



124989



ECP

# DEPARTMENT OF GENERAL SERVICES SCHOOL MODERNIZATION PROJECT MURCH ELEMENTARY SCHOOL

4810 36TH STREET NW., D.C. 20020  
LOTS 814, 815, AND 815 SQUARE 1980

**PROJECT NARRATIVE:**

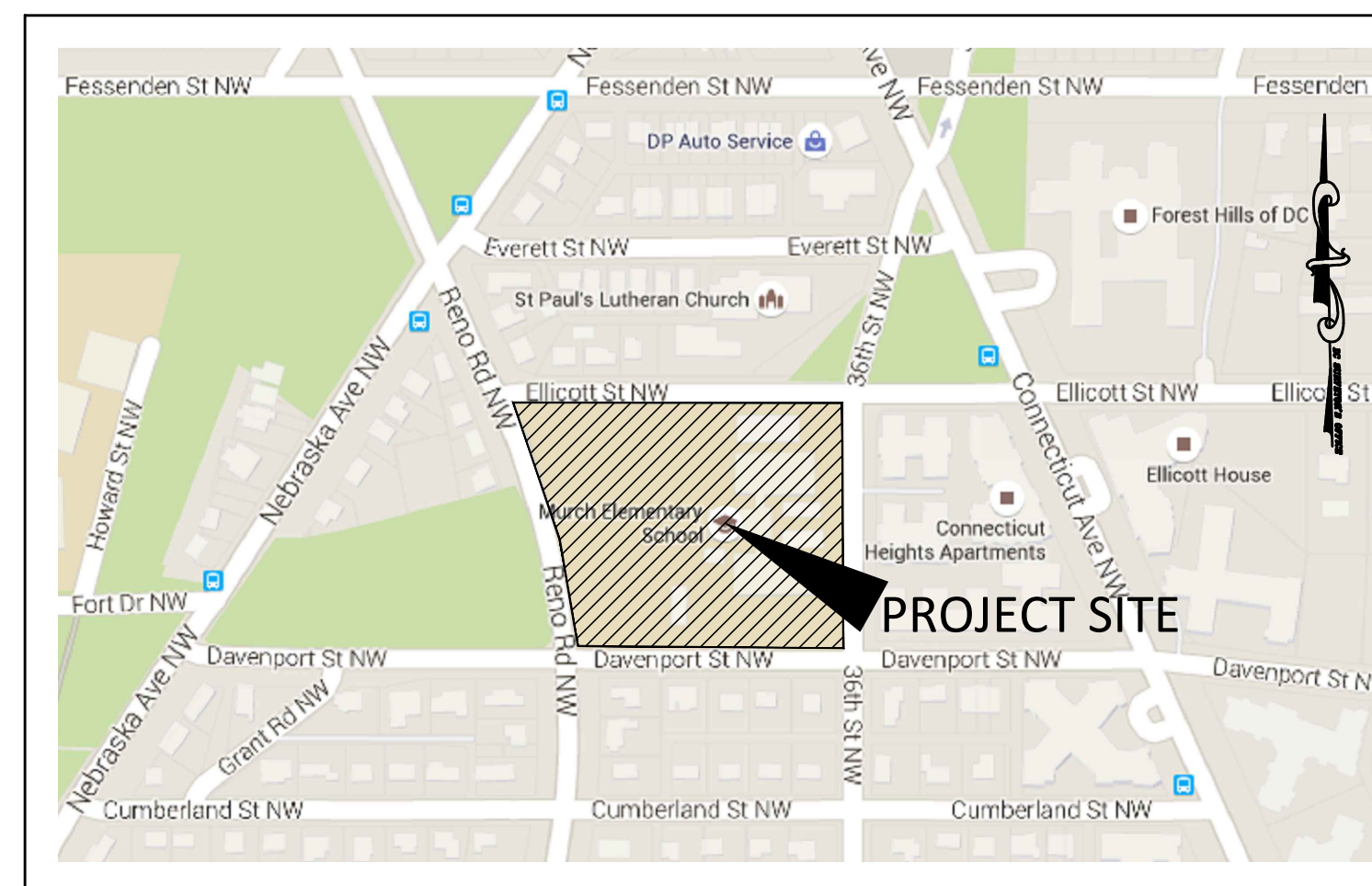
THE MODERNIZATION OF MURCH ELEMENTARY SCHOOL INCLUDES THE RENOVATION OF THE EXISTING SCHOOL BUILDING PLUS A SUBSTANTIAL NEW ADDITIONS.

THIS PROJECT IS LOCATED AT 4810 36TH STREET N.W., D.C. THE PROPERTY IS APPROXIMATELY 3.936 ACRES WHICH IS SURROUNDED BY ELLICOTT STREET TO THE NORTH, DAVENPORT STREET TO THE SOUTH, RENO ROAD TO THE WEST AND 36TH STREET TO THE EAST.

THERE EXIST A BUILDING AND PAVED PARKING LOT WHICH WILL BE REMOVED UNDER RAZE PERMIT NUMBER 00-000000.

UNDER THIS CONCEPTUAL SITE PLAN, THIS SITE WILL BE DEVELOPED TO BUILD THE NEW BUILDING AND TWO SURFACE PARKING LOTS WITH TWO SEPARATE ENTRANCES FROM RENO ROAD AND DAVENPORT STREET.

THE FINAL SITE IMPROVEMENTS WOULD BE PROVIDED DURING DETAILED SITE DESIGN.



**VICINITY MAP**  
NOT TO SCALE

**INDEX OF CIVIL DRAWINGS**

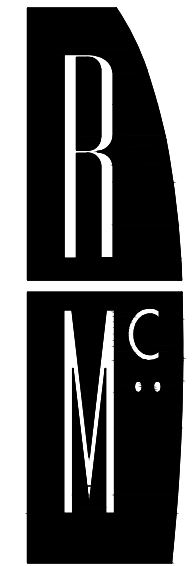
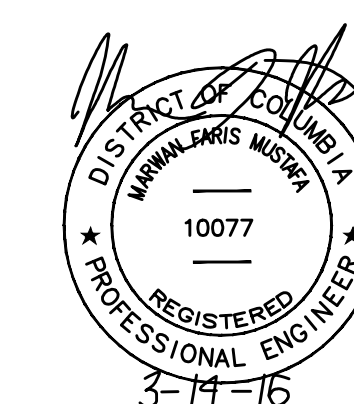
DWG. #	TITLE
1 OF 2	COVER SHEET
2 OF 2	CONCEPTUAL SITE PLAN

**SITE NOTES:**

- TOTAL AREA OF PROPERTY (LOTS 814, 815, AND 815 SQUARE 1980): 171,456 Sq. Ft. or 3.936 ACRES
- ZONE: R-1-B
- PROPERTY ADDRESS: LOTS 814, 815, 816, SQUARE 1980- 4810 36TH STREET. N.W. D.C. WASHINGTON, DC
- CURRENT OWNER: DISTRICT OF COLUMBIA 1350 PENNSYLVANIA AVE, NW- SUITE 307 WASHINGTON, DC 20004
- CONTOUR INTERVAL: 1'
- TOPOGRAPHICAL INFORMATION FROM: AMT, LLC
- BOUNDARY INFORMATION FROM: RECORDED PLAT BOOK-000, PAGE-000

**DEVELOPMENT NOTES:**

- PROPERTY ZONED: R-1-B
- PROPOSED USE OF PROPERTY: ELEMENTARY SCHOOL
- R-1-B REGULATIONS: PUBLIC SCHOOL USES YARD SETBACKS:  
FRONT: CONSISTENT WITH OTHER EX. BUILDINGS ON THE BLOCK.  
SIDE: 8'  
REAR: 25'  
MINIMUM LOT WIDTH: 120'- PUBLIC SCHOOLS  
MINIMUM LOT AREA: 15,000 PUBLIC SCHOOLS  
MAXIMUM BUILDING HEIGHT: 60 FT  
MAXIMUM FAR PERMITTED: 0.9
- BUILDING FOOT PRINT ARE SUBJECT TO CHANGE.



R. McGHEE & ASSOCIATES  
1123 11TH ST. NW, SUITE 100  
WASHINGTON, DC 20001  
T: 202.626.0690  
F: 202.626.0004

ASSOCIATE ARCHITECT:

**hord | coplan | macht**

2000 DUKE ST., #120  
ALEXANDRIA, VA 22314  
T: 571.388.7761  
F: 410.837.6530

Structural: SK&A - 1155 Connecticut Ave, NW, Suite 800 Washington, DC 20036 T: 202.659.2520

MEP: Setty & Associates - 5185 MacArthur Blvd NW, Suite 220 Washington, DC 20016T T: 703.691.2115

Civil: CDDI - 701 12th St NW #2 Washington, DC 20018 T: 301.937.3501

Technology: Educational Systems Planning 49 Old Solomon's Island Rd, Suite 301 Annapolis, MD 21401 T: 410-573-9148

Acoustics: Acoustical Design Collaborative LTD 7509 L'Hirondelle Club Rd Ruxton, MD 21204 T: 410-821-5930

Landscape Architect: Jordan Honeyman - 711 Florida Ave NW Washington, DC 20001 T: 202-986-0711

Kitchen: Nyikos Associates - 18219-A Flower Hill Way Gaithersburg, MD 20879 T: 240-683-9530

MURCH ELEMENTARY  
SCHOOL ADDITION &  
MODERNIZATION  
4810 36TH ST. NW  
WASHINGTON DC, 20008

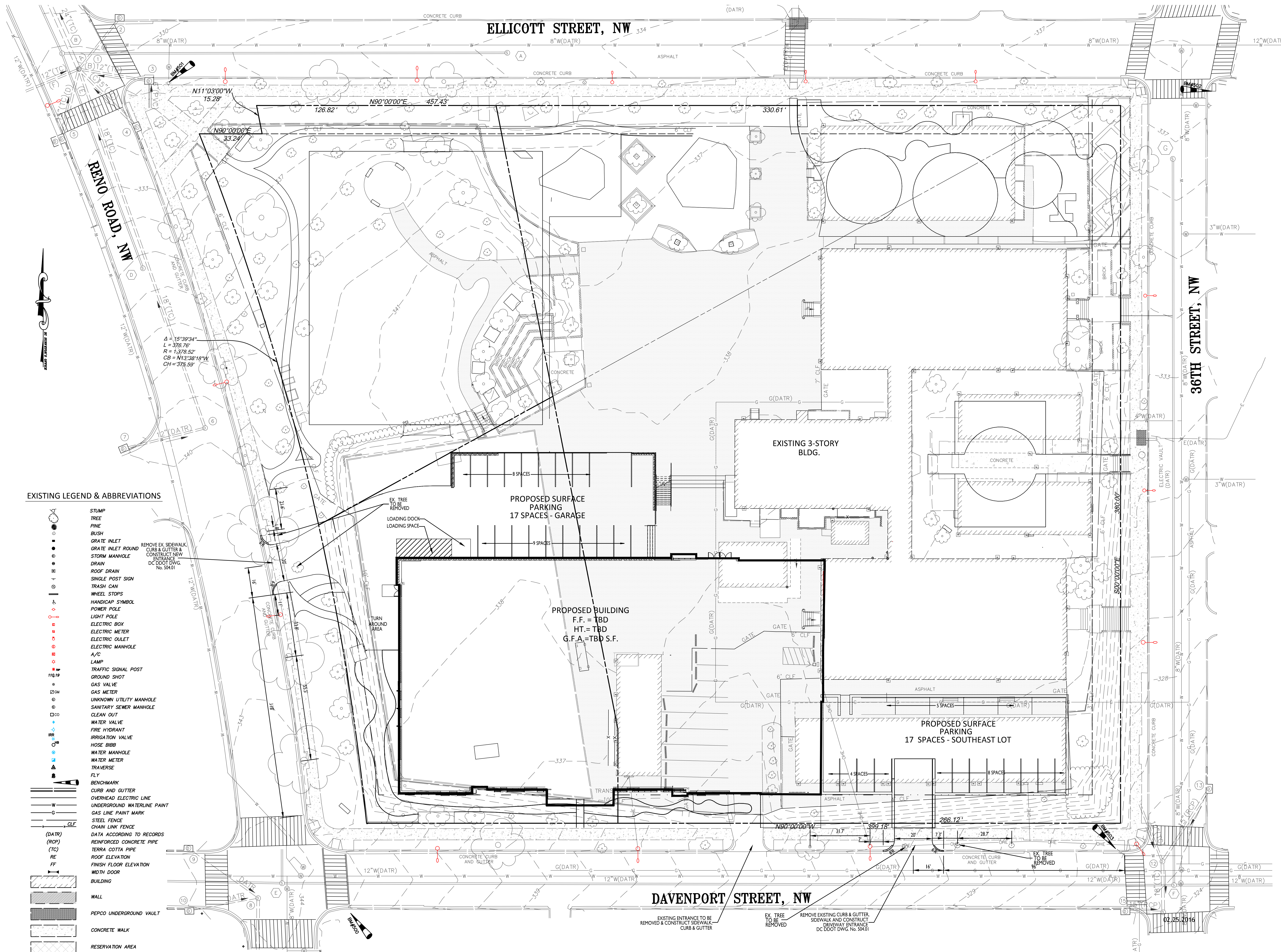
Project Number: 2015-4810

Revisions		
Revision Number	Revision Date	Revision Description

Issue Date: 03.11.2016

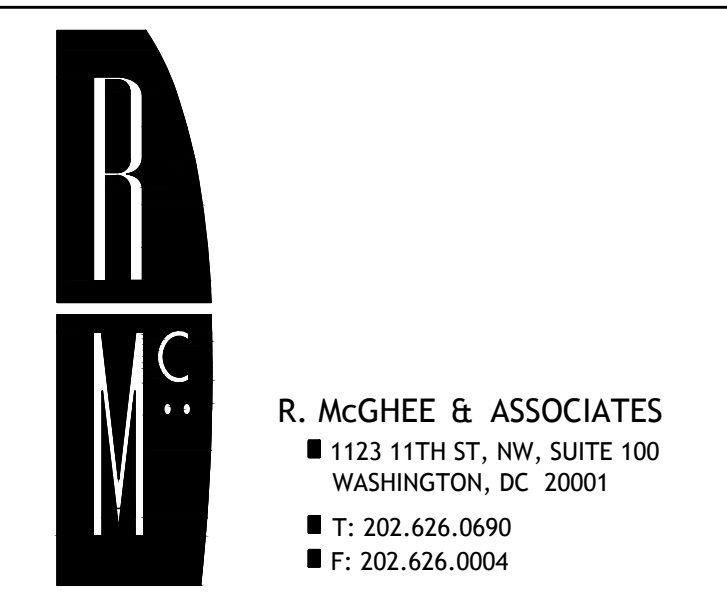
Sheet Title:  
COVER SHEET  
FOR  
CONCEPTUAL SITE PLAN

Sheet Number:  
**1 OF 2**



**EXISTING LEGEND & ABBREVIATIONS**

- STUMP
- TREE
- PINE
- BUSH
- GRATE INLET
- GRATE INLET ROUND
- STORM MANHOLE
- DRAIN
- ROOF DRAIN
- SINGLE POST SIGN
- TRASH CAN
- WHEEL STOPS
- HANDICAP SYMBOL
- POWER POLE
- LIGHT POLE
- ELECTRIC BOX
- ELECTRIC METER
- ELECTRIC OUTLET
- ELECTRIC MANHOLE
- A/C
- LAMP
- TRAFFIC SIGNAL POST
- GROUND SHOT
- GAS VALVE
- GAS METER
- UNKNOWN UTILITY MANHOLE
- SANITARY SEWER MANHOLE
- CLEAN OUT
- WATER VALVE
- FIRE HYDRANT
- IRRIGATION VALVE
- HOSE BIBB
- WATER MANHOLE
- WATER METER
- TRAVERSE
- FLY
- BENCHMARK
- CURB AND GUTTER
- OVERHEAD ELECTRIC LINE
- UNDERGROUND WATERLINE PAINT
- GAS LINE PAINT MARK
- STEEL FENCE
- CHAIN LINK FENCE
- DATA ACCORDING TO RECORDS
- REINFORCED CONCRETE PIPE
- TERRA COTTA PIPE
- ROOF ELEVATION
- FINISH FLOOR ELEVATION
- WIDTH DOOR
- BUILDING
- WALL
- PEPO UNDERGROUND VAULT
- CONCRETE WALK
- RESERVATION AREA



**R. McGHEE & ASSOCIATES**  
 1123 11TH ST. NW, SUITE 100  
 WASHINGTON, DC 20001  
 T: 202.626.0690  
 F: 202.626.0004

ASSOCIATE ARCHITECT:  
**herd coplan | macht**  
 2000 DUKE ST. #120  
 ALEXANDRIA, VA 22314  
 T: 571.388.7761  
 F: 410.837.6530

Structural: SK&A - 1155 Connecticut Ave. NW,  
 Suite 800 Washington, DC 20036 T: 202.659.2520

MEP: Setty & Associates - 5185 MacArthur Blvd NW,  
 Suite 220 Washington, DC 20016 T: 703.691.2115

Civil: CDDI - 701 12th St NW #2  
 Washington, DC 20018 T: 301.937.3501

Technology: Educational Systems Planning  
 49 Old Solomon's Island Rd, Suite 301  
 Annapolis, MD 21401 T: 410-573-9148

Acoustics: Acoustical Design Collaborative LTD  
 7509 L'Hirondelle Club Rd Ruxton, MD 21204  
 T: 410-821-5930

Landscape Architect: Jordan Honeyman - 711 Florida  
 Ave NW Washington, DC 20001 T: 202-986-0711

Kitchen: Nyikos Associates - 18219-A Flower Hill Way  
 Gaithersburg, MD 20879 T: 240-683-9530

**MURCH ELEMENTARY  
 SCHOOL ADDITION &  
 MODERNIZATION**  
 4810 36TH ST. NW  
 WASHINGTON DC, 20008

Project Number: 2015-4810

Revisions		
Revision Number	Revision Date	Revision Description

Issue Date:	03.11.2016
Sheet Title:	CONCEPTUAL SITE PLAN
Sheet Number:	2 OF 2

