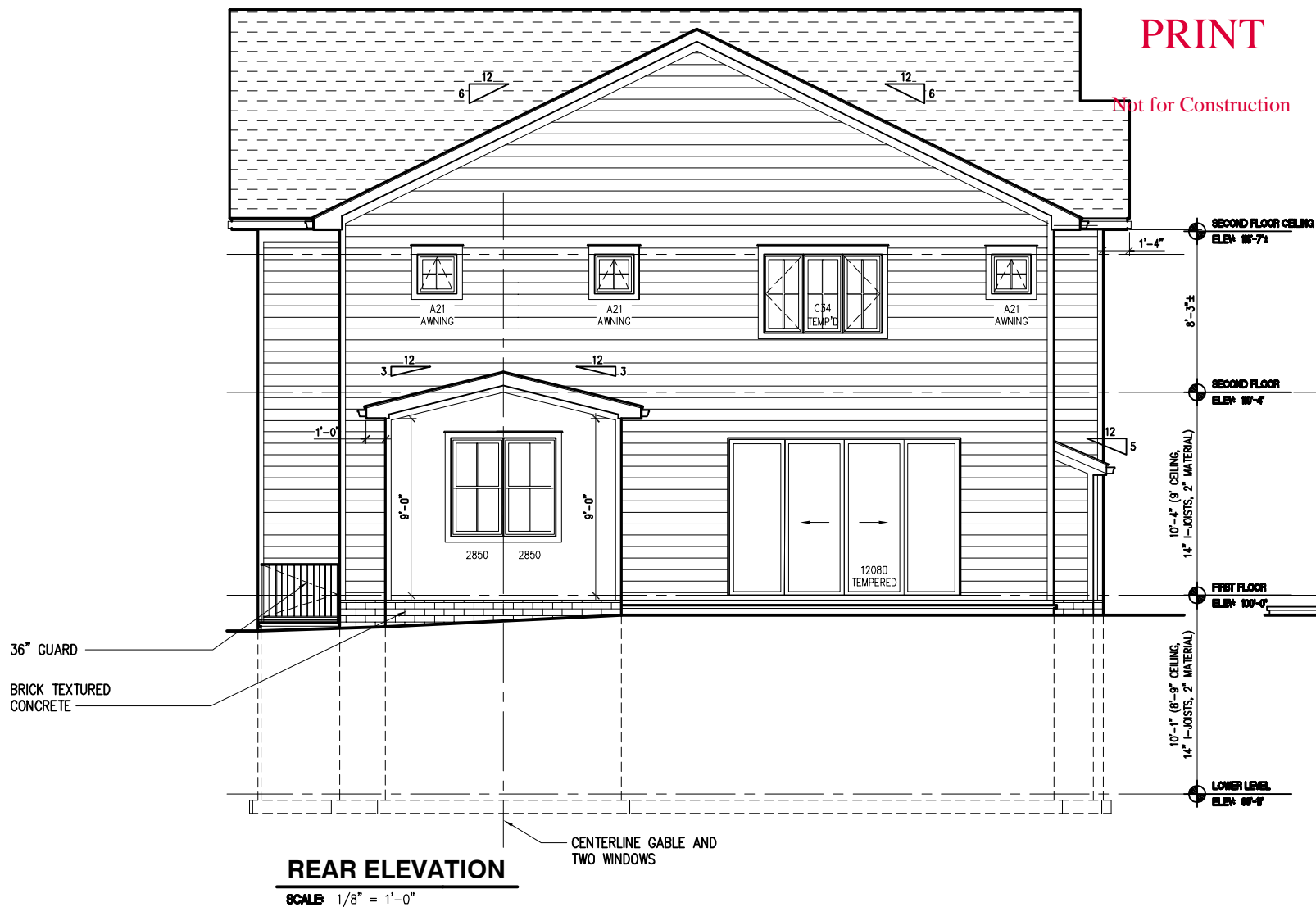
dd10

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Design Development  
Rear Elevation, 1/8"=1'

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**dd11**

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**LEFT SIDE ELEVATION**

SCALE 1/8" = 1'-0"

CENTERLINE FIREPLACE  
AND 4 WINDOWS

CENTERLINE DINING  
ROOM, COMMON AREA,  
GABLE AND 6 WINDOWS

CENTERLINE 2 WINDOWS  
AND GABLE

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Left Elevation, 1/8"=1'

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Revisions:

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