



## HISTORIC PRESERVATION COMMISSION

**Marc Elrich**  
*County Executive*

**Karen Burditt**  
*Chair*

Date: 7/29/2025

### **MEMORANDUM**

TO: Rabbiah Sabbakhan  
Department of Permitting Services

FROM: Laura DiPasquale  
Historic Preservation Section  
Maryland-National Capital Park & Planning Commission

SUBJECT: Historic Area Work Permit #1104437– Partial demolition, construction of new two-story rear addition, new detached accessory structure; tree removal; siding, window and roof replacement

---

The Montgomery County Historic Preservation Commission (HPC) has reviewed the attached applications for a Historic Area Work Permit (HAWP). This application was **approved with four (4) conditions** at the March 26, 2025 HPC meeting:

1. The applicant must submit additional and precise documentation and updated window specifications confirming the dimensions for all window types. The proposed windows must match exactly the dimensions of the historic windows.
2. The presence and condition of the shutter hardware must be added to the window survey. The historic shutter hardware must be retained on all windows where it exists.
3. The front door must be a single-light half-light door, based on a design in Figure 19 or Figure 20 of the staff report.
4. The applicant must submit a ridge detail for the standing-seam porch roof. The panel width must be between 12 and 18 inches. The seams must be hand crimped in the field and measure no more than 1" high.

Revisions to the approval were approved by Staff on June 24, 2025 and July 29, 2025.

The HPC staff has reviewed and stamped the attached submission materials.





## HISTORIC PRESERVATION COMMISSION

**Marc Elrich**  
*County Executive*

**Karen Burditt**  
*Chair*

THE BUILDING PERMIT FOR THIS PROJECT SHALL BE ISSUED CONDITIONAL UPON ADHERENCE TO THE ABOVE APPROVED HAWP CONDITIONS AND MAY REQUIRE APPROVAL BY DPS OR ANOTHER LOCAL OFFICE BEFORE WORK CAN BEGIN.

Applicant: Pat and Wyman Stokes; Shawn Buehler, Architect.  
Address: 3806 Williams Lane, Chevy Chase

This HAWP approval is subject to the general condition that the applicant will obtain all other applicable Montgomery County or local government agency permits. After the issuance of these permits, the applicant must contact this Historic Preservation Office if any changes to the approved plan are made. Once work is complete, the applicant will contact Laura DiPasquale at 301-495-2167 or [laura.dipasquale@montgomeryplanning.org](mailto:laura.dipasquale@montgomeryplanning.org) to schedule a follow-up site visit.





## HISTORIC PRESERVATION COMMISSION

### Revisions to previously-approved HAWP

HAWP #: 1104437 at: 3806 Williams Lane, Chevy Chase

submitted on: 7/23/2025

has been reviewed and determined that the proposal fits into the following category/categories:

- |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <input type="checkbox"/> Repair or replacement of a masonry foundation with new masonry materials that closely match the original in appearance;                                                                                                                                                                                                                                                                                                                                                                 | <input type="checkbox"/> Construction of walkways, parking pads, patios, driveways, or other paved areas that are not visible from a public right-of-way and measure no more than 150 square feet in size;                                                                                                                                                                                                                                        |
| <input type="checkbox"/> Installation of vents or venting pipes in locations not visible from the public right-of-way;                                                                                                                                                                                                                                                                                                                                                                                           | <input type="checkbox"/> Replacement of existing walkways, parking pads, patios, driveways, or other paved areas with materials that are compatible with the visual character of the historic site and district and that are no greater than the dimensions of the existing hardscape;                                                                                                                                                            |
| <input type="checkbox"/> New gutters and downspouts;                                                                                                                                                                                                                                                                                                                                                                                                                                                             | <input type="checkbox"/> Construction of small accessory buildings no larger than 250 square feet in size that are not visible from the public right-of-way;                                                                                                                                                                                                                                                                                      |
| <input type="checkbox"/> Removal of vinyl, aluminum, asbestos, or other artificial siding when the original siding is to be repaired and/or replaced in kind;                                                                                                                                                                                                                                                                                                                                                    | <input type="checkbox"/> Installations of skylights on the rear of a structure that will not be visible from the public right-of-way, and would not remove or alter character-defining roof materials;                                                                                                                                                                                                                                            |
| <input type="checkbox"/> Removal of accessory buildings that are not original to the site or non-historic construction;                                                                                                                                                                                                                                                                                                                                                                                          | <input type="checkbox"/> Installation of solar panels and arrays in locations that are not readily visible from the public right-of-way or that are designed so as to have a minimal impact on the historic resource or the historic district (e.g., systems that are ground-mounted in areas other than the front or side yard of a corner lot, located on accessory or outbuildings, on non-historic additions, or on rear facing roof planes); |
| <input type="checkbox"/> Repair or replacement of missing or deteriorated architectural details such as trim or other millwork, stairs or stoops, porch decking or ceilings, columns, railings, balusters, brackets shutters, etc., with new materials that match the old in design, texture, visual characteristics, and, where possible materials, so long as the applicant is able to provide one extant example, photographic evidence, or physical evidence that serves as the basis for the work proposed; | <input type="checkbox"/> Installation of car charging stations in any location on a property or in the right-of-way;                                                                                                                                                                                                                                                                                                                              |
| <input type="checkbox"/> Construction of wooden decks that are at the rear of a structure and are not visible from a public right-of-way;                                                                                                                                                                                                                                                                                                                                                                        | Installation of satellite dishes;                                                                                                                                                                                                                                                                                                                                                                                                                 |
| <input type="checkbox"/> Roof replacement with -compatible roofing materials, or with architectural shingles replacing 3-Tab asphalt shingles;                                                                                                                                                                                                                                                                                                                                                                   | <input type="checkbox"/> Removal of trees greater than 6" in diameter (d.b.h.) that are dead, dying, or present an immediate hazard.                                                                                                                                                                                                                                                                                                              |
| <input type="checkbox"/> Installation of storm windows or doors that are compatible with the historic resource or district;                                                                                                                                                                                                                                                                                                                                                                                      | <input type="checkbox"/> Removal of trees greater than 6" in diameter (d.b.h.) in the rear of the property that will not impact the overall tree canopy of the surrounding district or historic site;                                                                                                                                                                                                                                             |
| <input type="checkbox"/> Repair, replacement or installation of foundation-level doors, windows, window wells, and areaways, or foundation vents, venting pipes, or exterior grills that do not alter the character-defining features and/or the historic character of the resource;                                                                                                                                                                                                                             | <input type="checkbox"/> Replacement tree required as a condition; and,                                                                                                                                                                                                                                                                                                                                                                           |
| <input type="checkbox"/> Construction of fences that are compatible with the historic site or district in material, height, location, and design;                                                                                                                                                                                                                                                                                                                                                                | <input checked="" type="checkbox"/> Other minor alterations that may be required by the Department of Permitting Services post-Commission approval that would have no material effect on the historic character of the property.                                                                                                                                                                                                                  |
| <input type="checkbox"/> Fence is lower than 48" in front of rear wall plane;                                                                                                                                                                                                                                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                   |

Staff finds the proposal complies with Chapter 24A, the Secretary of the Interior's Standards for Rehabilitation, and any additional requisite guidance. Under the authority of COMCOR No. 24A.04.01, this HAWP is approved by Laurel D. Paquale on 7/29/2025. The approval memo and stamped drawings follow.

# WILLIAMS LANE RENOVATION

3806 Williams Lane, Chevy Chase, MD 20815 - Project # 2462

## SPECIFICATIONS

### DIVISION 1: GENERAL REQUIREMENTS

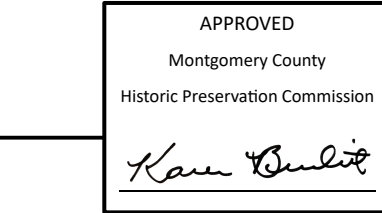
- 1.1.1 General Conditions: The general conditions of the Agreement Between the Owner and Contractor if not addressed here, shall be AIA Document A201 (most current edition).
- 1.1.2 Lien Waivers: At the time of final payment by the Owner, the Contractor shall provide lien waivers from his company as well as all major subcontractors (plumbing, electrical, mechanical, mason, roofer, etc.) and suppliers exceeding \$10,000 in value.
- 1.2.1 Contractor's Liability Insurance: The Contractor shall purchase and maintain such insurance as will protect the Contractor from claims which may arise out of or result from the Contractor's or Subcontractors' operations under the Contract. The Architect shall be named as an additional insured on the General Contractor's policy.
- 1.2.2 Owner's Liability Insurance: The Owner shall be responsible for purchasing and maintaining the Owner's usual liability insurance.
- 1.2.3 Property Insurance: The Owner shall purchase and maintain property insurance in the amount of the initial Contract Sum (as well as subsequent modifications) on a replacement cost basis. The policy shall be on an all-risk policy form and shall insure against the perils of fire and extended coverage and loss or damage including theft, vandalism, malicious mischief, collapse and falsehood. The Contractor shall be responsible for paying the deductible for losses attributable to an unsecured job-site.
- 1.3 License: The Contractor and all Subcontractors shall be licensed and/or registered to perform their respective trades in the jurisdiction of the project property.
- 1.4 Permits: Owner shall obtain general building permit. General Contractor shall be responsible for all other permits including, but not limited to trade permits, right-of-way / public space permits, parking and dumpster permits, etc.
- 1.5 Warranty: All workmanship and materials shall be guaranteed for a minimum period of one year from the date of Substantial Completion.
- 1.6 Owners Manuals and Instructions: The General Contractor shall collect, consolidate and convey to the Owner all Owners Manuals, Instructions, Warranty registrations and all other pertinent information for new equipment and fixtures. The General Contractor or designated subcontractor(s) shall review with the Owner the proper operation and maintenance schedule as appropriate for all equipment and controls.
- 1.7 Interpretation: The Architect shall be the interpreter of the requirements of the Contract Documents. If the builder or subcontractor has any question about the meaning of the drawings or specifications for the Work, or should he find any discrepancy or omission therein, the Builder/subcontractor shall immediately so notify the Architect.
- 1.8 Dimensions: Verify all dimensions. All dimensions are to framing, except to existing construction or where otherwise noted. Window opening dimensions are to rough openings; add 2 1/2" to swinging interior door sizes for rough openings. Do NOT scale drawings.
- 1.9 Building Protection: All precautions shall be taken by subcontractors to protect existing hardwood floors, tile and other finishes to remain for the period of construction. Any damage shall be rectified by the responsible subcontractor(s) or general contractor prior to completion of work. See also section 2.2.
- 1.10 Debris: All subcontractors shall, at regular intervals, remove all their respective construction debris from site and shall not allow such debris to drift, be blown or otherwise transported onto adjacent property. Subcontractors shall place barricades or take such other precautions as necessary to prevent injury to the public.
- 1.11 Codes: All construction to be in accordance with International Residential Code 2021 edition, and in accordance with all applicable Montgomery County, State of Maryland and Federal rules and regulations (including local amendments to model code).
- 1.12 Quality: All work will be performed in a workmanlike fashion in conformance with rules of accepted good practice. All materials contemplated in these drawings shall be new and of good quality and shall be protected from weather when stored on the building site.
- 1.13 Changes in Work: The Owner without invalidating the Contract, may order extra work or make changes by altering, adding or deducting from the work, the contract sum being adjusted accordingly by a change order. All such work shall be executed under the conditions of the original contract except for claims for extension of time caused hereby which shall be adjusted at time of change order execution.
- 1.14 Claims for Extra Work: If a subcontractor claims that any instructions by drawings or other requests for changes in the work involve extra cost under the contract he shall give the Owner written notice thereof within a reasonable time after receipt of such instructions and in any event before proceeding to execute the work.
- 1.15 Allowances: NA
- 1.16 Punchlist: At the time of making the final contract payment, the owner may hold back 200% of the value of all Punch List work. The Architect and Contractor will place a fair and reasonable value on each Punch List item. This 200% hold back for Punch List work is intended to assure the Owner that all Punch List work will be completed in a timely manner.
- 1.17 MISS UTILITY: Prior to any excavation at the site the Contractor shall contact Miss Utility, 1-800-257-7777 to ascertain the location of all underground utilities. Avoid unnecessary disturbance, conflict or interruption of services with underground utilities to the fullest extent possible.

- 1.18 Definitions: The Contractor shall understand that the word "provide", as used in these documents, includes the purchase of the item specified, including taxes and any associated shipping and handling charges. Also included shall be the procurement and provision of all materials, equipment and labor associated with the complete installation of the item(s) specified in good working order.
- 1.19 Construction by Owner or By Separate Contractors: The Owner reserves the right to perform construction or operations related to the Project with the Owner's own forces. The Contractor shall provide the Owner and separate contractors reasonable opportunity for placement and storage of materials and equipment in the performance and completion of other activities. The Contractor shall cooperate and coordinate activities as provided within the agreement between the Owner and the Contractor.
- 1.20 Temporary Utilities: Electricity and water shall be provided to the General Contractor from the existing house. The General Contractor shall be responsible for providing and maintaining porta potty and propane fired heating as needed.
- 1.21 Coordination between Drawings and Specifications: Should a conflict exist between the drawings and specifications, the more restrictive or costly shall apply for pricing. The Owner and Architect shall be consulted to determine proper design alternative. If the less restrictive or costly item is selected the Contractor shall apply appropriate credit to the Owner under the contract.
- 1.22 Shop Drawings: Shop Drawings are required for, but not limited to, the following items:
- Prefabricated stairs
  - Prefabricated floor or roof trusses
  - Metal railings
- 1.23 Samples: provide samples for the following items:
- Flagstone
  - Stone and brick veneer, including mortar
  - Roof shingles
  - Hardwood floor stain and finish options
  - Paint colors, per Division 9
  - Gutter and downspout colors
  - Exterior flashing colors
- 1.24 Owner Supplied Items: see individual specification divisions for further information. Install the following Owner provided:
- Bath accessories
  - Primary closet shelving / rod / built-ins
  - Items salvaged for re-use as noted in Division 2 or on demolition drawings
  - Kitchen and bathroom cabinets, hardware and tops
  - Exterior doors and windows
  - Appliances
  - Interior door hardware
  - Plumbing fixtures
  - Electrical fixtures
  - Shower glass
  - Tile
  - Sheet flooring and laminated plank flooring
- 1.25 Energy Code Certificate: Owner shall provide an Energy Coder Certificate Label, per DC Energy Code 401.3. Label shall include all energy code requirements and features identified by 401.3

### DIVISION 2: SITEWORK AND DEMOLITION

- 2.1 Utilities: Water, sewer, gas, electric, telephone and CATV utilities on site are to remain and be extended as required. Verify size and condition and remove, replace, upgrade as necessary. Locate all underground utilities. See note above regarding contact with Miss Utility.
- 2.2 Protection of Existing Landscaping: Protect from physical damage all paved / hardscaped surfaces, existing trees, and vegetation that are to remain. Consult with Owner and Section 5-approved Tree Protection Plan (TPP) prior to removing any trees, vegetation or obstructions as indicated or which would interfere with new construction. Feeder root zones below all tree canopies shall be respected such that no heavy equipment storage/parking or regrading shall occur without the permission of the Owner. See also section 1.9. Damaged elements shall be replaced or restored as appropriate.
- 2.3 Landscape: Landscape work shall be limited to finish grading and seeding of disturbed areas. Redistribute available topsoil. Provide finish grade that slopes approximately 1/4" per foot away from perimeter of the building.
- 2.4 Erosion Control: Provide staked hay bales and/or siltation fence, or other means as necessary to provide erosion control in accordance with requirements of the local jurisdiction.
- 2.5 Demolition: Protect all adjacent finishes to remain. Protect sensitive equipment and surfaces from dust and debris. Provide and secure plastic sheeting to isolate the area of work from occupied portions of the residence. Provide adequate shoring and bracing as necessary before removing any load bearing components. Cap/block HVAC registers in affected areas to avoid the conveyance of dust into any central systems.
- 2.6 Not used
- 2.7 Salvage:
- Interior stair newel posts (save for re-use)
  - Review existing framing to be discarded for possible re-use in built-ins
  - Laundry appliances (save possible re-use at basement)
  - Existing trim and siding shall be salvaged as removed for reuse wherever feasible. Contractor shall store salvaged material off-site (after clearly logging its removed location) for protection prior to re-installation.
  - Salvage existing shutters and all shutter hardware on site for re-use.
- 2.8 Foundation Drainage: Provide 4" perforated, corrugated PVC foundation drain with filter cloth in gravel bed. Completely cover drains with filtering material to a width of 6" minimum on each side and 12" above top of pipe. Slope drain to daylight or sump crock pumped to daylight.

CONTINUED ON SP-100



REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

## PROJECT DESCRIPTION

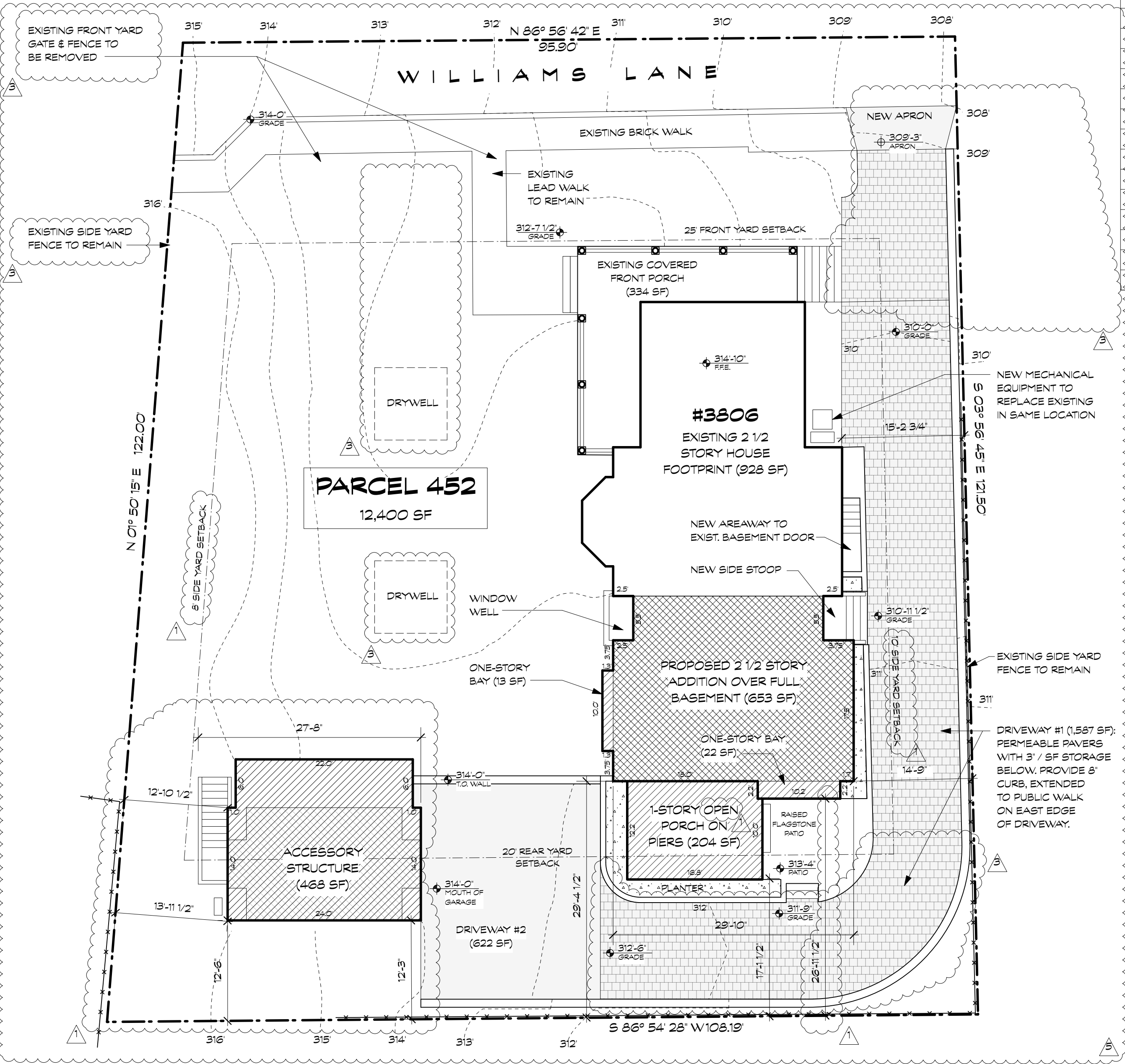
THIS PROJECT INVOLVES A NEW 2-1/2 STORY REAR ADDITION TO AN EXISTING HISTORICAL HOME, AND A NEW ACCESSORY STRUCTURE TO ACCOMMODATE A GARAGE AND A LOFT / OFFICE SPACE. WORK ALSO INCLUDES A FULL INTERIOR REMODEL OF THE EXISTING HOUSE, AS WELL AS A REAR SCREEN PORCH. THE HOME WILL BE UNOCCUPIED DURING CONSTRUCTION.

## ZONING SITE PLAN

SCALE: 1" = 10'-0"

SITE PLAN BASED ON BOUNDARY SURVEY BY LANDTEK PARTNERS, LLC, DATED 1.9.2025, AND FIELD OBSERVATIONS BY BENNETT FRANK MCCARTHY ARCHITECTS, INC.

ZONE: R-60  
CHEVY CHASE, SECTION 5  
MONTGOMERY COUNTY, MD



### SITE PLAN SUMMARY

#### 1. LOT COVERAGE

|                       |           |       |
|-----------------------|-----------|-------|
| TOTAL LOT COVERAGE    | 12,400 SF | 100%  |
| EXISTING LOT COVERAGE | 1,262 SF  | 10.2% |
| PROPOSED LOT COVERAGE | 2,622 SF  | 21.1% |
| INCREASE              | 1,360 SF  | 10.9% |

#### 2. BUILDING FLOOR AREAS - MAIN HOUSE

| LEVEL    | EXIST. AREA | ALTERED AREA | NEW AREA | TOTAL AREA |
|----------|-------------|--------------|----------|------------|
| BASEMENT | 892 SF      | 892 SF       | 688 SF   | 1,580 SF   |
| FIRST    | 928 SF      | 928 SF       | 892 SF   | 1,620 SF   |
| SECOND   | 892 SF      | 892 SF       | 653 SF   | 1,545 SF   |
| ATTIC    | 623 SF      | 623 SF       | 743 SF   | 1,366 SF   |
| TOTAL    | 3,335 SF    | 3,335 SF     | 2,976 SF | 6,311 SF   |

#### 3. BUILDING FLOOR AREAS - ACCESSORY STRUCTURE

| LEVEL  | EXIST. AREA | ALTERED AREA | NEW AREA | TOTAL AREA |
|--------|-------------|--------------|----------|------------|
| FIRST  | 0 SF        | 0 SF         | 468 SF   | 468 SF     |
| SECOND | 0 SF        | 0 SF         | 298 SF   | 298 SF     |
| TOTAL  | 0 SF        | 0 SF         | 766 SF   | 766 SF     |

#### 4. BUILDING HEIGHT

|                      |            |                 |
|----------------------|------------|-----------------|
| PREDEVELOPMENT GRADE | 31'-1 1/2" | 0'-0" HT.       |
| EAVE                 | 33'-6"     | 20'-4 1/2" HT.  |
| MEAN                 | 33'-0 3/4" | 25'-10 3/4" HT. |
| RIDGE                | 34'-6 1/2" | 31'-5" HT.      |

### LEGEND

|  |                            |
|--|----------------------------|
|  | NEW FIRST FLOOR FOOTPRINT  |
|  | NEW SECOND FLOOR FOOTPRINT |
|  | PROPERTY LINE              |
|  | SETBACK LINE               |
|  | BUILDING OUTLINE           |
|  | WOOD FENCE                 |

## ABBREVIATIONS

|                |      |                                      |      |                    |      |                        |       |                       |      |                        |
|----------------|------|--------------------------------------|------|--------------------|------|------------------------|-------|-----------------------|------|------------------------|
| AND            | COND | CONDITION                            | ELEC | ELECTRICAL         | LSW  | LOAD BEARING WALL      | OSB   | ORIENTED STRAND BOARD | SPRK | SPRINKLER              |
| AT             | CONC | CONCRETE                             | EXP  | EXPANSION          | LVL  | LAMINATED VENEER       | PLAM  | PLASTIC LAMINATE      | STL  | STEEL                  |
| ABOVE          | CONT | CONTINUOUS                           | ETR  | EQUAL              | MARB | MARBLE                 | PLYWD | PLYWOOD               | TBD  | TO BE DETERMINED       |
| FINISHED FLOOR | D    | DRYER                                | EX   | EXISTING TO REMAIN | MATL | MATERIAL               | PTD   | PRESSURE TREATED      | TES  | TONGUE AND GROOVE      |
| APARTMENT      | DH   | DOUBLE HUNG                          | EQ   | EXISTING           | MAX  | MAXIMUM                | PTD   | PAINTED               | TOS  | TOP OF SLAB            |
| BUILDING       | DIA  | DIAMETER                             | FIN  | FINISH FLOOR       | MDO  | MEDIUM DENSITY OVERLAY | RISER | RISER                 | TYP  | TYPICAL                |
| BASEMENT       | DN   | DOWN                                 | FLR  | FLOOR              | GA   | GAUGE                  | REF   | REFRIGERATOR          | UNO  | UNLESS NOTED OTHERWISE |
| CONTROL JOINT  | DR   | DOOR                                 | GA   | GAUGE              | MIN  | MINIMUM                | RO    | ROUGH OPENING         | VIF  | VERIFY IN FIELD        |
| CABINET        | DS   | DOWNSPOUT                            | GWB  | GYPSSUM WALL BOARD | MANU | MANUFACTURER           | RQD   | REQUIRED              | W    | WASHER                 |
| CENTER LINE    | DTL  | DETAIL                               | HB   | HOSE BIB           | MTL  | METAL                  | RM    | ROOM                  | W    | WITH                   |
| CEILING        | DWG  | DISHWASHER                           | HC   | HOLLOW CORE        | MECH | MECHANICAL             | SC    | SOLID CORE            | WC   | WATER CLOSET           |
| CLEAR          | EIFS | DRAWING                              | HT   | HEIGHT             | NC   | NOT IN CONTRACT        | SHT   | SHEET                 | WD   | WOOD                   |
| CONCRETE       | EL   | EXTERIOR INSULATION FINISHING SYSTEM | HDWR | HARDWARE           | NTS  | NOT TO SCALE           | SHWR  | SHOWER                | W/O  | WITHOUT                |
| MASONRY UNIT   |      | ELEVATION                            | LB   | LOAD BEARING       | OC   | ON CENTER              | SHM   | SIMILAR               | W/M  | WELDED WIRE MESH       |

## SYMBOLS

|  |                                                            |  |                                                                     |  |                                                              |
|--|------------------------------------------------------------|--|---------------------------------------------------------------------|--|--------------------------------------------------------------|
|  | CENTERLINE                                                 |  | DRAWING CALL-OUT: DRAWING NUMBER SHEET REFERENCE                    |  | ELEVATION MARKER: XXX-XX X"X" BENCHMARK SPOT LOCATION        |
|  | DOOR TAG: DOOR REFERENCE (SEE DOOR SCHEDULE)               |  | ELEVATION CALL-OUT: VIEW DIRECTION DRAWING NUMBER SHEET REFERENCE   |  | SECTION CUT CALL-OUT: DRAWING REFERENCE SECTION CUT LOCATION |
|  | WINDOW TAG: WINDOW REFERENCE (SEE WINDOW SCHEDULE)         |  | ELEVATION CALL-OUT: VIEW DIRECTION DRAWING NUMBER SHEET REFERENCE   |  | SECTION CUT CALL-OUT: DRAWING REFERENCE SECTION CUT LOCATION |
|  | WALL TAG: WALL TYPE REFERENCE (SEE WALL / PARTITION TYPES) |  | SECTION CUT CALL-OUT: VIEW DIRECTION DRAWING NUMBER SHEET REFERENCE |  | SECTION CUT CALL-OUT: DRAWING REFERENCE SECTION CUT LOCATION |

## PROJECT DATA

|                          |                                         |
|--------------------------|-----------------------------------------|
| JURISDICTION:            | MONTGOMERY COUNTY, MD                   |
| BUILDING CODE:           | 2021 IRC & MONTGOMERY COUNTY AMENDMENTS |
| BUILDING USE GROUP:      | SINGLE-FAMILY, DETACHED                 |
| CONSTRUCTION TYPE:       | 5B - COMBUSTIBLE, UNPROTECTED           |
| FIRE SUPPRESSION SYSTEM: | NA                                      |

## BENNETT FRANK MCCARTHY architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222 www.bfmarch.com fax (301) 585-8917

### OWNER

Pat and Wyman Stokes  
14830 Canaan Dr.  
Fort Myers, FL 33908

### STRUCTURAL ENGINEER

Robert Wixson, APAC Engineering, Inc.  
8555 16th St, Suite 200  
Silver Spring, MD 20910

(301) 565-0543

### MECHANICAL CONSULTANT

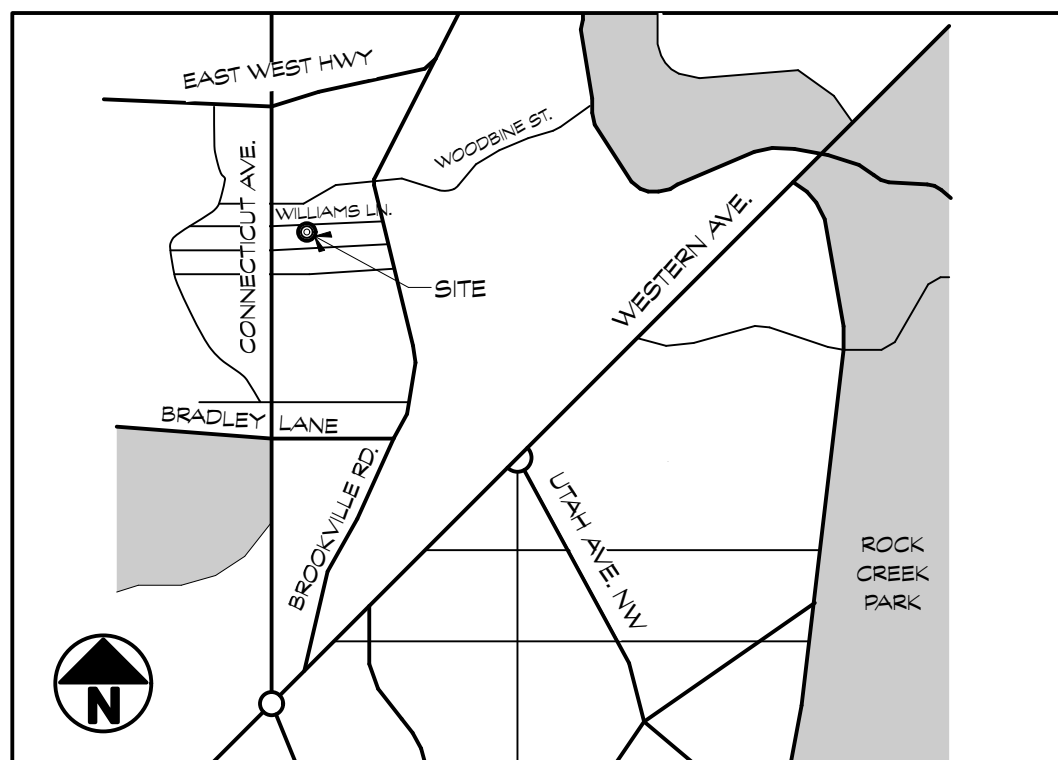
Gallant Mechanical  
13001 Cleveland Drive  
Rockville, Maryland 20850

(240) 750-4988

## DRAWING LIST

| REV.  | SHEET | TITLE                                    |
|-------|-------|------------------------------------------|
| 0000  |       | COVER SHEET                              |
| SP100 |       | SPECIFICATIONS                           |
| SP101 |       | SPECIFICATIONS                           |
| DR100 |       | DRAINAGE PLAN                            |
| CS100 |       | SECTION 5 COMPLIANCE NOTES               |
| D100  |       | CELLAR & FIRST FLOOR DEMOLITION PLANS    |
| D101  |       | SECOND FLOOR & ATTIC DEMOLITION PLANS    |
| D200  |       | DEMOLITION ELEVATIONS                    |
| A100  |       | CELLAR & FIRST FLOOR PLANS               |
| A101  |       | SECOND FLOOR & ATTIC PLANS               |
| A102  |       | ROOF PLAN AND SCHEDULES                  |
| A103  |       | GARAGE PLANS AND SCHEDULES               |
| A104  |       | GARAGE SECTIONS                          |
| A200  |       | PROPOSED ELEVATIONS                      |
| A201  |       | PROPOSED ELEVATIONS                      |
| A202  |       | EXTERIOR DETAILS                         |
| A203  |       | EXTERIOR DETAILS                         |
| A204  |       | EXTERIOR DETAILS                         |
| A300  |       | BUILDING SECTIONS                        |
| A301  |       | BUILDING SECTIONS                        |
| A302  |       | BUILDING SECTIONS                        |
| A303  |       | WALL SECTIONS                            |
| A400  |       | INTERIOR ELEVATIONS                      |
| A401  |       | INTERIOR ELEVATIONS                      |
| A402  |       | INTERIOR ELEVATIONS                      |
| S001  |       | FOUNDATION PLAN                          |
| S001  |       | FIRST FLOOR FRAMING PLAN                 |
| S002  |       | SECOND FLOOR FRAMING PLAN                |
| S003  |       | ATTIC FRAMING PLAN                       |
| S004  |       | ROOF FRAMING PLAN                        |
| S003  |       | ATTIC FRAMING PLAN                       |
| S100  |       | WIND BRACING PLANS                       |
| S101  |       | WIND BRACING PLANS                       |
| S200  |       | STRUCTURAL NOTES & DETAILS               |
| S201  |       | STRUCTURAL DETAILS                       |
| S202  |       | STRUCTURAL DETAILS                       |
| S203  |       | STRUCTURAL DETAILS                       |
| S300  |       | GARAGE FRAMING PLANS                     |
| S301  |       | GARAGE WIND BRACING PLANS                |
| M100  |       | CELLAR & FIRST FLOOR MECHANICAL PLANS    |
| M101  |       | SECOND FLOOR & ATTIC MECHANICAL PLANS    |
| M102  |       | GARAGE MECHANICAL PLANS & SPECIFICATIONS |
| E100  |       | CELLAR & FIRST FLOOR ELECTRICAL PLANS    |
| E101  |       | SECOND FLOOR & ATTIC ELECTRICAL PLANS    |
| E102  |       | GARAGE ELECTRICAL PLANS & SPECIFICATIONS |

## VICINITY MAP



## DATE

4/28/25  
6/8/25  
6/8/25  
7/8/25  
7/8/25  
7/22/25

## ISSUE

PERMIT SET  
PERMIT RESPONSE #1  
PERMIT RESPONSE #2  
PERMIT RESPONSE #3  
PERMIT RESPONSE #4  
PERMIT RESPONSE #5

© 2025 Bennett Frank McCarthy Architects, Inc.

## CERTIFICATION

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218  
EXPIRATION DATE: 10/31/2025



WILLIAMS LN. #2462

- Fiberglass batt insulation shall be Kraft paper faced when concealed by suitable finishes. Insulation installed in unfinished conditions shall be foil faced.

7.12 Gutters & Downspouts: Provide and install 0.025" thick aluminum 6" wide K style gutters and round downspouts (to match existing in size and profile) to PVC boot to PVC subgrade pipe to drain to daylight or drywell, unless noted otherwise on drawings.

1.2 Drywall Level of Finish: unless noted otherwise, drywall surfaces to receive flat sheen paint shall be finished consistent with Level 4 of Recommended Levels of Gypsum Board Finish (GA-214-10e). Drywall surfaces designated to receive eggshell or semi-gloss sheen paint shall be finished consistent with Level 5. Substrates to receive tile, and garages, may be finished to level 2

9.3.4 Lamine Plank Flooring: Install Owner-provided floating floor system consisting of laminate planks with mechanically interlocking tongue and groove edge profile at two basement storage rooms. Plank shall consist of a scratch resistant, decorative plastic surface bonded directly to a high density substrate of wood fibers and water resistant adhesive (HDF core), minimum 7mm thick. Plank shall have a minimum wear and use rating of AC3-23 (Heavy Residential).

- Installation shall be in accordance with the manufacturer's instructions.
- Samples: provide full range of colors and patterns. Color/finish to be selected by Owner and Architect. See Division 17 for Allowance Summary.
- All concrete, masonry, sheetrock and framing, etc. should be thoroughly dry before flooring is delivered.
- Maintain relative humidity planned for building occupants and ambient temperature between 65 F and 75 F in spaces to receive flooring for 48 hours prior and during installation.
- Allow minimum of 48 hours for the flooring material to become acclimated to job site conditions.
- Verify strip flooring direction with Architect before starting installation.
- Fill voids in subfloor to a maximum 3/16" deviation in any direction when checked with a 10 foot straight edge. The subfloor must be sound and tight to yield a squeak-free installation.
- Stagger end joint locations a minimum of 10-12 inches.
- Install divider strips where flooring terminates at centerline of doors and adjacent to other materials.
- Provide expansion space of not less than 1/4 inch at walls and other obstructions and terminations of flooring.
- Provide end caps, T expansions and transition strips as needed.
- Nail trim to wall; do not nail to flooring.
- Seal flooring penetrations and perimeters at wet areas with silicone sealant.
- Undercut wood door frames and allow for 1/4" minimum expansion clearance.
- Installations above concrete slabs on grade or other moisture sensitive areas should be over a 24 mil high-density polyethylene vapor barrier with joints lapped and taped.
- Provide surplus material equivalent to 3% of the installed floor area.

© 2025 Bennett Frank McCarthy Architects, Inc.

SPECIFICATIONS

DIVISION 10: SPECIALTIES

- 10.1 Bathroom accessories: Owner shall provide all bathroom accessories including hung mirrors, medicine cabinets, curtain rods, towel bars, toilet paper holders, hooks, etc. Contractor shall install. Coordinate and install blocking for all wall hung accessories.
- 10.2 Glass shower enclosures: Owner to provide and install. Coordinate and provide blocking for shower enclosures.
- 10.3 Fixed mirrors: Owner to provide, Contractor to install.
- 10.4 Closets interiors: provide 3/4" thick (actual) plastic laminate shelves with perimeter wood 1x3 cleats and intermediate shelf supports as necessary for span. Coordinate layout with Owner and as noted below.
  - Clothes closets: provide with chrome rod @60" AFF. (with intermediate bracket supports max. 32" o.c.), one 12" deep shelf @ 63" AFF and second shelf @ 78" AFF. Provide additional shelves as ceiling height permits.
  - Linen/pantry closets: provide 16" deep shelving (or shallower as necessitated by closet depth) at 14" increments vertically, or as shown.
  - Master bedroom closet shelving and rod provided and installed by Owner.
- 10.5 Soffit Vent: Provide continuous 1-1/2" aluminum vent. See Drawings for locations and installation.
- 10.6 Access Panels: Provide paint grade, hinged, metal access panels to all concealed mechanical, plumbing and electrical devices to include (but not limited to) dampers, valves, shut-offs, disconnects, transformers, etc.
- 10.7 Acoustics Accessories at Primary Bath plumbing above LR
  - Pipe isolation: all supply and waste pipe penetrations shall be acoustically isolated from joists, blocking, plywood, studs and drywall to isolate pipes fro structure and finishes. Isolation shall be by means of appropriate Hubbard Enterprises "HoldRite" accessories, such as Isolator 261, 262, or 271, or alternate resilient sealer where installation of accessories is infeasible.
  - See Section 15.1.3 for use of cast iron waste pipe. Wrap all PVC sanitary waste lines and fittings with Soundlag 4525C flexible convoluted foam by Pyrotek Industries, per manufacturer's recommendations. Seal joints with Soundlag Tape ALR.
- 10.8 Wood burning fireplace: Owner to select, Contractor to provide and install Isokern wood-burning fireplace, and all associated flues and components. Install per manufacturer's requirements, including approved chimney / flue pipe, flashing kit, pipe termination kit as required for complete installation. Provide flush tile hearth at fireplace. Provide tight fitting flue dampers and outdoor air for combustion.

DIVISION 11: EQUIPMENT

- 11.1 Cabinets and countertops: Owner to provide, Contractor to install.
- 11.2 Appliances: Owner to provide, Contractor to install. Appliances and heating equipment shall all be Energy Star rated. Provide overflow pan and drain at washing machine with water alarm in overflow pan. Use braided stainless steel supply hoses.



REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

DS

© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

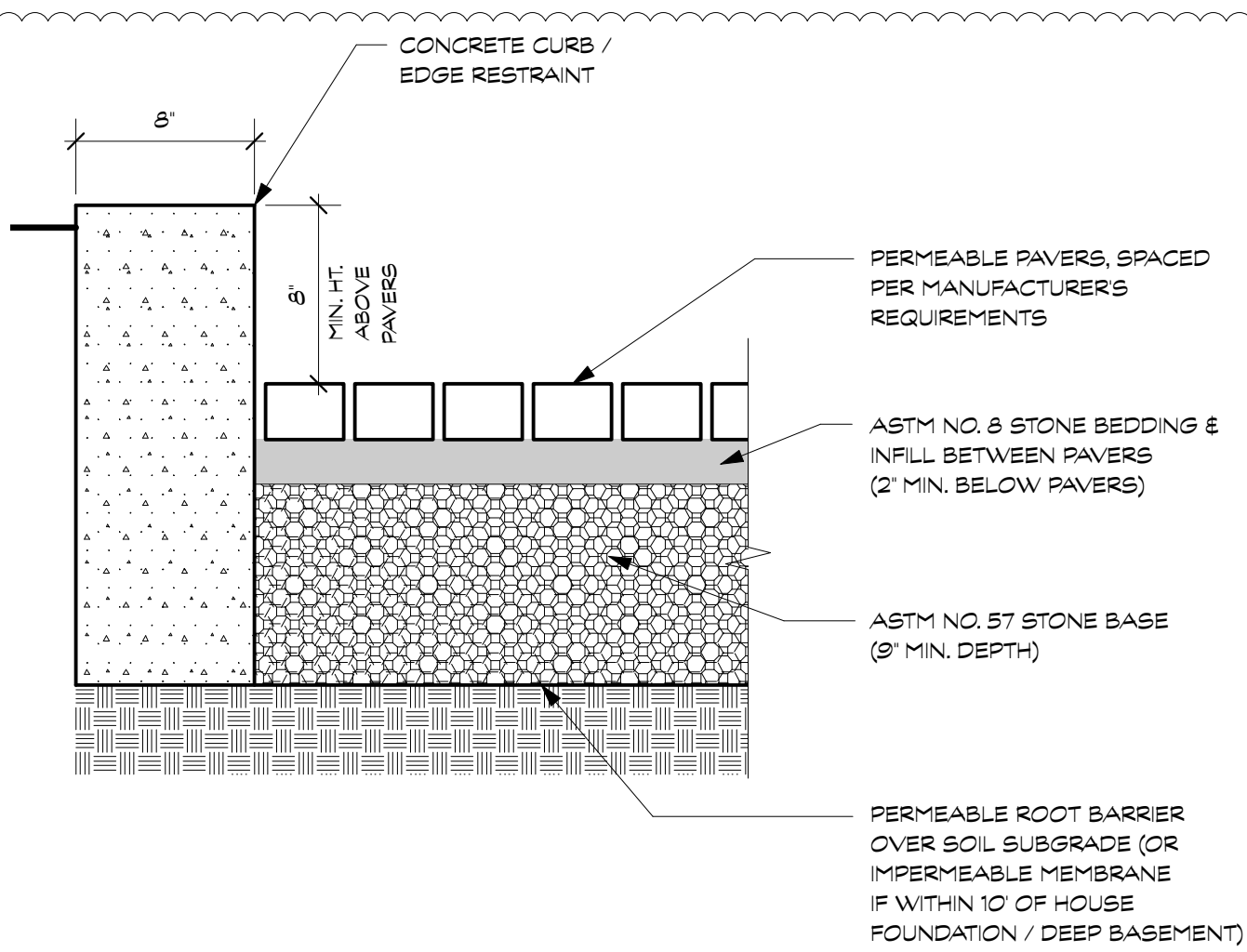
28 APRIL 2025 - PERMIT SET

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Gault*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

| ROOF DRAINAGE ANALYSIS |                           |                           |                                 |
|------------------------|---------------------------|---------------------------|---------------------------------|
| DRAINAGE LOCATION      | EXISTING ROOF AREA SERVED | PROPOSED ROOF AREA SERVED | DRAINAGE DESTINATION            |
| DOWNSPOUT #1           | 160 SF                    | 370 SF                    | TO PERMEABLE PAVER DRIVEWAY     |
| DOWNSPOUT #2           | 373 SF                    | 373 SF                    | TO SIDEWALK VIA SUBSURFACE PIPE |
| DOWNSPOUT #3           | 234 SF                    | 234 SF                    | EXISTING D.S. TO GRADE          |
| DOWNSPOUT #4           | 470 SF                    | 470 SF                    | TO DRYWELL #1                   |
| DOWNSPOUT #5           | 160 SF                    | 362 SF                    | TO DRYWELL #1                   |
| DOWNSPOUT #6           | 0 SF                      | 165 SF                    | TO DRYWELL #1                   |
| DOWNSPOUT #7           | 0 SF                      | 165 SF                    | TO PERMEABLE PAVER DRIVEWAY     |
| DOWNSPOUT #8           | 0 SF                      | 228 SF                    | TO DRYWELL #2                   |
| DOWNSPOUT #9           | 0 SF                      | 340 SF                    | TO DRYWELL #2                   |
| DOWNSPOUT #10          | 0 SF                      | 208 SF                    | TO DRYWELL #2                   |
| TOTAL                  | 1397 SF                   | 2315 SF                   | Δ=1518 SF                       |

TOTAL SURFACE AREA DIRECTED TO DRYWELL #1: 997 SF FROM DOWNSPOUTS 4-6  
TOTAL SURFACE AREA DIRECTED TO DRYWELL #2: 776 SF FROM DOWNSPOUTS 8-10  
TOTAL SURFACE AREA DIRECTED TO PERMEABLE PAVERS:  
DRIVEWAY 2: 622 SF  
ALL CURBS: 156 SF  
DOWNSPOUT 7: 165 SF  
DOWNSPOUT 9: 165 SF  
1,315 SF  
TOTAL AREA OF PERMEABLE PAVERS: 1,587 SF



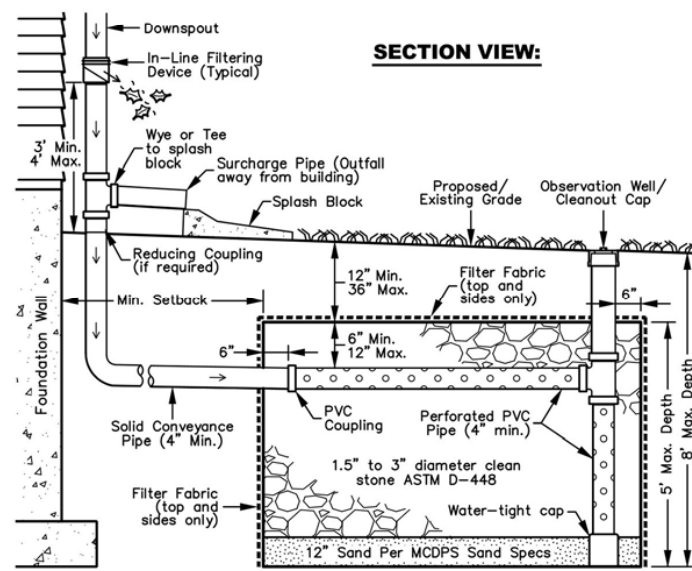
2 PERMEABLE PAVER INSTALLATION  
Scale: 1-1/2" = 1'-0"

Appendix B

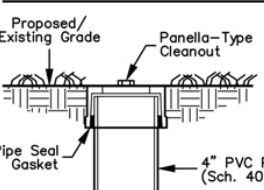
Drywell Information and Detail

GENERAL NOTES:

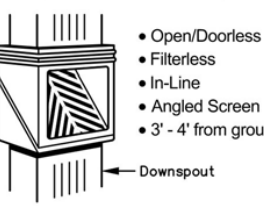
- Dry wells may receive water from roof downspouts only.
- Length, width and depth of each dry well is to be as specified by the design engineer on the approved plan.
- Manufactured sand is not acceptable. Refer to the MCSPS Sand Specifications.
- With the Inspector's approval dry well locations may be field adjusted for site conditions. All adjustments must meet the minimum setbacks.
- Impermeable liners may be used when specified by the design engineer and shown on the plan.
- Overflow pipes may be used when specified by the design engineer and shown on the plan. They shall be set at a minimum 2% slope. If the overflow is to daylight the outfall invert shall be shown.
- Pop-up emitters may be used when specified by the design engineer and shown on the plan.



OBSERVATION WELL/ CLEANOUT CAP DETAIL:



IN-LINE FILTERING DEVICE DETAIL:



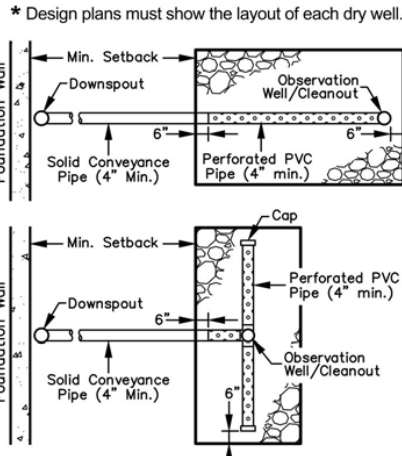
LAYOUT GUIDANCE:

- Downspouts shall be shown on the plan view.
- Conveyance pipe(s) from the downspout(s) to the dry well shall be shown on the plan view, including connections from other downspouts. Standard, readily-available bends shall be used at couplings.
- When possible there should be only one conveyance pipe entering the dry well. It should be centered and should enter at 90 degrees.
- The interior 6" PVC perforated pipe shall be designed and shown on the plan to maximize distribution within the dry well.
- When a dry well's length is greater than its width, consider locating the perforated pipe along the longest dimension.
- The observation well with cleanout cap shall be shown on the plan view.

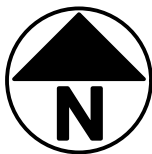
MINIMUM SETBACKS:

- 5 feet from property lines. Zero from ROW.
  - 15 feet from sub-on-grade buildings/pools.
  - 15 feet from buried foundations.
  - 30 feet from septic trench or tank.
  - 100 feet from primary well location or open loop geothermal well.
  - 50 feet from alternate well location or closed loop geothermal well.
  - So as to avoid basement seepage.
  - In accordance with other county requirements.
- PERFORATED PVC PIPE:**
- Schedule 40 PVC
  - 3/8 inch holes
  - 4" on center
  - 90° around pipe

EXAMPLE LAYOUTS\*- PLAN VIEW:



1 DRAINAGE PLAN  
Scale: 1" = 10'-0"



LEGEND

- PROPERTY LINE
- SETBACK LINE
- BUILDING OUTLINE
- WOOD FENCE

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS    |
|---------|--------------------|
| 3/26/25 | HANP PERMIT SET    |
| 4/28/25 | PERMIT SET         |
| 7/15/25 | PERMIT RESPONSE #3 |
| 7/18/25 | PERMIT RESPONSE #4 |
| 7/22/25 | PERMIT RESPONSE #5 |

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

DRAINAGE PLAN

DR100

28 APRIL 2025 - PERMIT SET

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Gulev*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

| EXISTING / PROPOSED BUILDING & HARDSCAPE SURFACES |                                        |          |          |          |
|---------------------------------------------------|----------------------------------------|----------|----------|----------|
| AREA                                              | DESCRIPTION                            | EXIST.   | PROPOSED | Δ        |
| A                                                 | PUBLIC STREET & WALK                   | 1380 SF  | 1380 SF  | 0 SF     |
| B                                                 | FRONT WALK - NW                        | 148 SF   | 148 SF   | 0 SF     |
| C                                                 | FRONT PORCH & STEPS                    | 385 SF   | 385 SF   | 0 SF     |
| D                                                 | HOUSE & BAYS (E AREAWAY)               | 948 SF   | 1820 SF  | 872 SF   |
| E                                                 | GARAGE                                 | 0 SF     | 488 SF   | 488 SF   |
| F                                                 | REAR PATIO (E PLANTER RETAINING WALLS) | 151 SF   | 272 SF   | 121 SF   |
|                                                   |                                        |          |          |          |
| G                                                 | DRIVEWAY 1 (PERMEABLE)                 | 82 SF    | 1587 SF  | 1485 SF  |
| H                                                 | DRIVEWAY 2 (CONCRETE)                  | 0 SF     | 622 SF   | 622 SF   |
| I                                                 | CURB (CONCRETE)                        | 0 SF     | 158 SF   | 158 SF   |
|                                                   |                                        |          |          |          |
| TOTAL - ALL                                       |                                        | 3,104 SF | 6,840 SF | 3,736 SF |

TOTAL STORM WATER TREATMENT REQUIREMENT: 3,736 SF  
TREATED BY PERMEABLE PAVERS: 2,902 SF  
TREATED BY DRYWELL #1: 987 SF  
TREATED BY DRYWELL #2: 776 SF  
TOTAL RUNOFF TREATED: 4,675 SF

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222    www.bfmarch.com    fax (301) 585-8917

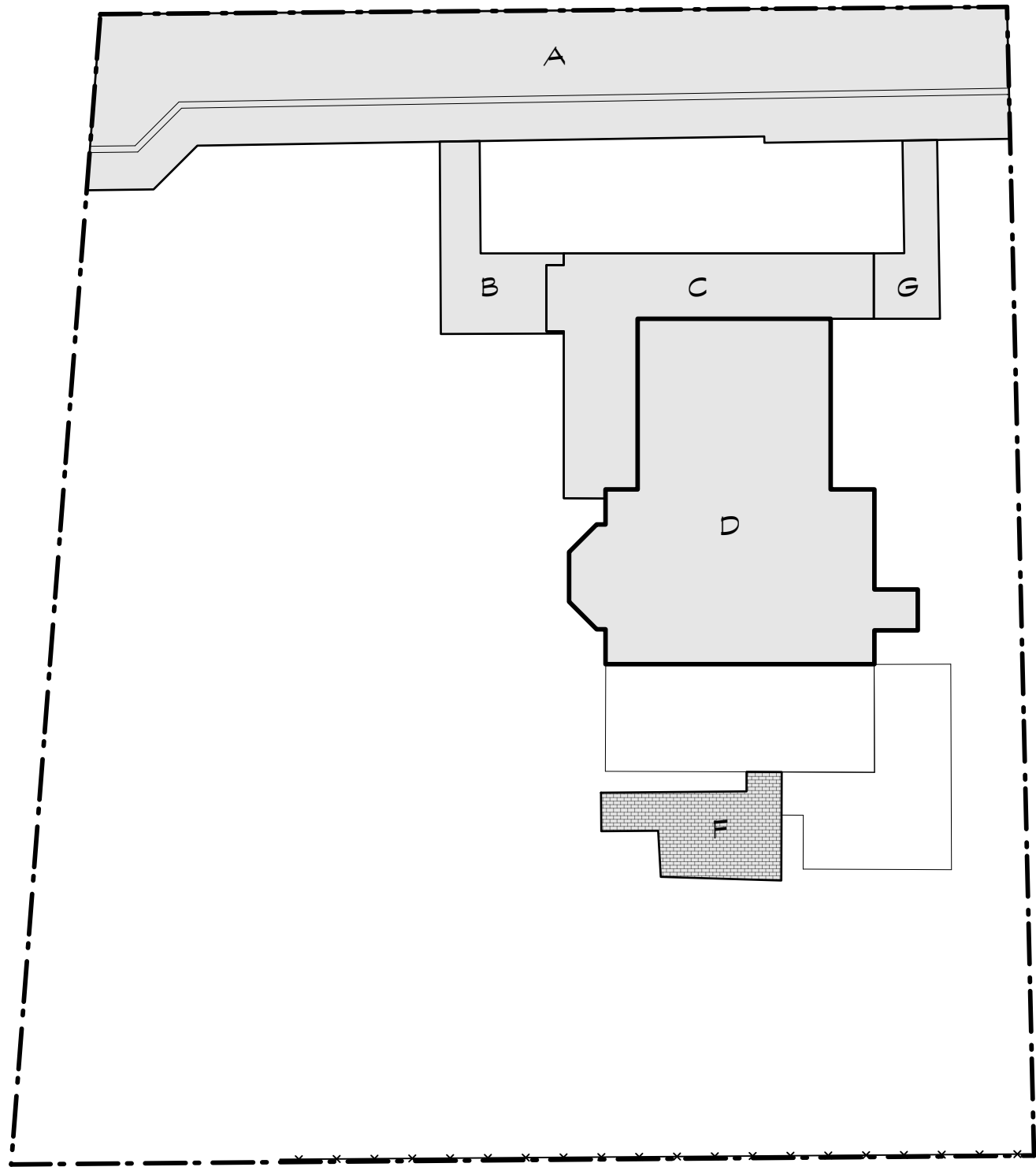
| DATE    | ISSUE - REMARKS               |
|---------|-------------------------------|
| 7/22/25 | PERMIT RESPONSE #5 / <i>S</i> |
|         |                               |
|         |                               |
|         |                               |
|         |                               |
|         |                               |
|         |                               |
|         |                               |
|         |                               |
|         |                               |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.  
LICENSE #: 15218  
EXPIRATION DATE: 10/31/2025

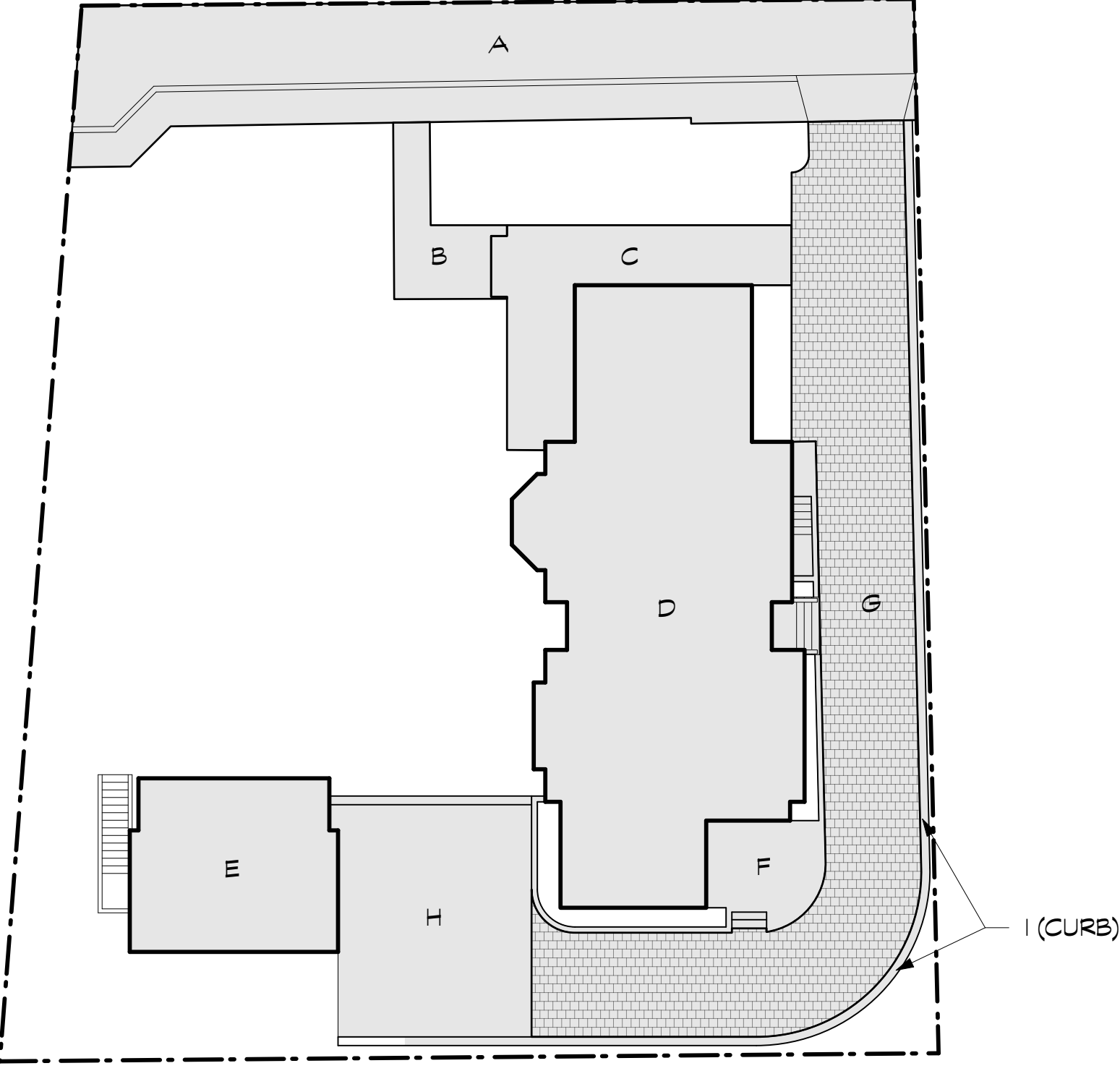
ARCHITECT  
15218  
BENNETT FRANK MCCARTHY  
STATE OF MARYLAND

DS

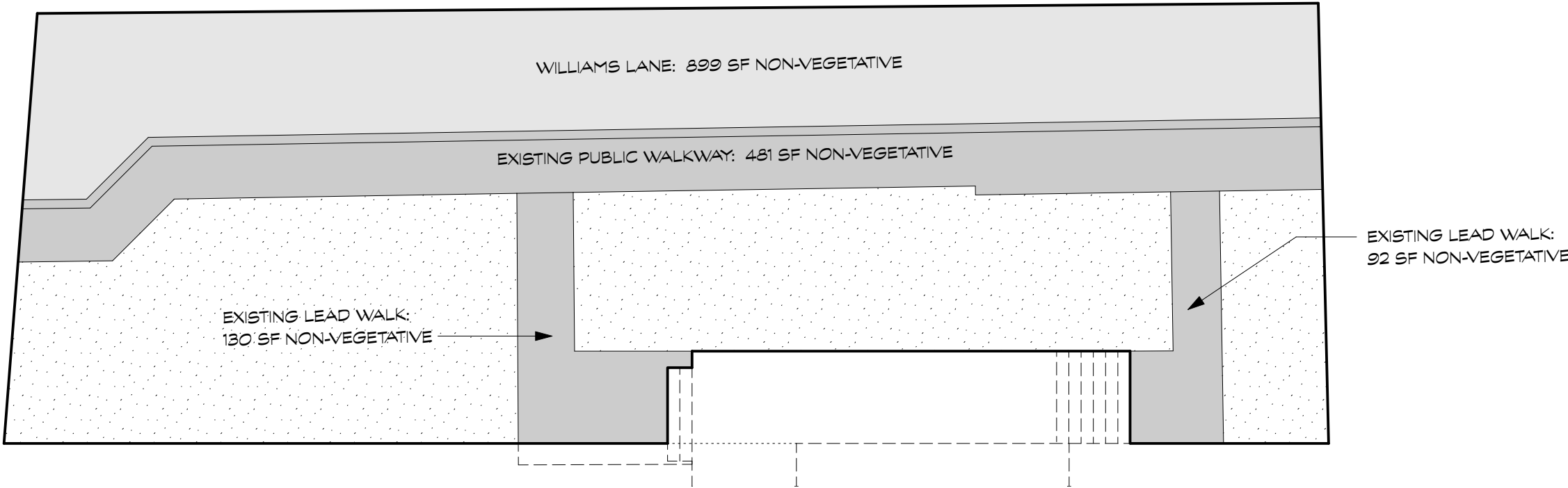
© 2025 Bennett Frank McCarthy Architects, Inc.



1 EXISTING SITE PLAN (PAVING & IMPERMEABLE)  
Scale: 1/16" = 1'-0"

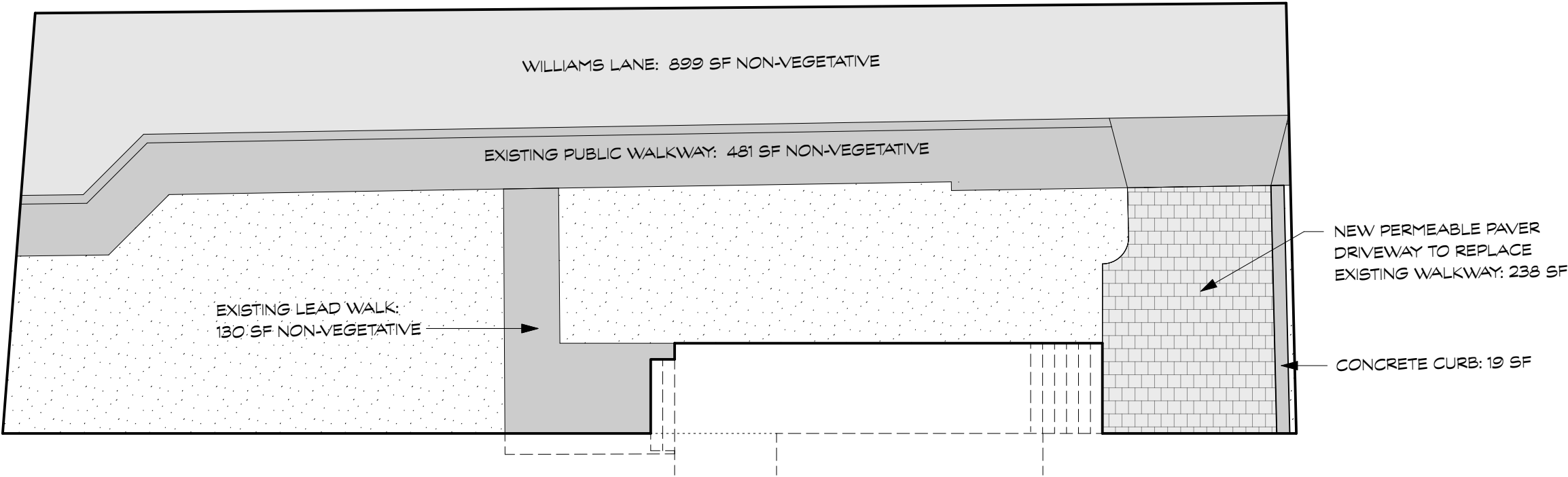


2 PROPOSED SITE PLAN (PAVING & IMPERMEABLE)  
Scale: 1/16" = 1'-0"



3 EXISTING FRONT YARD PLAN  
Scale: 1" = 10'-0"

| EXISTING:                                                    |          |       |
|--------------------------------------------------------------|----------|-------|
| TOTAL FRONT YARD                                             | 2,941 SF | 100%  |
| VEGETATIVE                                                   | 1,339 SF | 45.5% |
| NON-VEGETATIVE                                               | 1,602 SF | 54.5% |
| WILLIAMS LANE                                                | 899 SF   | 30.6% |
| PUBLIC WALK                                                  | 481 SF   | 16.4% |
| PRIVATE WALKS                                                | 222 SF   | 7.5%  |
| % NON-VEGETATIVE IF EXCLUDING PUBLIC STREET & WALKWAY: 14.2% |          |       |



4 PROPOSED FRONT YARD PLAN  
Scale: 1" = 10'-0"

| PROPOSED:                                                    |          |       |
|--------------------------------------------------------------|----------|-------|
| TOTAL FRONT YARD                                             | 2,941 SF | 100%  |
| VEGETATIVE                                                   | 1,174 SF | 39.9% |
| NON-VEGETATIVE                                               | 1,767 SF | 60.1% |
| WILLIAMS LANE                                                | 899 SF   | 30.6% |
| PUBLIC WALK                                                  | 481 SF   | 16.4% |
| PRIVATE WALKS, CURB, & DRIVEWAY                              | 387 SF   | 13.1% |
| % NON-VEGETATIVE IF EXCLUDING PUBLIC STREET & WALKWAY: 24.7% |          |       |

**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

SECTION 5  
COMPLIANCE NOTES

**CC5-100**



28 APRIL 2025 - PERMIT SET

WALL LEGEND

EXISTING WALLS AND PARTITIONS TO REMAIN

EXISTING WALLS AND PARTITIONS TO BE REMOVED

NEW WOOD FRAMED WALLS AND PARTITIONS

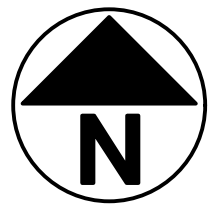
NEW LOW WALLS

NEW CMU WALLS

- GENERAL NOTES:
1. DO NOT SCALE THE DRAWINGS

2. NEW CONSTRUCTION DIMENSIONED TO FRAMING (U.N.O.)

3. EXISTING CONSTRUCTION DIMENSIONED TO FINISH (U.N.O.)



APPROVED

Montgomery County

Historic Preservation Commission

REVIEWED

By Laura DiPasquale at 11:02 am, Jul 29, 2025

BENNETT FRANK MCCARTHY

architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755

(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

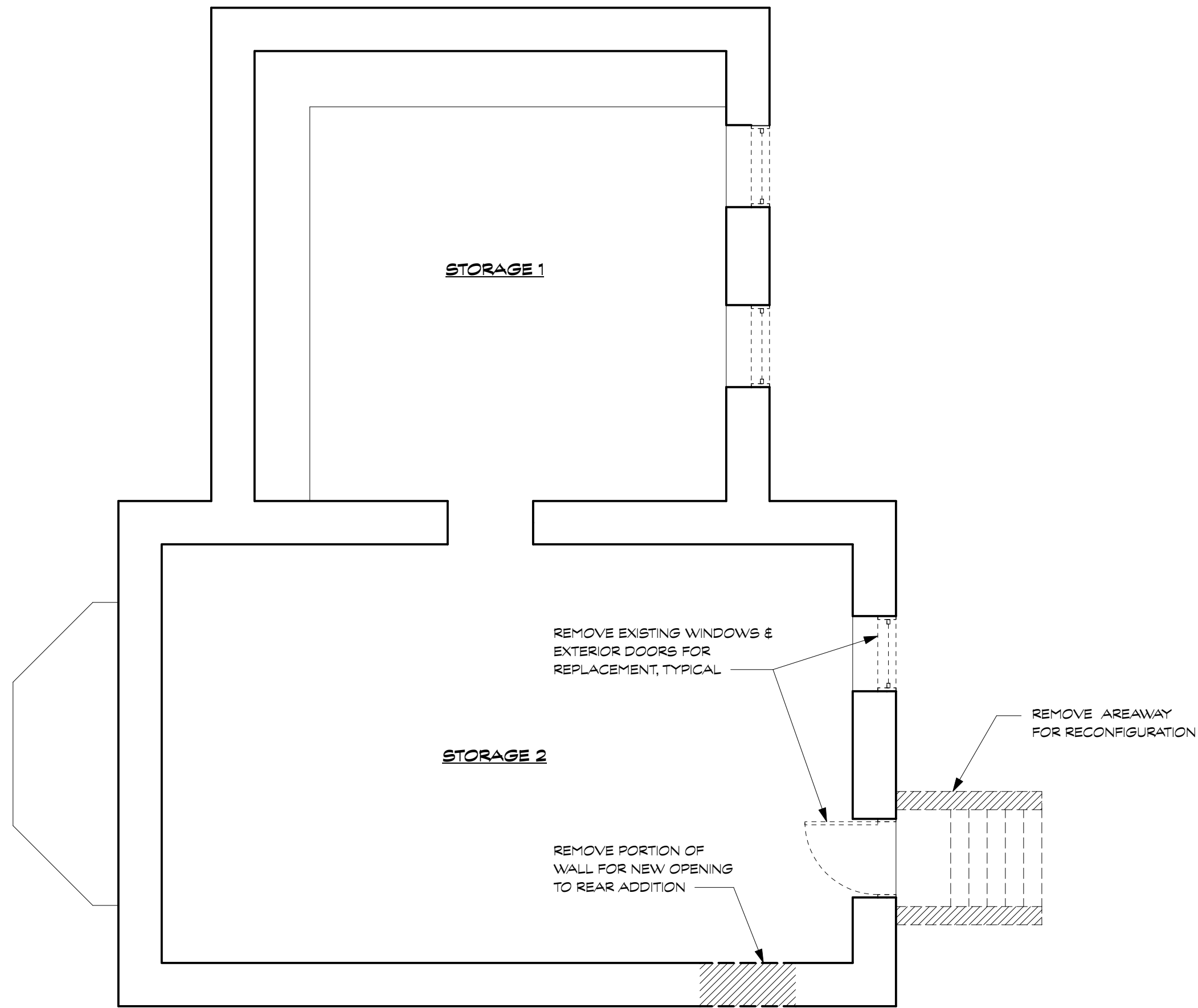
LICENSE #:

15218

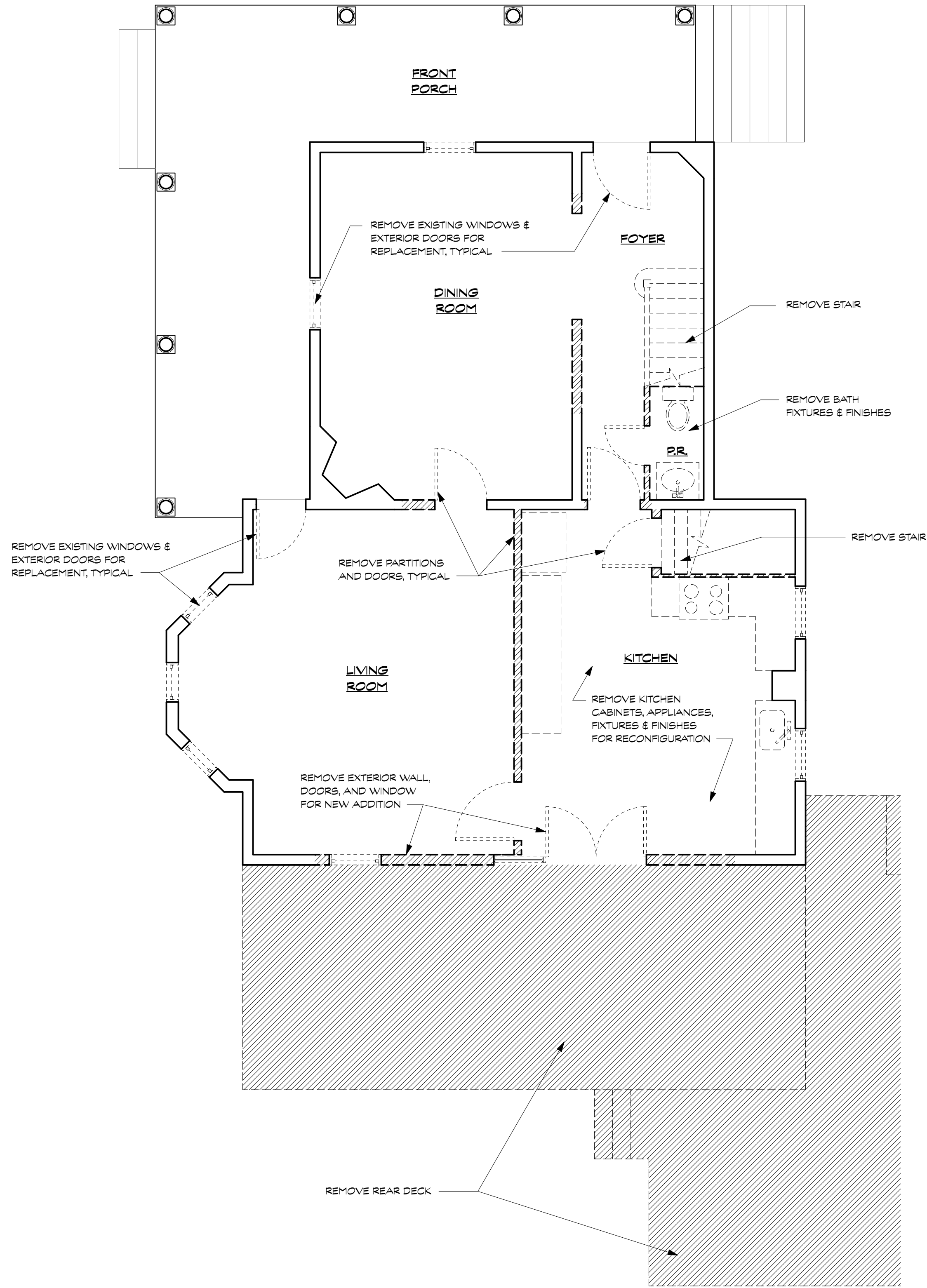
EXPIRATION DATE:

10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.



1 CELLAR DEMOLITION PLAN  
Scale: 1/4" = 1'-0"



2 FIRST FLOOR DEMOLITION PLAN  
Scale: 1/4" = 1'-0"

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

DEMOLITION PLANS

D100

28 APRIL 2025 - PERMIT SET

WALL LEGEND

EXISTING WALLS AND PARTITIONS TO REMAIN

EXISTING WALLS AND PARTITIONS TO BE REMOVED

NEW WOOD FRAMED WALLS AND PARTITIONS

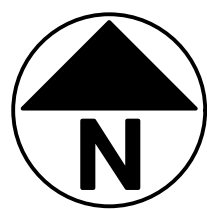
NEW LOW WALLS

NEW CMU WALLS

- GENERAL NOTES:
1. DO NOT SCALE THE DRAWINGS

2. NEW CONSTRUCTION DIMENSIONED TO FRAMING (U.N.O.)

3. EXISTING CONSTRUCTION DIMENSIONED TO FINISH (U.N.O.)



APPROVED

Montgomery County

Historic Preservation Commission

REVIEWED

By Laura DiPasquale at 11:02 am, Jul 29, 2025

BENNETT FRANK MCCARTHY

architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755

(301) 585-2222    www.bfmarch.com    fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

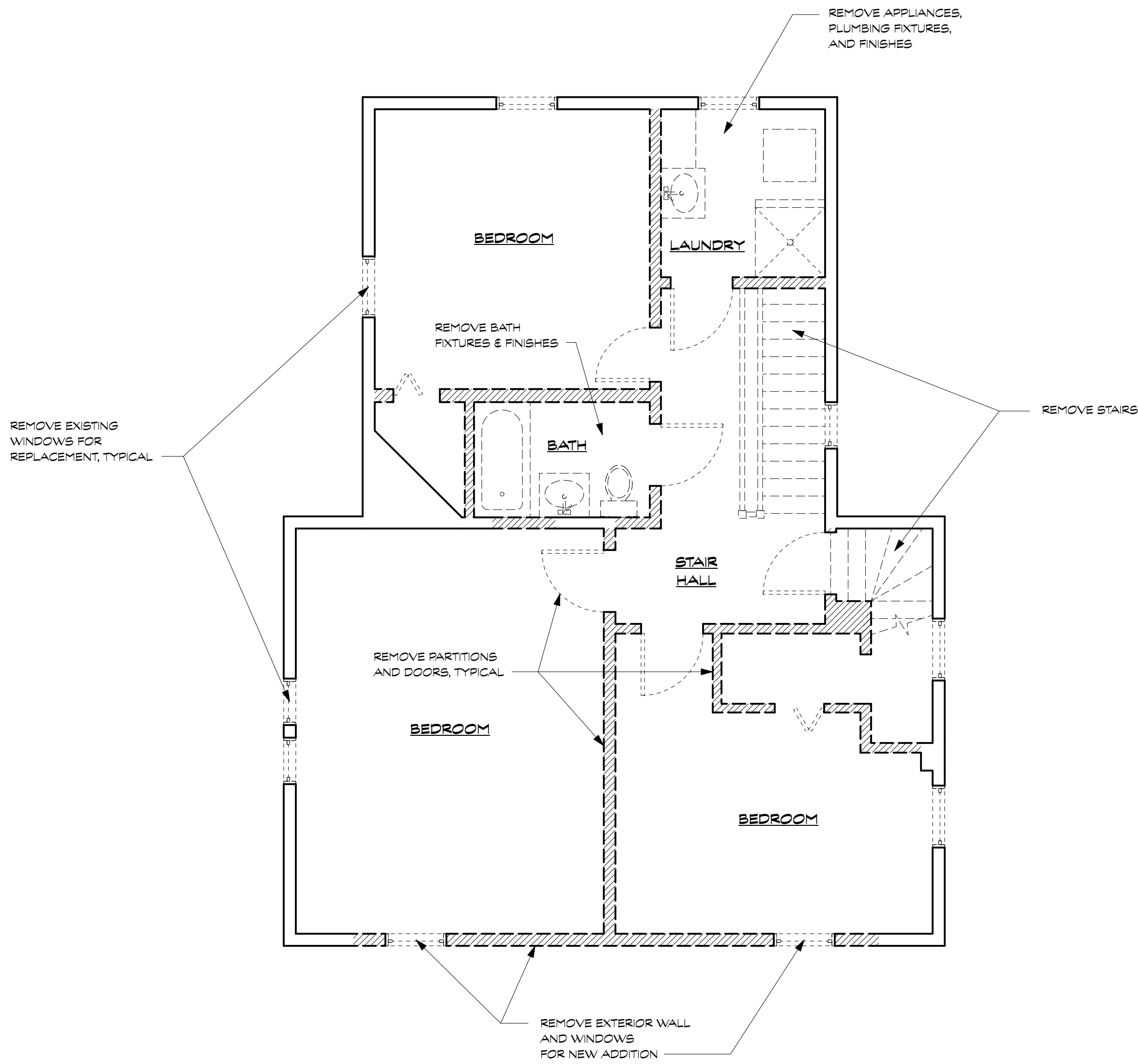
I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218

EXPIRATION DATE: 10/31/2025

DS

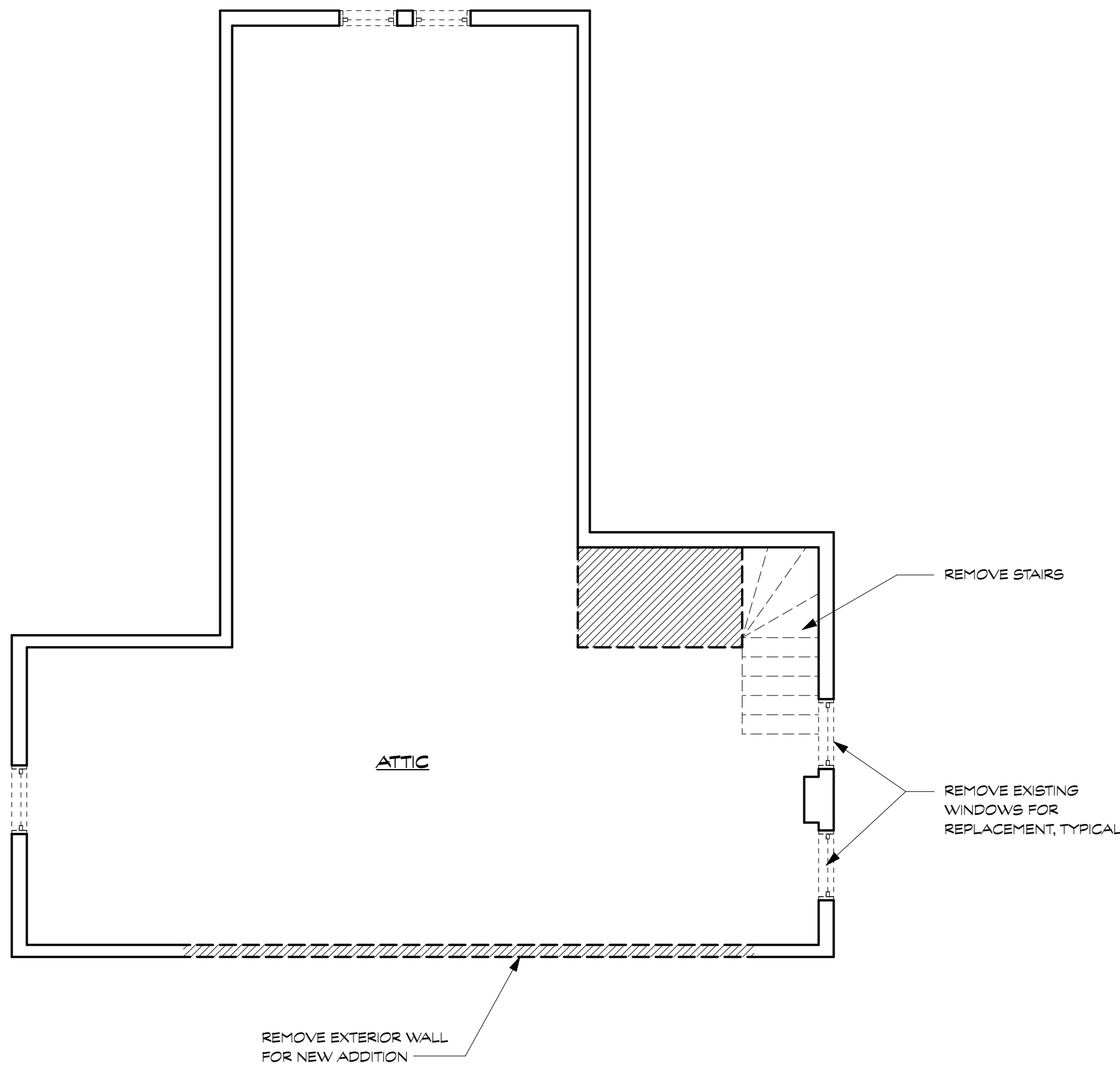
© 2025 Bennett Frank McCarthy Architects, Inc.



1

SECOND FLOOR DEMOLITION PLAN

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



2

ATTIC DEMOLITION PLAN

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

WILLIAMS LANE RENOVATION

3806 Williams Lane, Chevy Chase, MD 20815

Project # 2462

DEMOLITION PLANS

D101

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen D. Galt*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

**BENNETT FRANK MCCARTHY**  
**architects, inc.**

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

DS



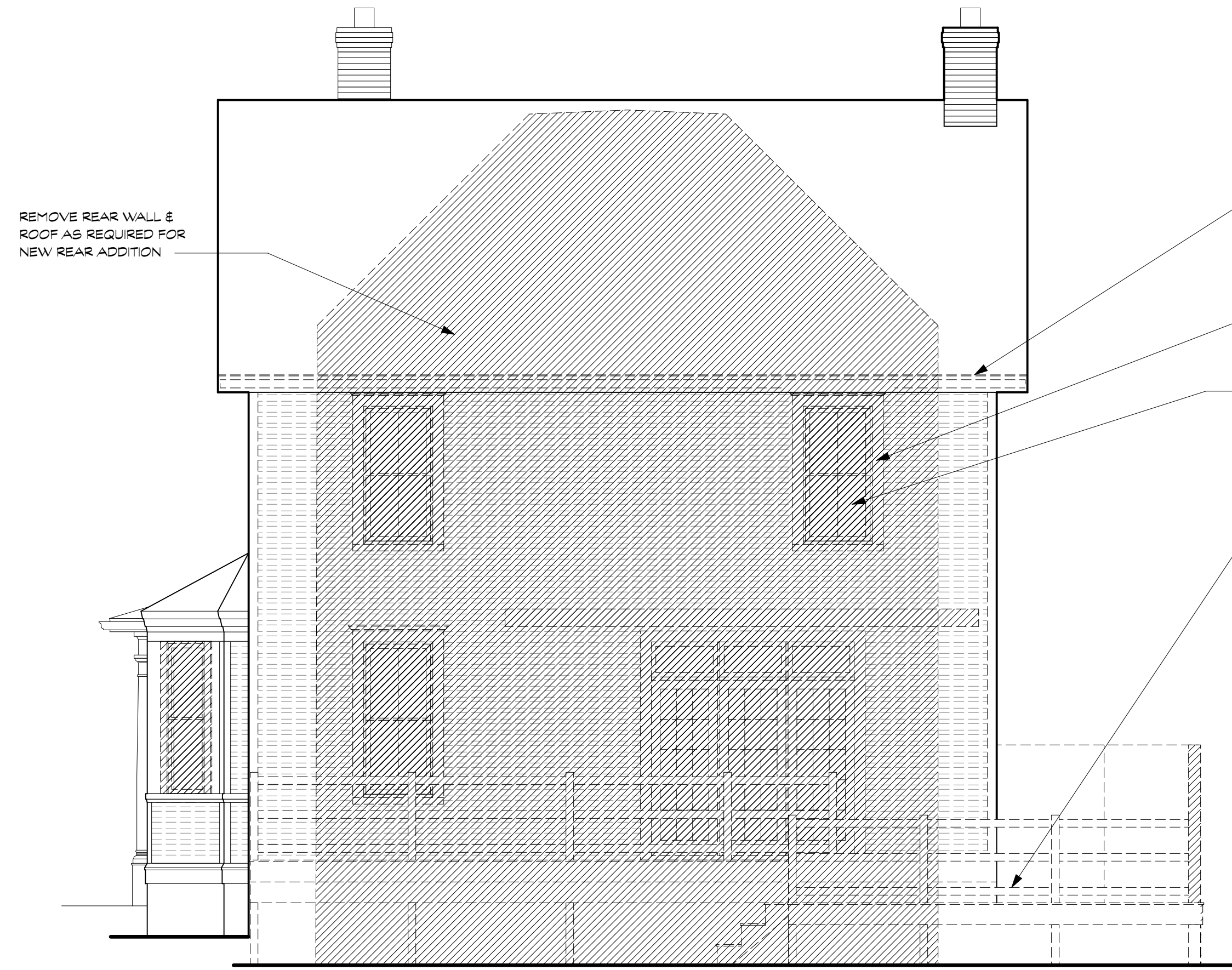
© 2025 Bennett Frank McCarthy Architects, Inc.



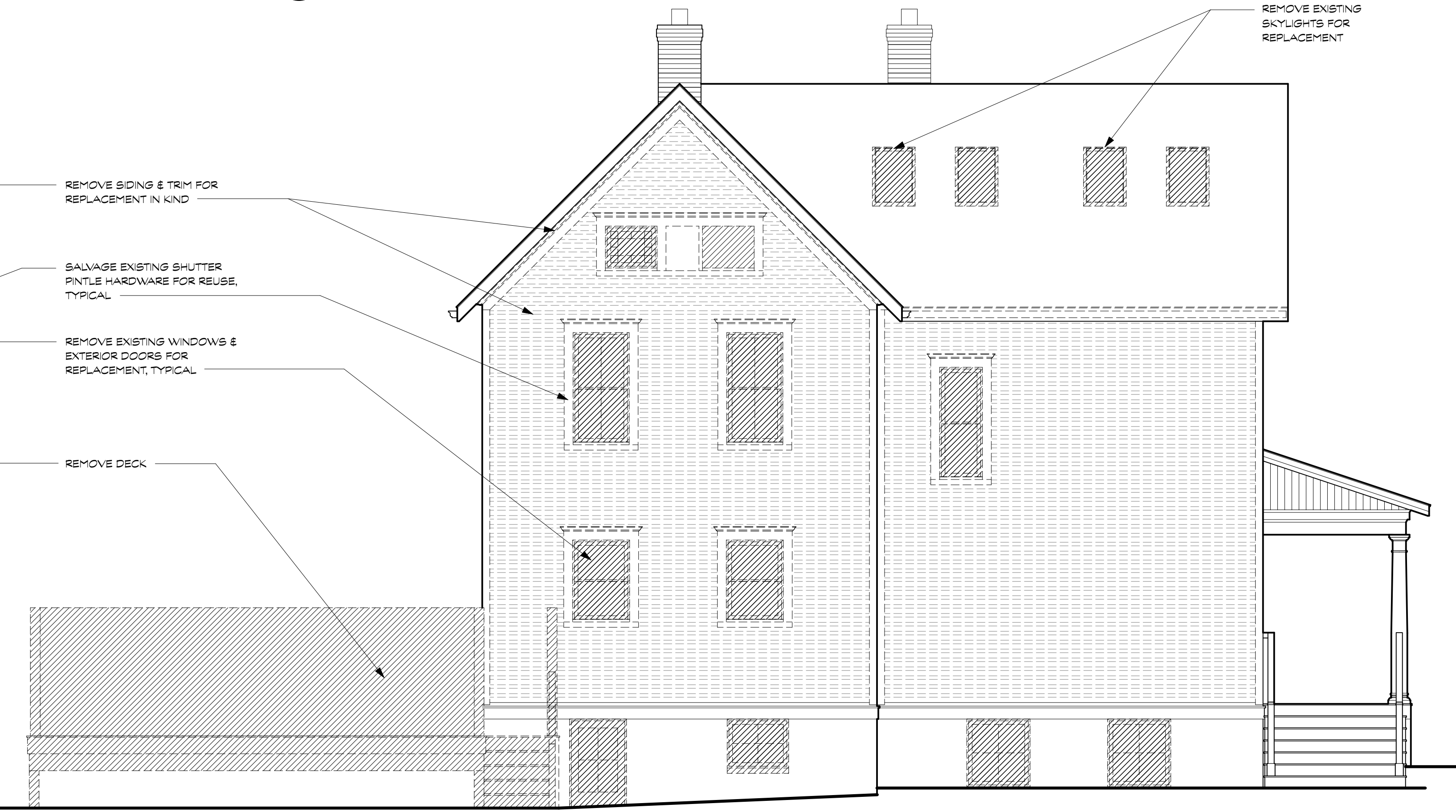
1 FRONT DEMOLITION ELEVATION  
Scale: 1/4" = 1'-0"



2 SIDE DEMOLITION ELEVATION  
Scale: 1/4" = 1'-0"



3 REAR DEMOLITION ELEVATION  
Scale: 1/4" = 1'-0"



4 SIDE DEMOLITION ELEVATION  
Scale: 1/4" = 1'-0"

**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

28 APRIL 2025 - PERMIT SET

DEMOLITION  
ELEVATIONS

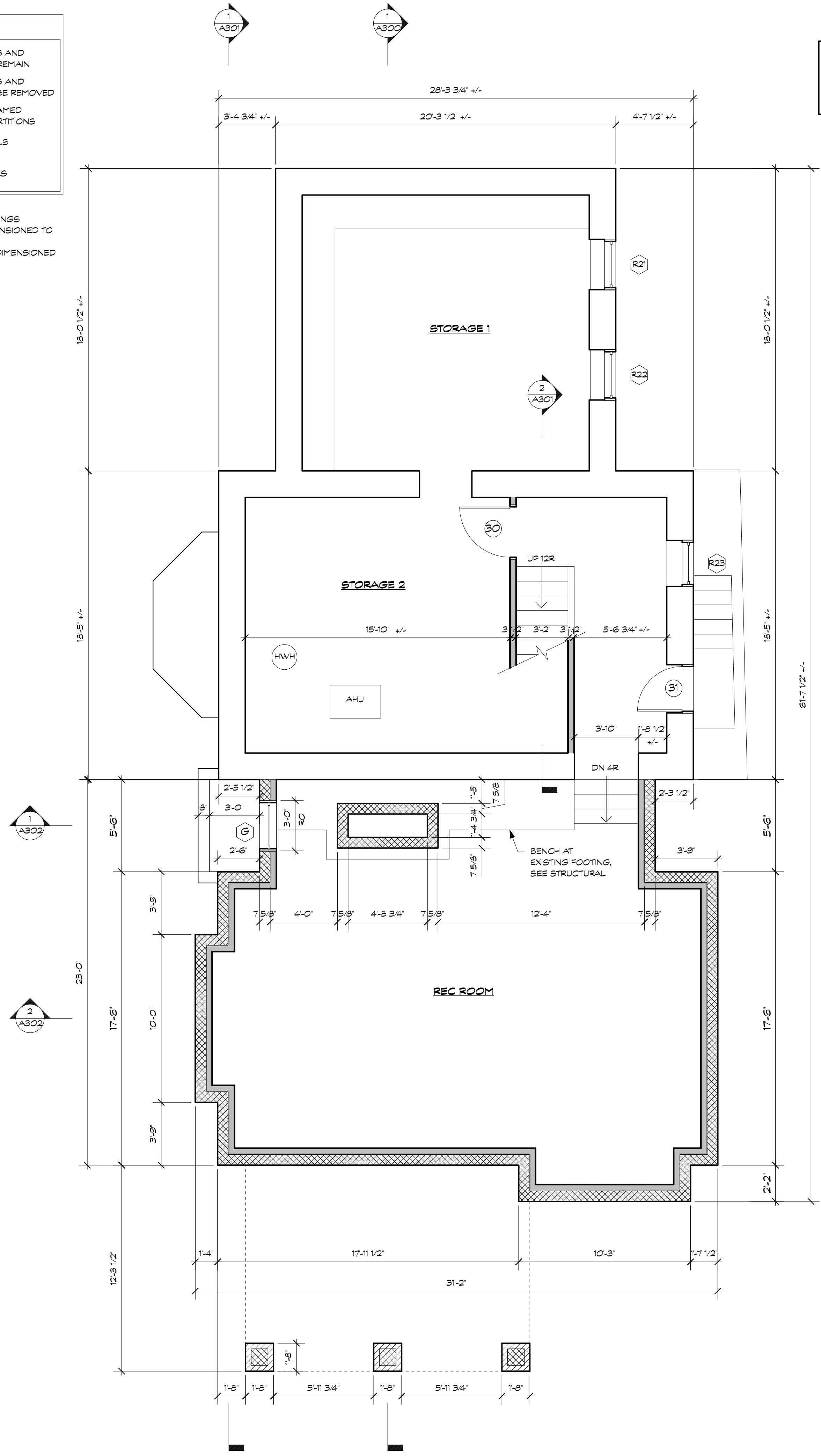
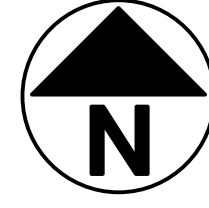
D200

**WALL LEGEND**

- EXISTING WALLS AND PARTITIONS TO REMAIN
- EXISTING WALLS AND PARTITIONS TO BE REMOVED
- NEW WOOD FRAMED WALLS AND PARTITIONS
- NEW LOW WALLS
- NEW CMU WALLS

**GENERAL NOTES:**

- DO NOT SCALE THE DRAWINGS
- NEW CONSTRUCTION DIMENSIONED TO FRAMING (U.N.O)
- EXISTING CONSTRUCTION DIMENSIONED TO FINISH (U.N.O)

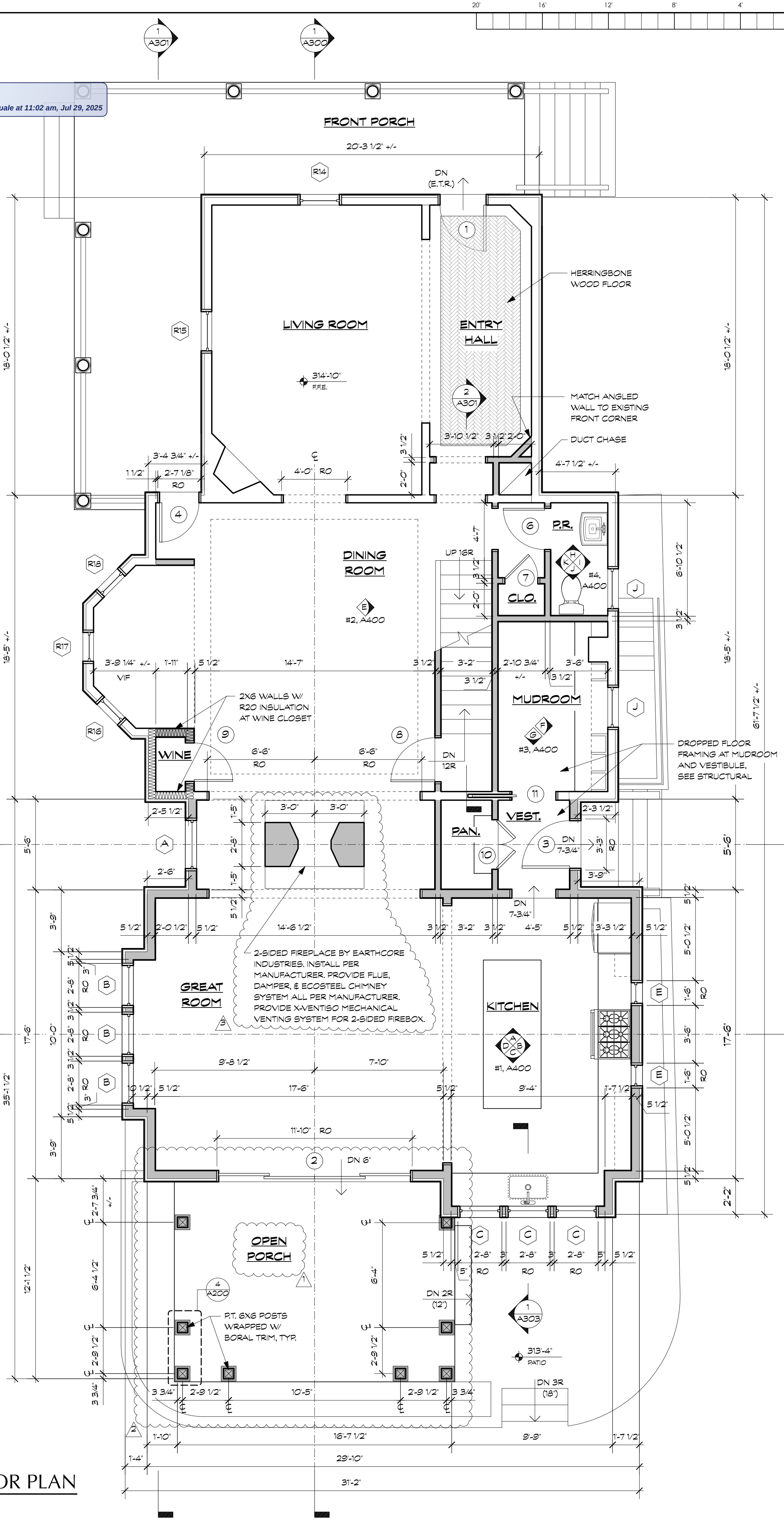


1 PROPOSED CELLAR FLOOR PLAN  
Scale: 1/4" = 1'-0"

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Gault*

**REVIEWED**  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

2 PROPOSED FIRST FLOOR PLAN  
Scale: 1/4" = 1'-0"



**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS    |
|---------|--------------------|
| 3/26/25 | HAMP PERMIT SET    |
| 4/28/25 | PERMIT SET         |
| 6/6/25  | PERMIT RESPONSE #1 |
| 6/9/25  | PERMIT RESPONSE #2 |
| 7/5/25  | PERMIT RESPONSE #3 |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

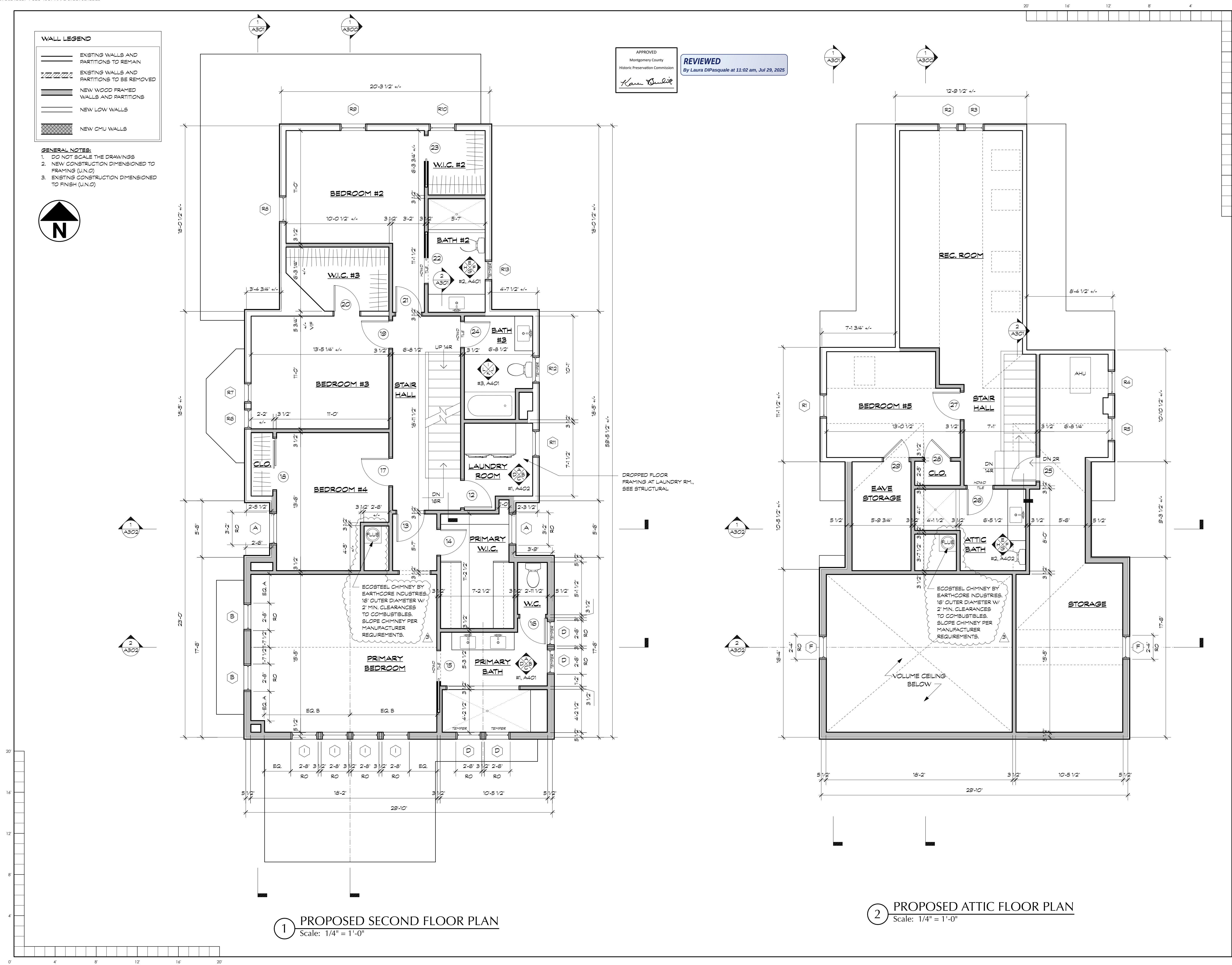
LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

DS

© 2025 Bennett Frank McCarthy Architects, Inc.

**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462  
28 APRIL 2025 - PERMIT SET

PROPOSED CELLAR  
& FIRST FLOOR  
PLANS  
**A100**



**BENNETT FRANK MCCARTHY**  
**architects, inc.**

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS               |
|---------|-------------------------------|
| 3/26/25 | HAMP PERMIT SET               |
| 4/28/25 | PERMIT SET                    |
| 7/15/25 | PERMIT RESPONSE #3 / <i>B</i> |
|         |                               |
|         |                               |
|         |                               |
|         |                               |
|         |                               |
|         |                               |
|         |                               |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

**WILLIAMS LANE RENOVATION**

3806 Williams Lane, Chevy Chase, MD 20815

Project # 2462

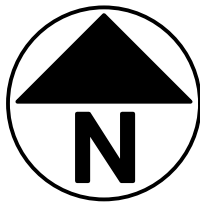
PROPOSED  
SECOND FLOOR &  
ATTIC PLANS

**A101**

28 APRIL 2025 - PERMIT SET

WALL LEGEND

- EXISTING WALLS AND PARTITIONS TO REMAIN
- EXISTING WALLS AND PARTITIONS TO BE REMOVED
- NEW WOOD FRAMED WALLS AND PARTITIONS
- NEW LOW WALLS
- NEW CMU WALLS



GENERAL NOTES:

- DO NOT SCALE THE DRAWINGS
- NEW CONSTRUCTION DIMENSIONED TO FRAMING (U.N.O.)
- EXISTING CONSTRUCTION DIMENSIONED TO FINISH (U.N.O.)

WINDOW SCHEDULE

| MARK | WEATHERSHIELD                                            | MODEL NO. | TYPE        | UNIT SIZE                 | R.O.               | OPER | EGRESS | GLAZING        | U-VALUE | SHGC | REMARKS                                      | MARK |
|------|----------------------------------------------------------|-----------|-------------|---------------------------|--------------------|------|--------|----------------|---------|------|----------------------------------------------|------|
|      |                                                          |           |             | (W x H)                   | (W x H)            |      |        |                |         |      |                                              |      |
| A    | SIGNATURE SERIES                                         | 3256      | DOUBLE HUNG | 3'-1 1/2" X 5'-5 1/2"     | 3'-2" X 5'-6"      | Y    | Y      | LOW-E W/ ARGON | 0.30    | 0.40 |                                              | A    |
| B    | SIGNATURE SERIES                                         | 2856      | DOUBLE HUNG | 2'-7 1/2" X 5'-5 1/2"     | 2'-8" X 5'-6"      | Y    | N      | LOW-E W/ ARGON | 0.30    | 0.40 |                                              | B    |
| C    | SIGNATURE SERIES                                         | 2846      | DOUBLE HUNG | 2'-7 1/2" X 4'-5 1/2"     | 2'-8" X 4'-6"      | Y    | N      | LOW-E W/ ARGON | 0.30    | 0.40 |                                              | C    |
| D    | SIGNATURE SERIES                                         | 2646      | DOUBLE HUNG | 2'-5 1/2" X 4'-5 1/2"     | 2'-6" X 4'-6"      | Y    | N      | LOW-E W/ ARGON | 0.30    | 0.40 |                                              | D    |
| E    | SIGNATURE SERIES                                         | 1646      | DOUBLE HUNG | 1'-5 1/2" X 4'-5 1/2"     | 1'-6" X 4'-6"      | Y    | N      | LOW-E W/ ARGON | 0.30    | 0.40 |                                              | E    |
| F    | SIGNATURE SERIES                                         | 2440      | DOUBLE HUNG | 2'-3 1/2" X 3'-11 1/2"    | 2'-4" X 4'-0"      | Y    | N      | LOW-E W/ ARGON | 0.30    | 0.40 |                                              | F    |
| G    | SIGNATURE SERIES                                         | 3640      | CASEMENT    | 3'-5 1/2" X 3'-11 1/2"    | 3'-6" X 4'-0"      | Y    | Y      | LOW-E W/ ARGON | 0.30    | 0.40 |                                              | G    |
| H    | SIGNATURE SERIES                                         | 2826      | CASEMENT    | 2'-7 1/2" X 2'-5 1/2"     | 2'-8" X 2'-6"      | Y    | N      | LOW-E W/ ARGON | 0.30    | 0.40 |                                              | H    |
| I    | SIGNATURE SERIES                                         | 2860      | DOUBLE HUNG | 2'-7 1/2" X 5'-11 1/2"    | 2'-8" X 6'-0"      | Y    | Y      | LOW-E W/ ARGON | 0.30    | 0.40 |                                              | I    |
| J    | SIGNATURE SERIES                                         |           | DOUBLE HUNG | 2'-7 1/2" X 5'-9 1/2" VIF | 2'-8" X 5'-10" VIF | Y    | N      | LOW-E W/ ARGON | 0.30    | 0.40 | HEIGHT TO MATCH EXISTING FIRST FLOOR WINDOWS | J    |
| Rn   | FOR ALL REPLACEMENT WINDOWS, SEE WINDOW CONDITION REPORT |           |             |                           |                    |      |        |                |         |      |                                              |      |

NOTES:

- PROVIDE TEMPERED / SAFETY GLASS IN WINDOWS & SIDELIGHTS WHERE THE SILLS ARE LESS THAN 18" ABOVE THE FINISH FLOOR.
- PROVIDE TEMPERED / SAFETY GLASS IN WINDOWS & SIDELIGHTS WHERE GLAZING IS WITHIN 24" OF A DOOR OPENING.
- PROVIDE TEMPERED / SAFETY GLASS IN WINDOWS & SIDELIGHTS WHERE GLAZING IS ADJACENT TO BATHTUB & SHOWER ENCLOSURES.
- PROVIDE TEMPERED / SAFETY GLASS IN WINDOWS & SIDELIGHTS WHERE GLAZING IS ADJACENT TO STAIRWAYS WITHIN 60" HORIZONTALLY OF THE BOTTOM TREAD.
- PROVIDE LIMITERS ON ALL WINDOWS WITH SILL HEIGHT BELOW 24" TO PREVENT PASSAGE OF A 4" SPHERE THROUGH FULLY OPENED WINDOW.
- ALL PENETRATION PRODUCTS SHALL BE NFRC CERTIFIED AND SHALL MEET THE PERFORMANCE CRITERIA LABELED ON THE UNIT INCLUDING U-VALUE, SHGC, AND AIR LEAKAGE RATINGS.
- ALL GLAZING IN HAZARDOUS LOCATIONS AS DEFINED BY IBC 2406.3 SHALL BE LABELED PER IBC 2406.

DOOR SCHEDULE

| NO. | LOCATION            | SIZE                  | THK    | MATERIAL<br>DR | FR | TYPE /<br>STYLE | CONFIG  | OPER.     | U-FACTOR | SHGC | HARDWARE                   | REMARKS                                               | NO. |
|-----|---------------------|-----------------------|--------|----------------|----|-----------------|---------|-----------|----------|------|----------------------------|-------------------------------------------------------|-----|
| 1   | FRONT ENTRY         | 3'-0" X 6'-6" VIF     | 1 3/4" | WD             | WD | HALF LITE       | SINGLE  | SWING     | 0.30     | 0.40 | BY DOOR MANUFACTURER       | EXISTING DOOR TO BE REPLACED, G.C. TO<br>VERIFY SIZE. | 1   |
| 2   | GREAT ROOM - ENTRY  | 11'-0" X 7'-2 1/2" RO | 1 3/4" | GLS            | WD | FULL LITE       | 4 PANEL | SLIDE     | 0.30     | 0.40 | BY DOOR MANUFACTURER       | WEATHERSHIELD SIGNATURE SERIES #111072                | 2   |
| 3   | VESTIBULE - ENTRY   | 3'-0" X 7'-0"         | 1 3/4" | GLS            | WD | HALF LITE       | SINGLE  | SWING     | 0.30     | 0.40 | LOCKSET W/ DEADBOLT        | OWNER TO SELECT                                       | 3   |
| 4   | DINING ROOM - ENTRY | 2'-7 1/16" X 6'-8" RO | 1 3/4" | GLS            | WD | PANELED         | SINGLE  | SWING     | 0.30     | 0.40 | BY DOOR MANUFACTURER       | EXISTING DOOR TO BE REPLACED, G.C. TO<br>VERIFY SIZE. | 4   |
| 5   | NOT USED            |                       |        |                |    |                 |         |           |          |      |                            |                                                       | 5   |
| 6   | POWDER ROOM         | 2'-4" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 6   |
| 7   | CLOSET              | 2'-0" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PASSAGE SET                |                                                       | 7   |
| 8   | BASEMENT STAIR      | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PASSAGE SET                |                                                       | 8   |
| 9   | WINE CLOSET         | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PASSAGE SET                |                                                       | 9   |
| 10  | PANTRY              | 3'-0" X 6'-6"         | 1 3/8" | WD             | WD | -               | PAIR    | SWING     |          |      | DUMMY PULLS & BALL CATCHES |                                                       | 10  |
| 11  | MUDROOM             | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | POCKET    |          |      | TRACK AND PULLS            |                                                       | 11  |
| 12  | LAUNDRY ROOM        | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PASSAGE SET                |                                                       | 12  |
| 13  | PRIMARY BEDROOM     | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 13  |
| 14  | PRIMARY W.I.C.      | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PASSAGE SET                |                                                       | 14  |
| 15  | PRIMARY BATH        | 3'-0" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | POCKET    |          |      | TRACK AND PULLS            |                                                       | 15  |
| 16  | PRIMARY BATH W.I.C. | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 16  |
| 17  | BEDROOM 4           | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 17  |
| 18  | BEDROOM 4 CLOSET    | 5'-0" X 6'-6"         | 1 3/8" | WD             | WD | -               | PAIR    | SLIDER    |          |      | TRACK AND PULLS            |                                                       | 18  |
| 19  | BEDROOM 3           | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 19  |
| 20  | BEDROOM 3 CLOSET    | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PASSAGE SET                |                                                       | 20  |
| 21  | BEDROOM 2           | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 21  |
| 22  | BATH 2              | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | POCKET    |          |      | TRACK AND PULLS            |                                                       | 22  |
| 23  | BEDROOM 2 CLOSET    | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | POCKET    |          |      | TRACK AND PULLS            |                                                       | 23  |
| 24  | BATH 3              | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 24  |
| 25  | STORAGE             | 2'-4" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PASSAGE SET                |                                                       | 25  |
| 26  | ATTIC BATH          | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 26  |
| 27  | BEDROOM 5           | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 27  |
| 28  | BEDROOM 5 CLOSET    | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PASSAGE SET                |                                                       | 28  |
| 29  | EAVE STORAGE        | 2'-6" X 6'-8" +/-     | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PASSAGE SET                | VERIFY HT. PER ROOF SLOPE                             | 29  |
| 30  | BASEMENT STORAGE    | 2'-6" X 6'-8"         | 1 3/8" | WD             | WD | -               | SINGLE  | SWING     |          |      | PRIVACY SET                |                                                       | 30  |
| 31  | BASEMENT ENTRY      | 2'-6" X 6'-6" VIF     | 1 3/4" | WD             | WD | HALF LITE       | SINGLE  | SWING     |          |      | LOCKSET W/ DEADBOLT        | EXISTING DOOR TO BE REPLACED, G.C. TO<br>VERIFY SIZE. | 31  |
| 32  | NOT USED            |                       |        |                |    |                 |         |           |          |      |                            |                                                       | 32  |
| 33  | GARAGE STORAGE      | 6'-0" X 6'-6"         | 1 1/2" | WD             | WD | -               | PAIR    | SWING     |          |      | DUMMY PULLS & BALL CATCHES |                                                       | 33  |
| 34  | GARAGE OVERHEAD     | 9'-0" X 7'-0"         | 1 1/2" | WD             | WD | -               | SINGLE  | OVER-HEAD |          |      | ELECTRIC DOOR              | OWNER TO SELECT                                       | 34  |
| 35  | GARAGE LOFT         | 3'-0" X 6'-6"         | 1 3/4" | GLS            | WD | HALF LITE       | SINGLE  | SWING     | 0.30     | 0.40 | LOCKSET W/ DEADBOLT        | OWNER TO SELECT                                       | 35  |
| 36  | GARAGE BATH         | 2'-6" X 6'-6"         | 1 3/8" | WD             | WD | -               | SINGLE  | POCKET    |          |      | TRACK AND PULLS            |                                                       | 36  |

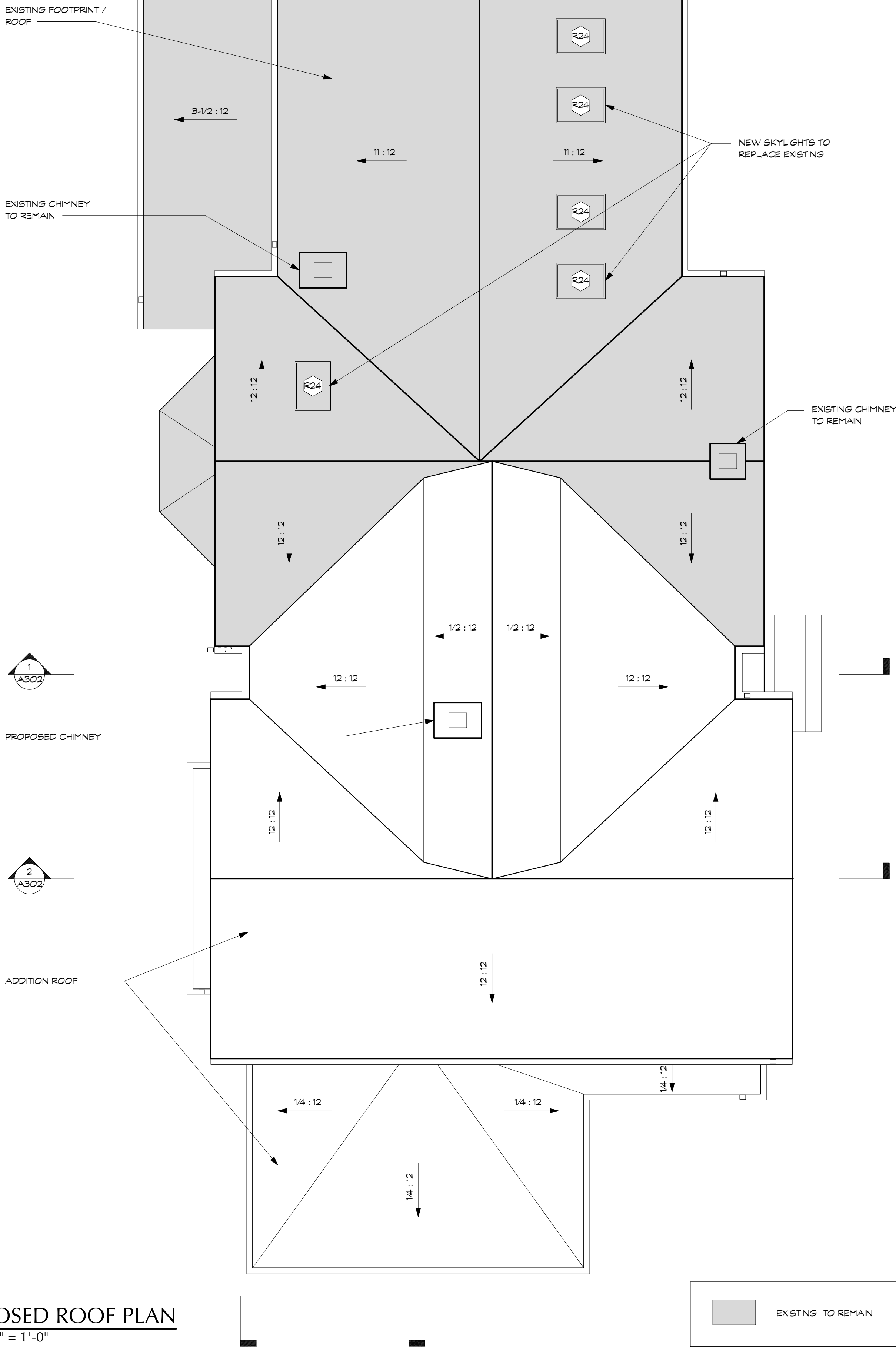


REVIEWED

By Laura DiPasquale at 11:02 am, Jul 29, 2025

1 PROPOSED ROOF PLAN

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



BENNETT FRANK MCCARTHY architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222 www.bfmarch.com fax (301) 585-8917

| DATE    | ISSUE - REMARKS    |
|---------|--------------------|
| 3/26/25 | HAMP PERMIT SET    |
| 4/28/25 | PERMIT SET         |
| 6/6/25  | PERMIT RESPONSE #1 |
|         |                    |
|         |                    |
|         |                    |
|         |                    |
|         |                    |
|         |                    |

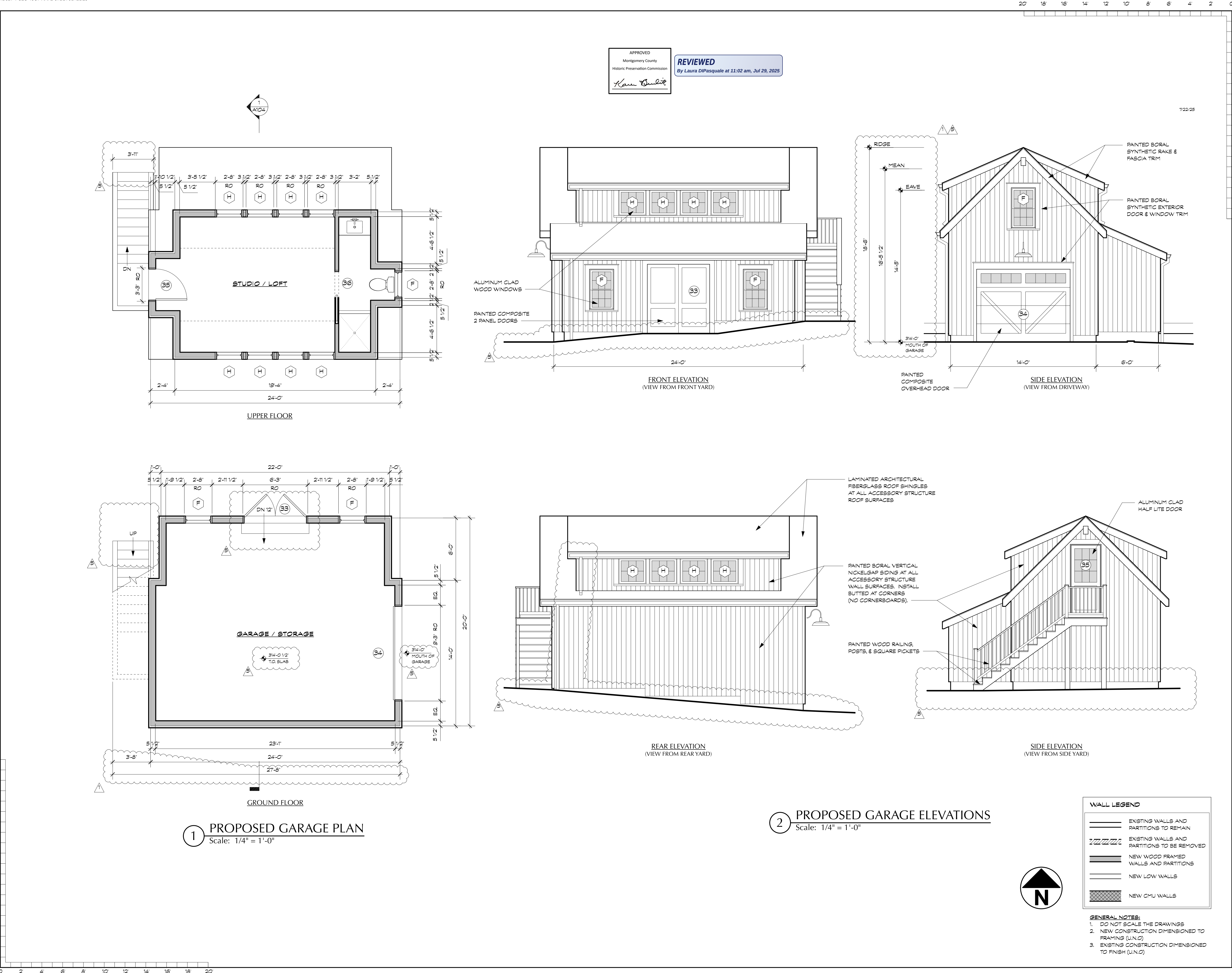
I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218 EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462  
28 APRIL 2025 - PERMIT SET

PROPOSED  
ROOF PLAN &  
SCHEDULES  
A102



APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen D. Smith*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222    www.bfmarch.com    fax (301) 585-8917

| DATE    | ISSUE - REMARKS    |
|---------|--------------------|
| 3/26/25 | HAMP PERMIT SET    |
| 4/28/25 | PERMIT SET         |
| 6/6/25  | PERMIT RESPONSE #1 |
| 7/22/25 | PERMIT RESPONSE #5 |
|         |                    |
|         |                    |
|         |                    |
|         |                    |
|         |                    |
|         |                    |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218    EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

28 APRIL 2025 - PERMIT SET

**GARAGE PLANS & ELEVATIONS**

**A103**

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Gulev*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS             |
|---------|-----------------------------|
| 3/26/25 | HANP PERMIT SET             |
| 4/28/25 | PERMIT SET                  |
| 7/22/25 | PERMIT RESPONSE #5 <i>A</i> |
|         |                             |
|         |                             |
|         |                             |
|         |                             |
|         |                             |
|         |                             |

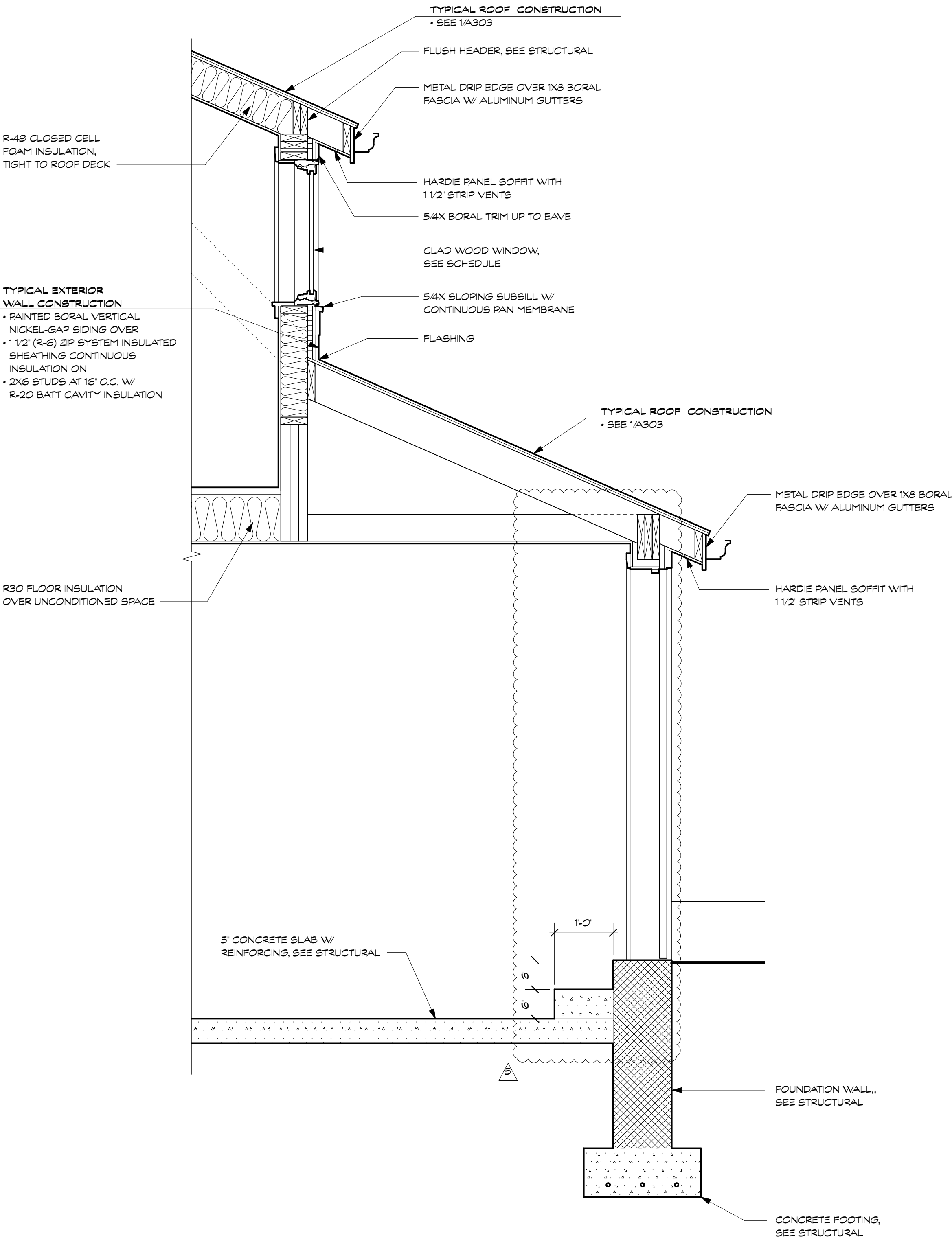
I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

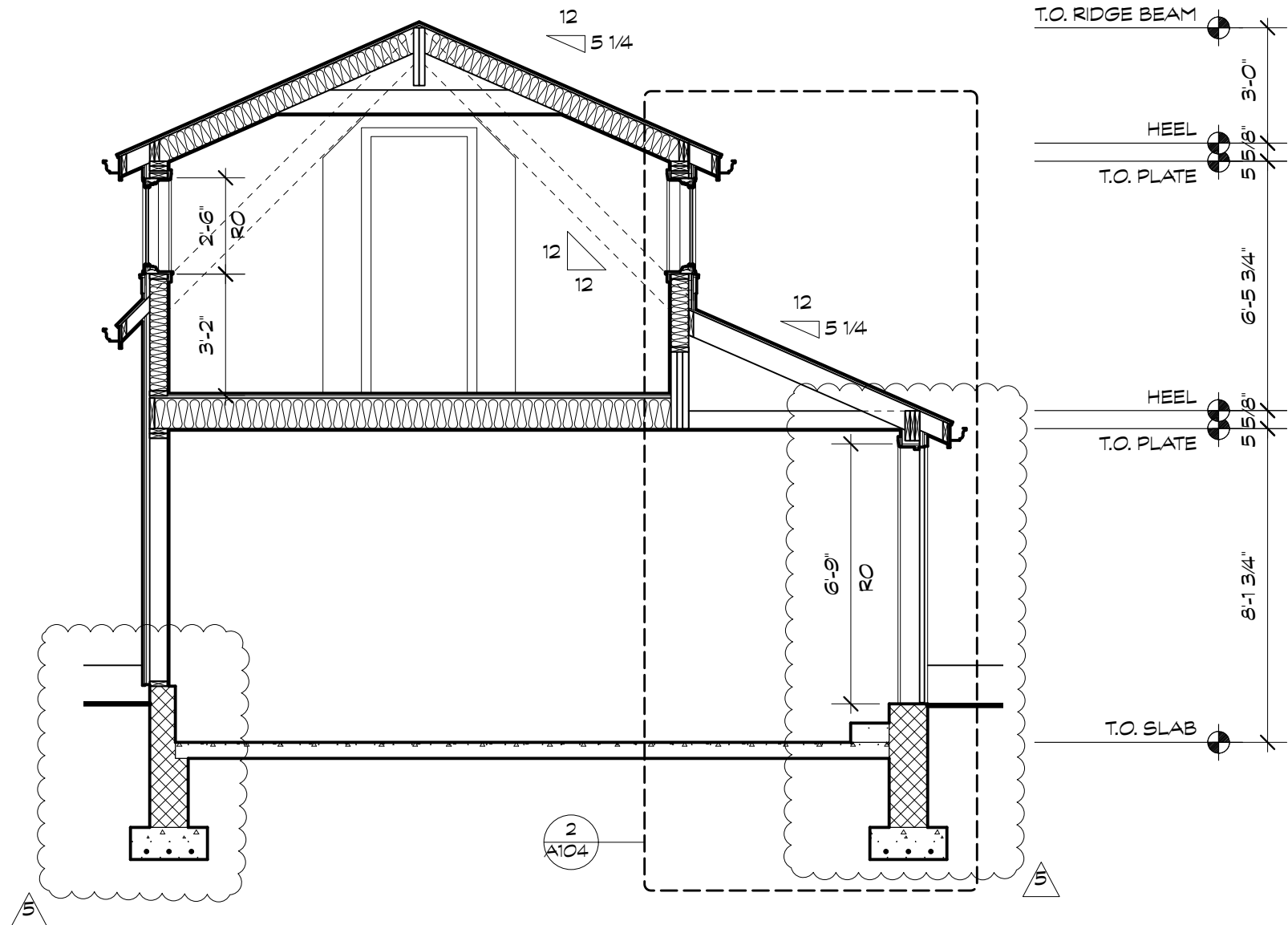
DS



© 2025 Bennett Frank McCarthy Architects, Inc.



2 WALL SECTION  
Scale: 3/4" = 1'-0"



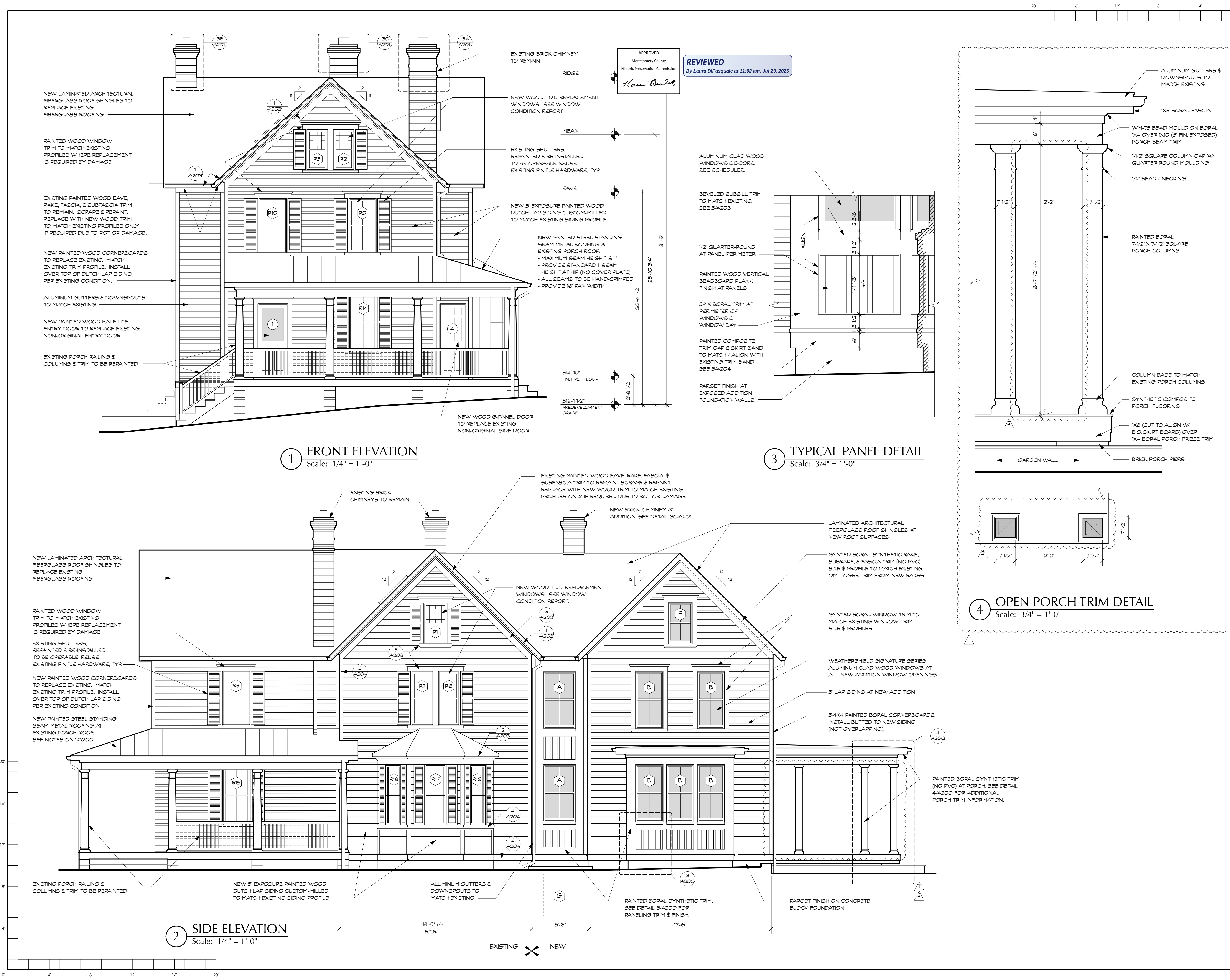
1 GARAGE SECTION  
Scale: 1/4" = 1'-0"

**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

GARAGE SECTIONS

**A104**

28 APRIL 2025 - PERMIT SET



**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS    |
|---------|--------------------|
| 3/26/25 | HAMP PERMIT SET    |
| 4/28/25 | PERMIT SET         |
| 6/8/25  | PERMIT RESPONSE #1 |
| 6/19/25 | PERMIT RESPONSE #2 |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

DS

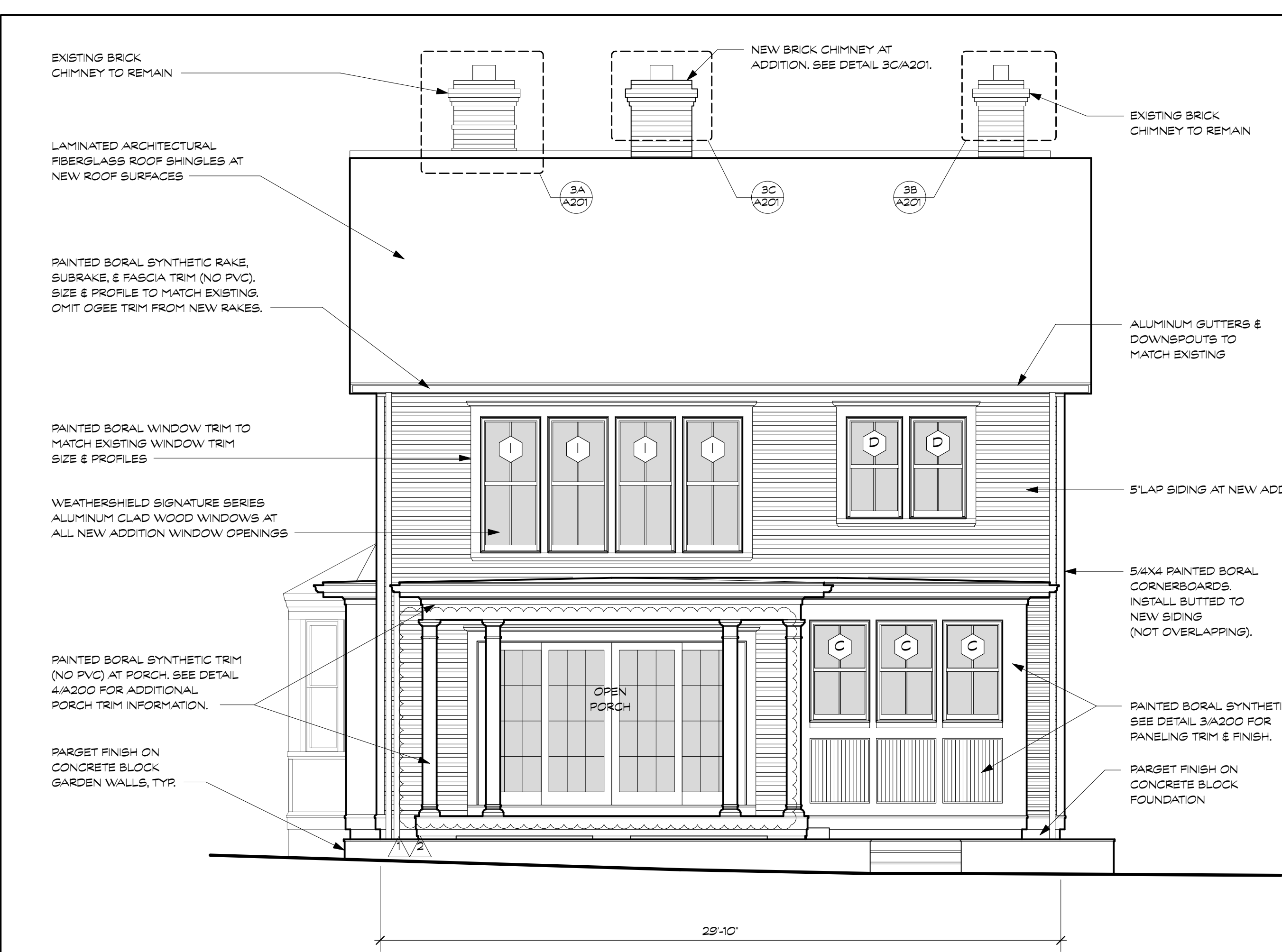
© 2025 Bennett Frank McCarthy Architects, Inc.

**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

28 APRIL 2025 - PERMIT SET

ELEVATIONS

A200



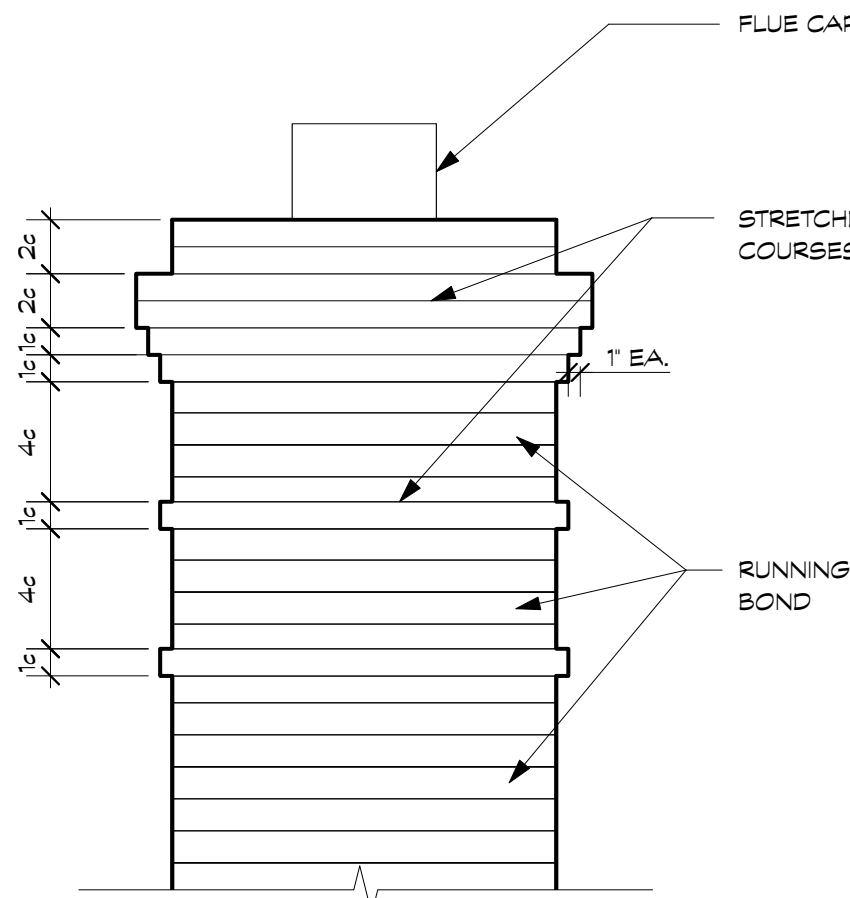
1 REAR ELEVATION  
Scale: 1/4" = 1'-0"



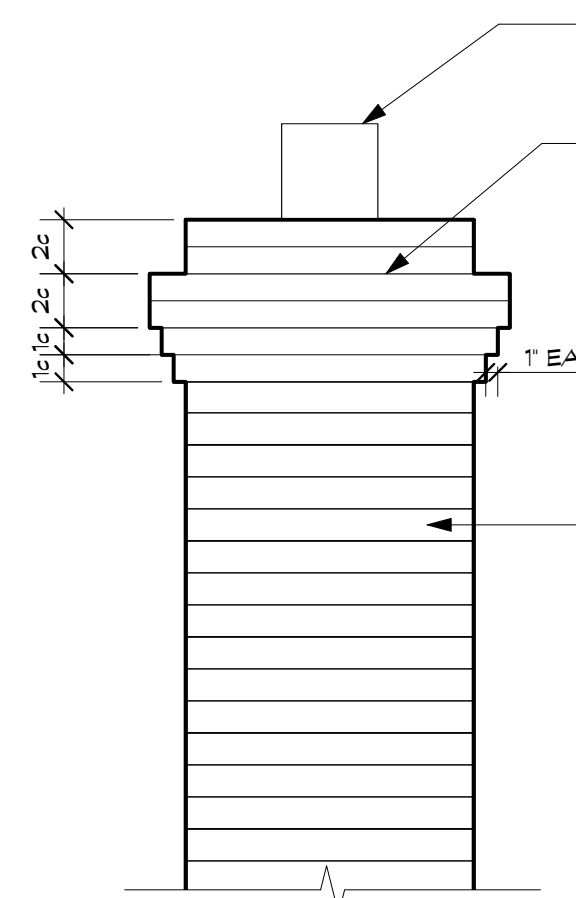
2 SIDE ELEVATION  
Scale: 1/4" = 1'-0"



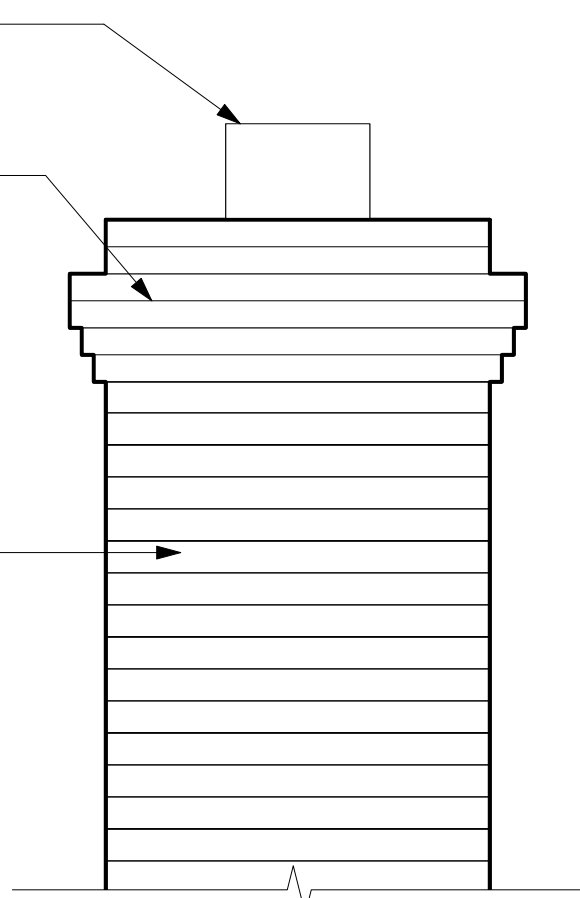
REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



PROFILE A  
EXISTING FRONT CHIMNEY CAP



PROFILE B  
EXISTING REAR (SERVICE) CHIMNEY CAP



PROFILE C  
NEW PROPOSED CHIMNEY CAP

3 CHIMNEY CAP DETAILS  
Scale: 3/4" = 1'-0"

**BENNETT FRANK MCCARTHY**  
**architects, inc.**

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222 www.bfmarch.com fax (301) 585-8917

| DATE    | ISSUE - REMARKS    |
|---------|--------------------|
| 3/26/25 | HAMP PERMIT SET    |
| 4/28/25 | PERMIT SET         |
| 6/6/25  | PERMIT RESPONSE #1 |
| 6/19/25 | PERMIT RESPONSE #2 |
|         |                    |
|         |                    |
|         |                    |
|         |                    |
|         |                    |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218 EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION

3806 Williams Lane, Chevy Chase, MD 20815

Project # 2462

28 APRIL 2025 - PERMIT SET

ELEVATIONS

A201

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

DS



© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION

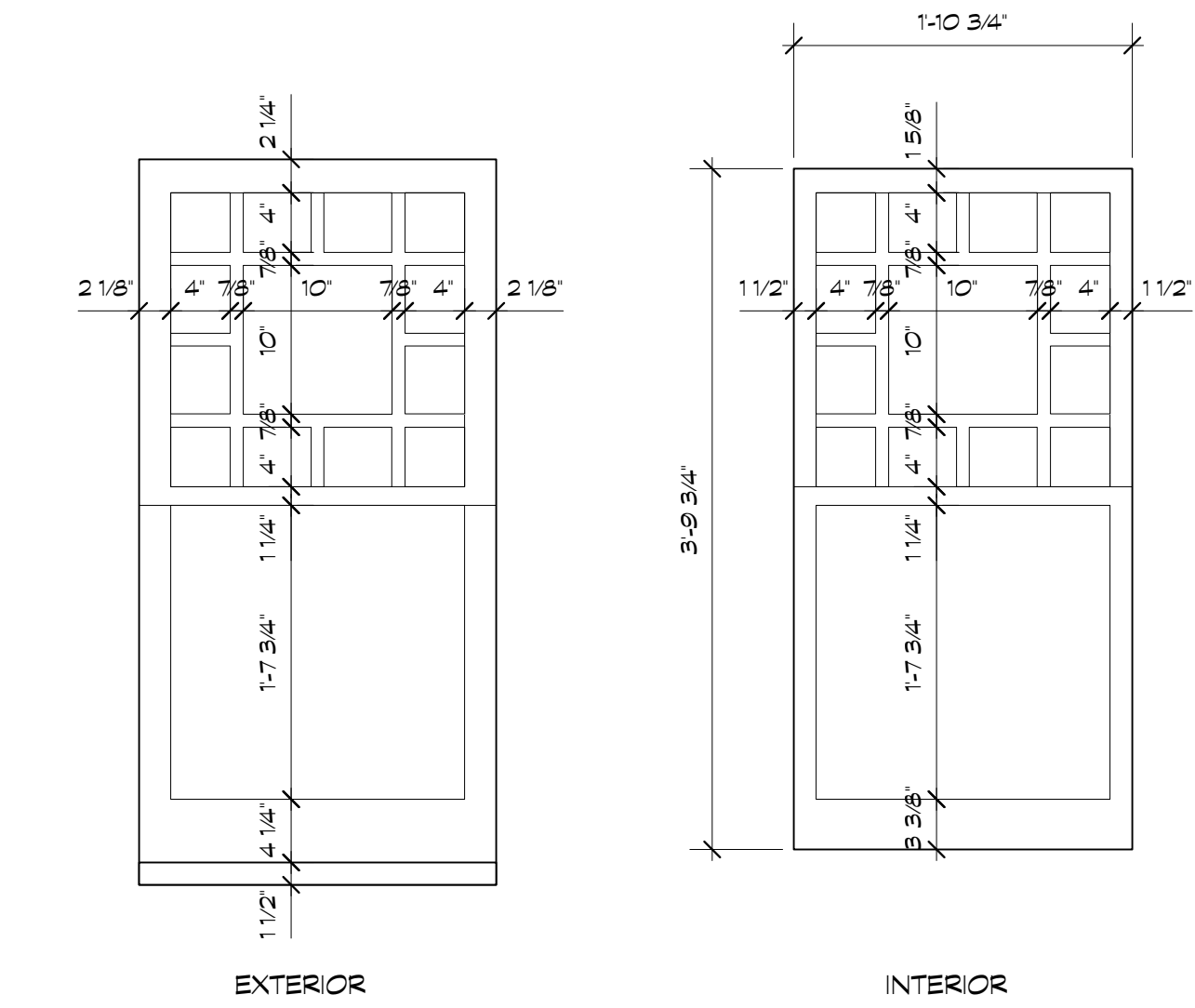
3806 Williams Lane, Chevy Chase, MD 20815

Project # 2462

28 APRIL 2025 - PERMIT SET

EXISTING WINDOW PROFILES

A202

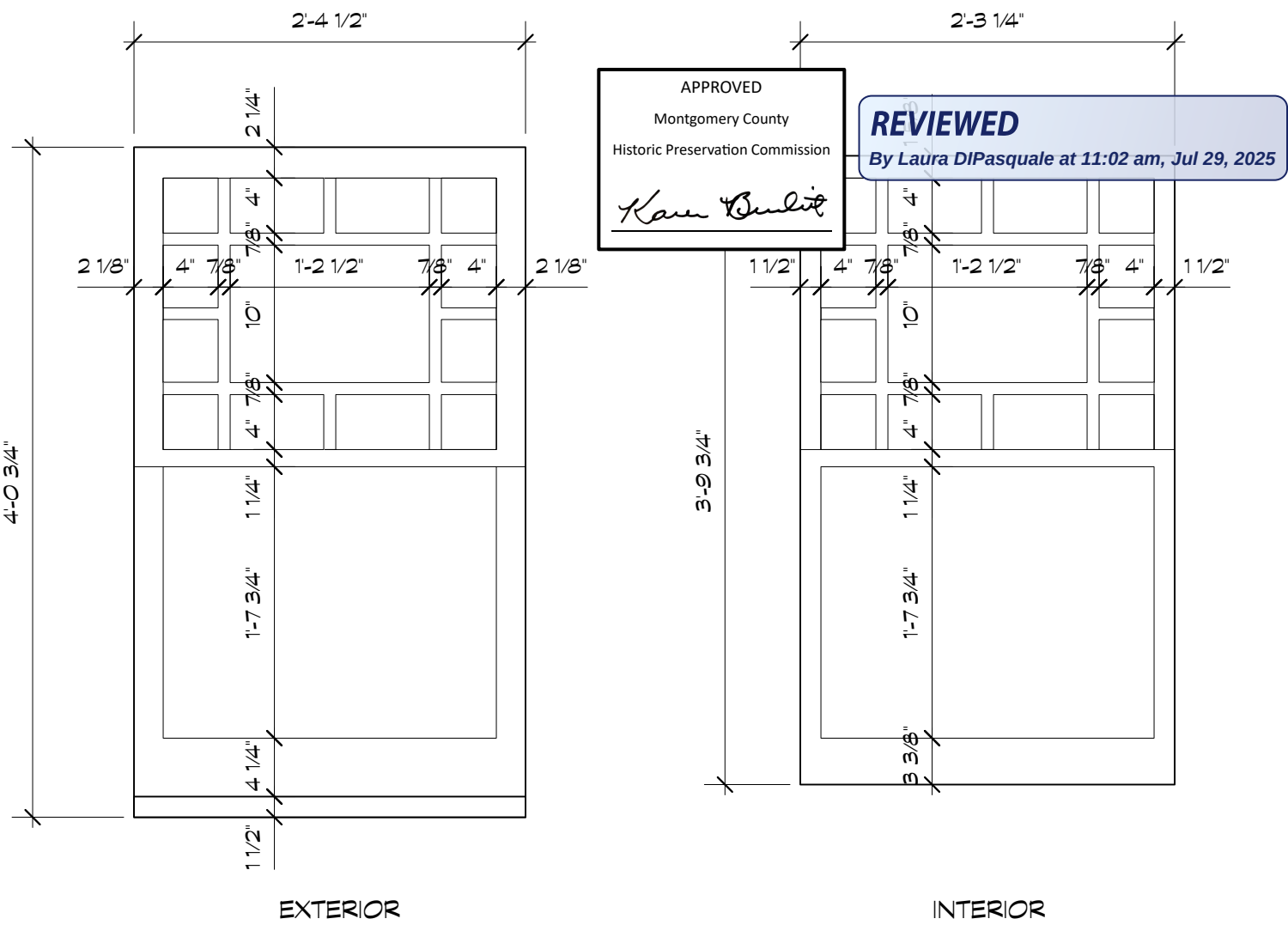


EXTERIOR

INTERIOR

1 FRONT GABLE WINDOW - TYPE 1  
Scale: 1" = 1'-0"

R2 R3

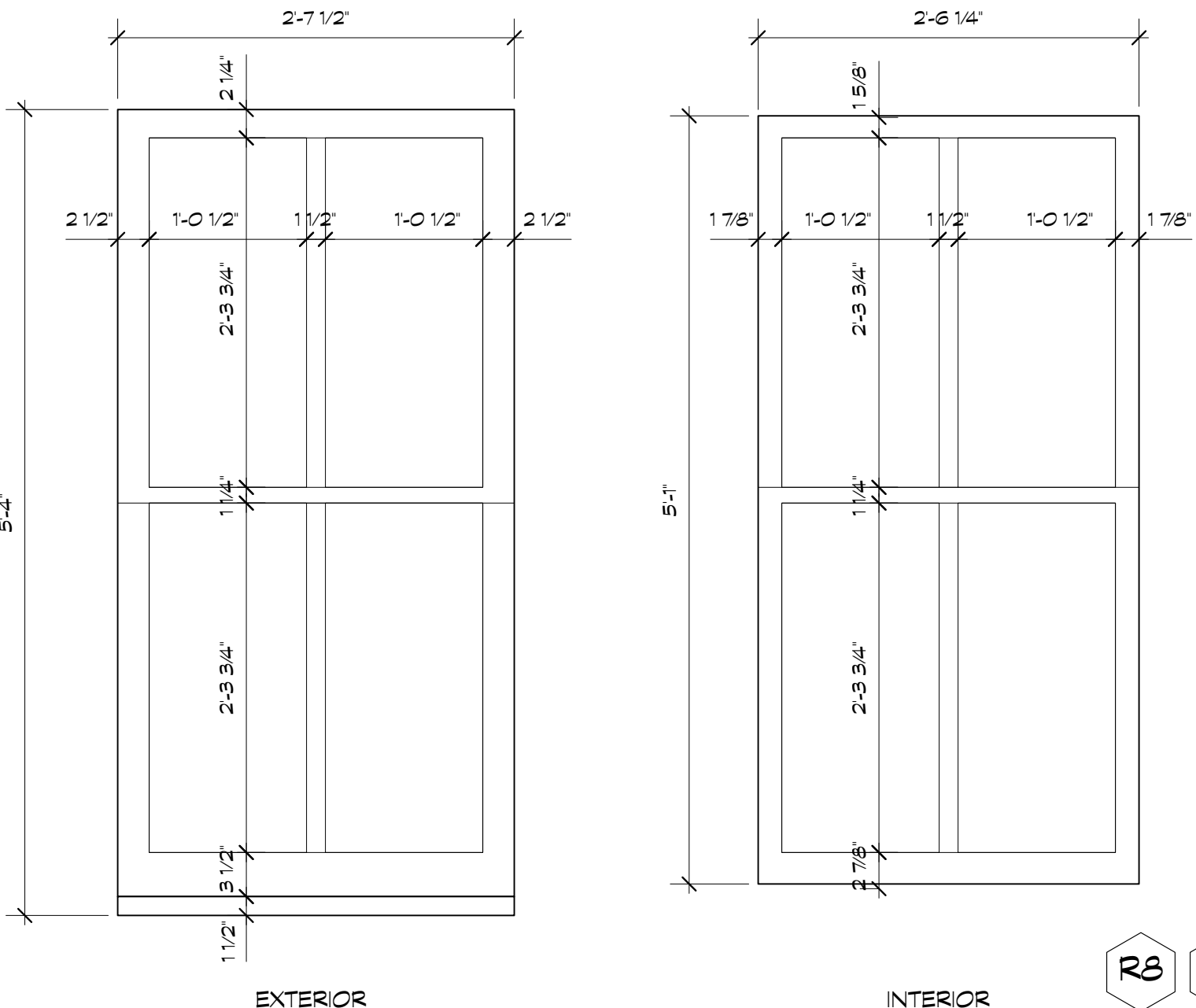


EXTERIOR

INTERIOR

2 WEST GABLE WINDOW - TYPE 2  
Scale: 1" = 1'-0"

R1

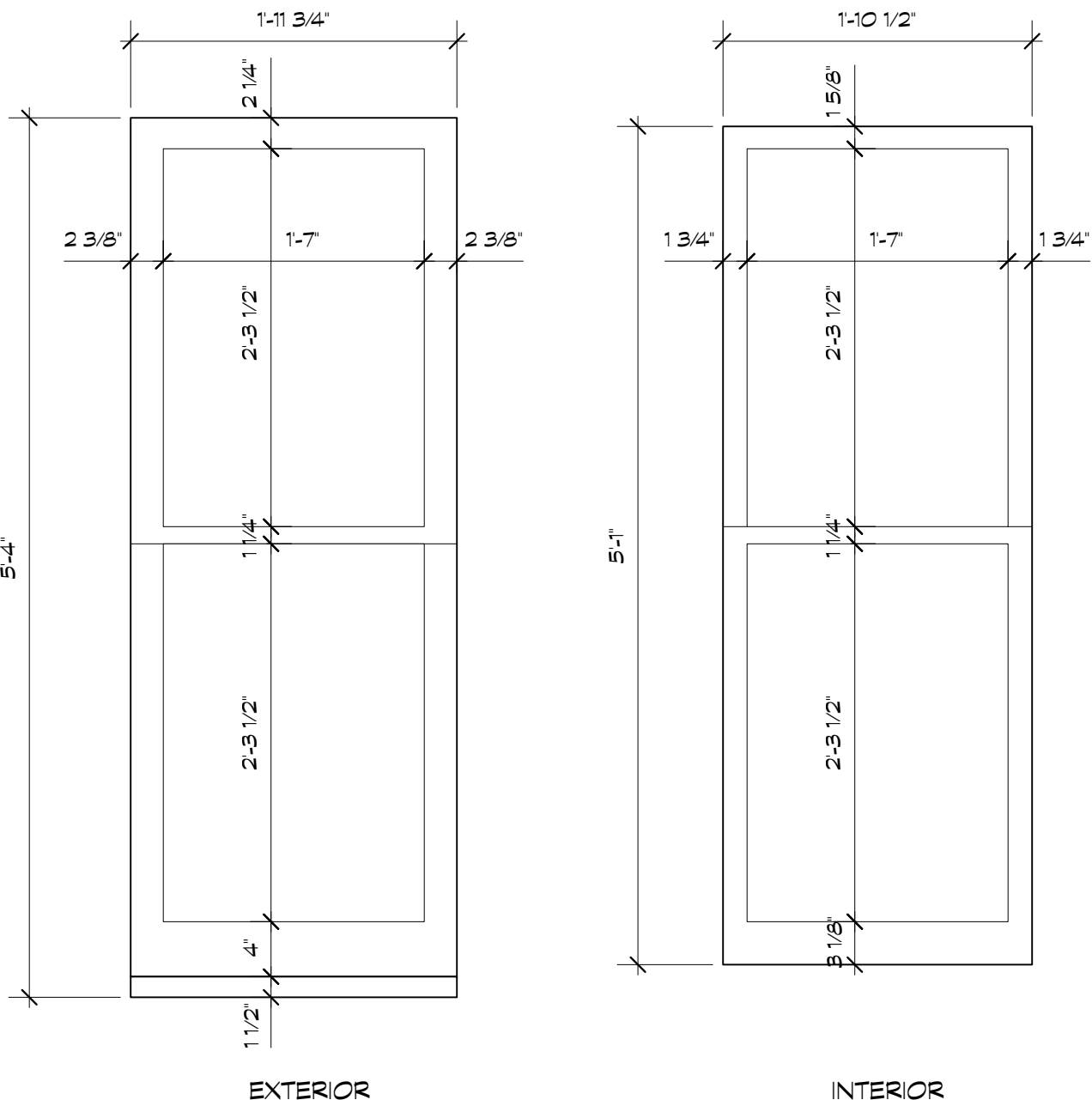


EXTERIOR

INTERIOR

4 TYPICAL 2ND FLOOR WINDOW - TYPE 4  
Scale: 1" = 1'-0"

R8 R9 R10 R11 R12

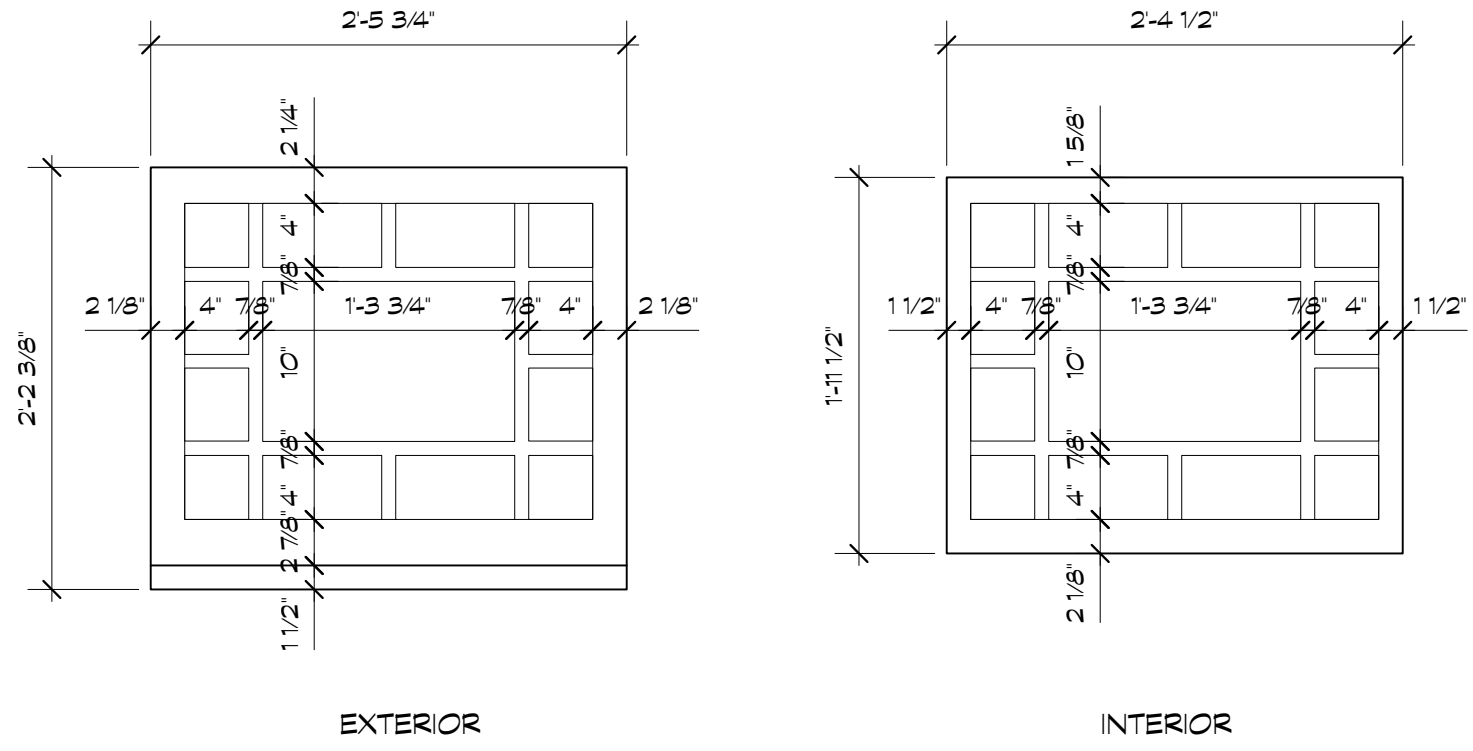


EXTERIOR

INTERIOR

5 STAIR & SIDE BEDROOM WINDOW - TYPE 5  
Scale: 1" = 1'-0"

R6 R7 R13

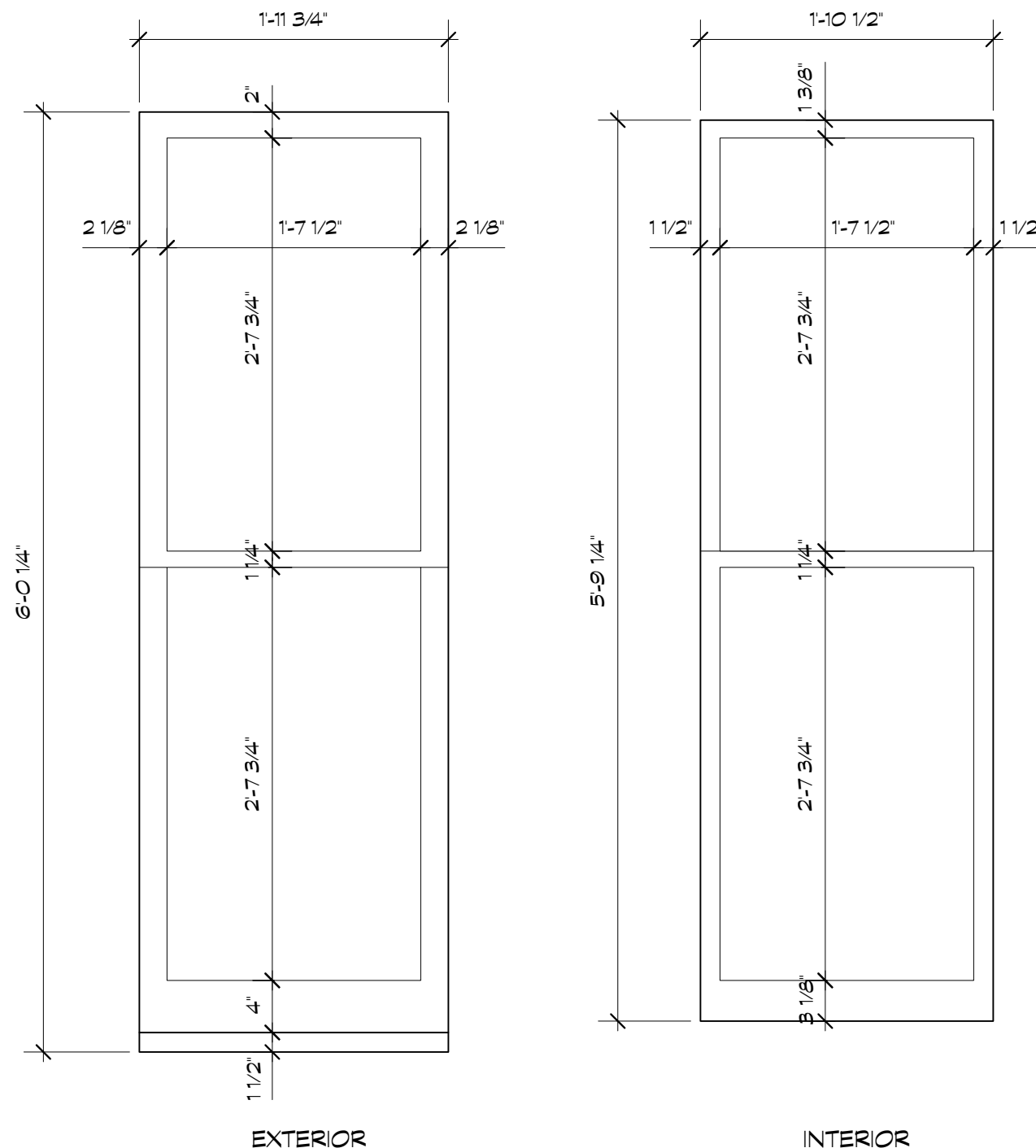


EXTERIOR

INTERIOR

3 EAST GABLE WINDOW - TYPE 3  
Scale: 1" = 1'-0"

R4 R5

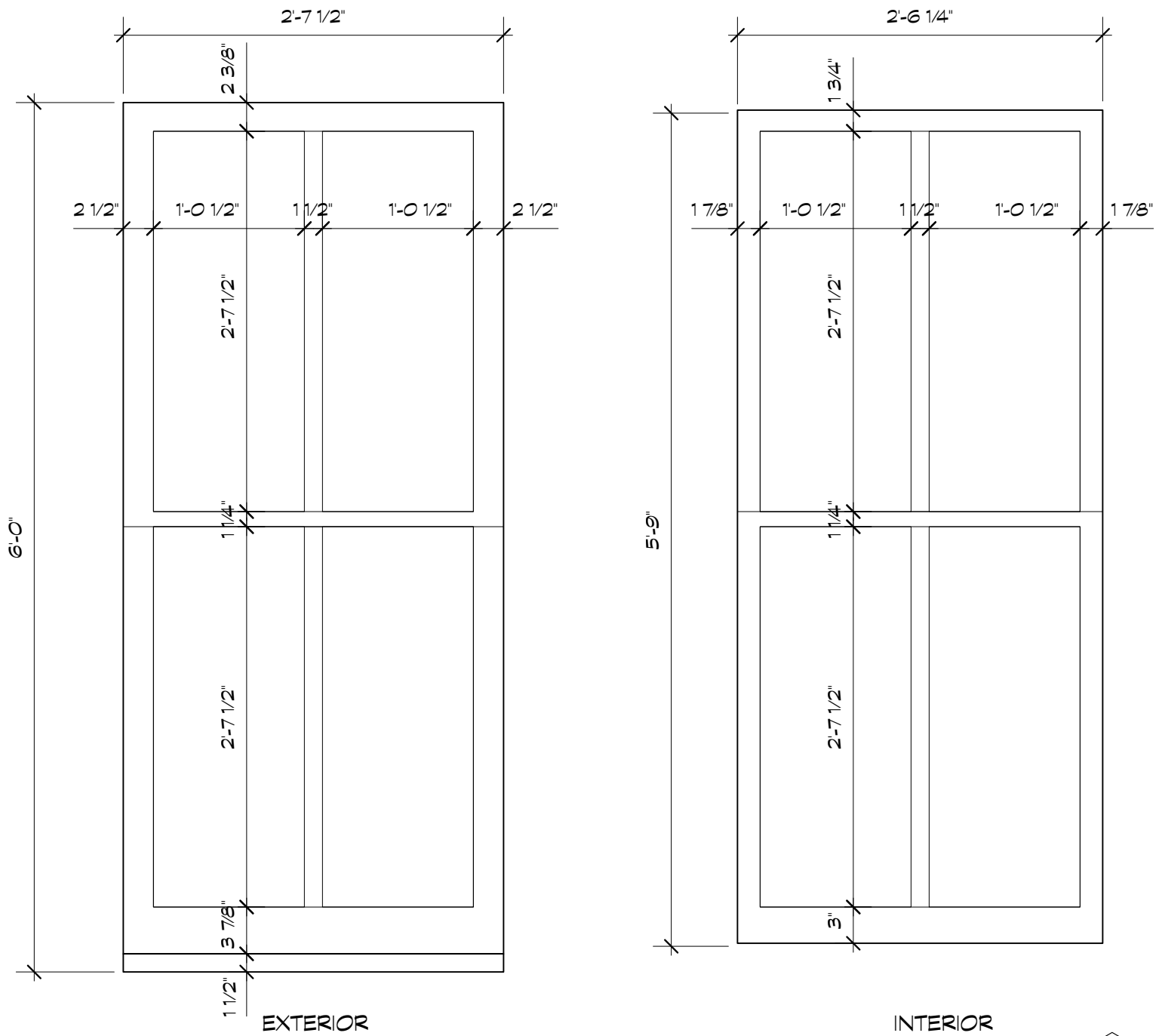


EXTERIOR

INTERIOR

6 DINING BAY WINDOW - TYPE 6  
Scale: 1" = 1'-0"

R16 R17 R18

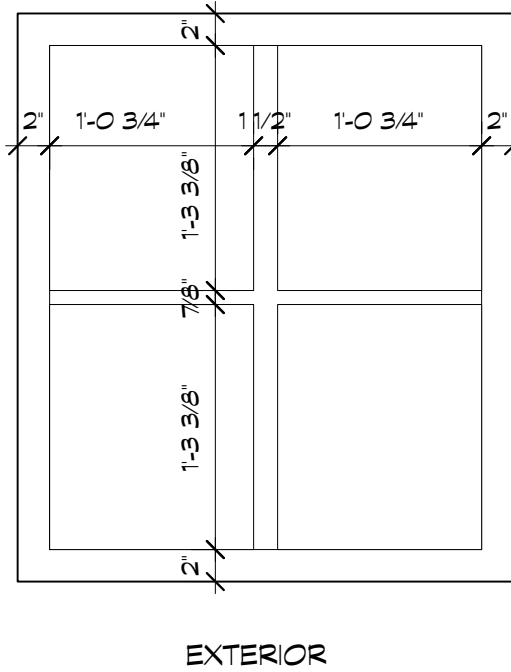


EXTERIOR

INTERIOR

7 1ST FLOOR FRONT WINDOW - TYPE 7  
Scale: 1" = 1'-0"

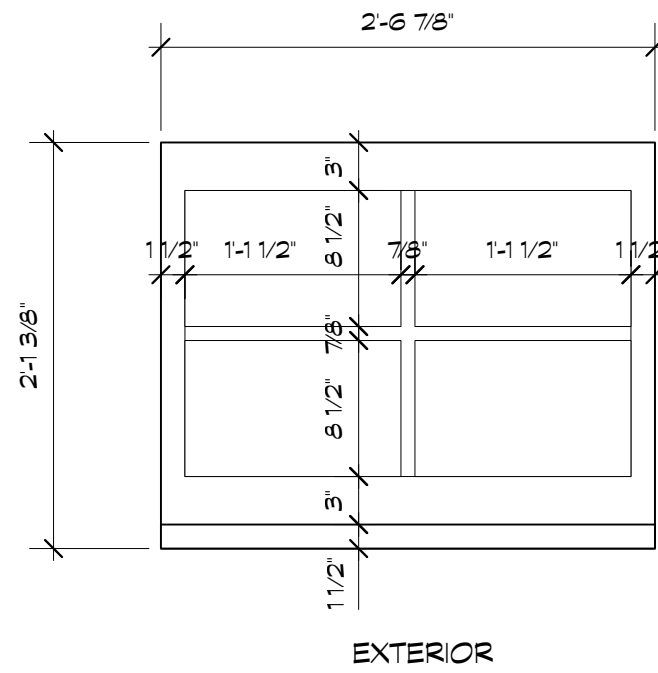
R14 R15



EXTERIOR

8 BASEMENT WINDOW - TYPE 8  
Scale: 1" = 1'-0"

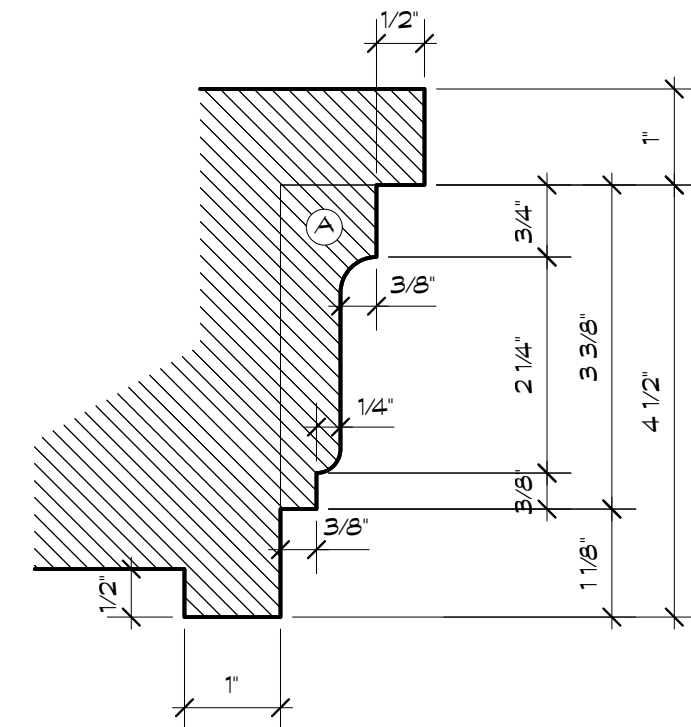
R21 R22



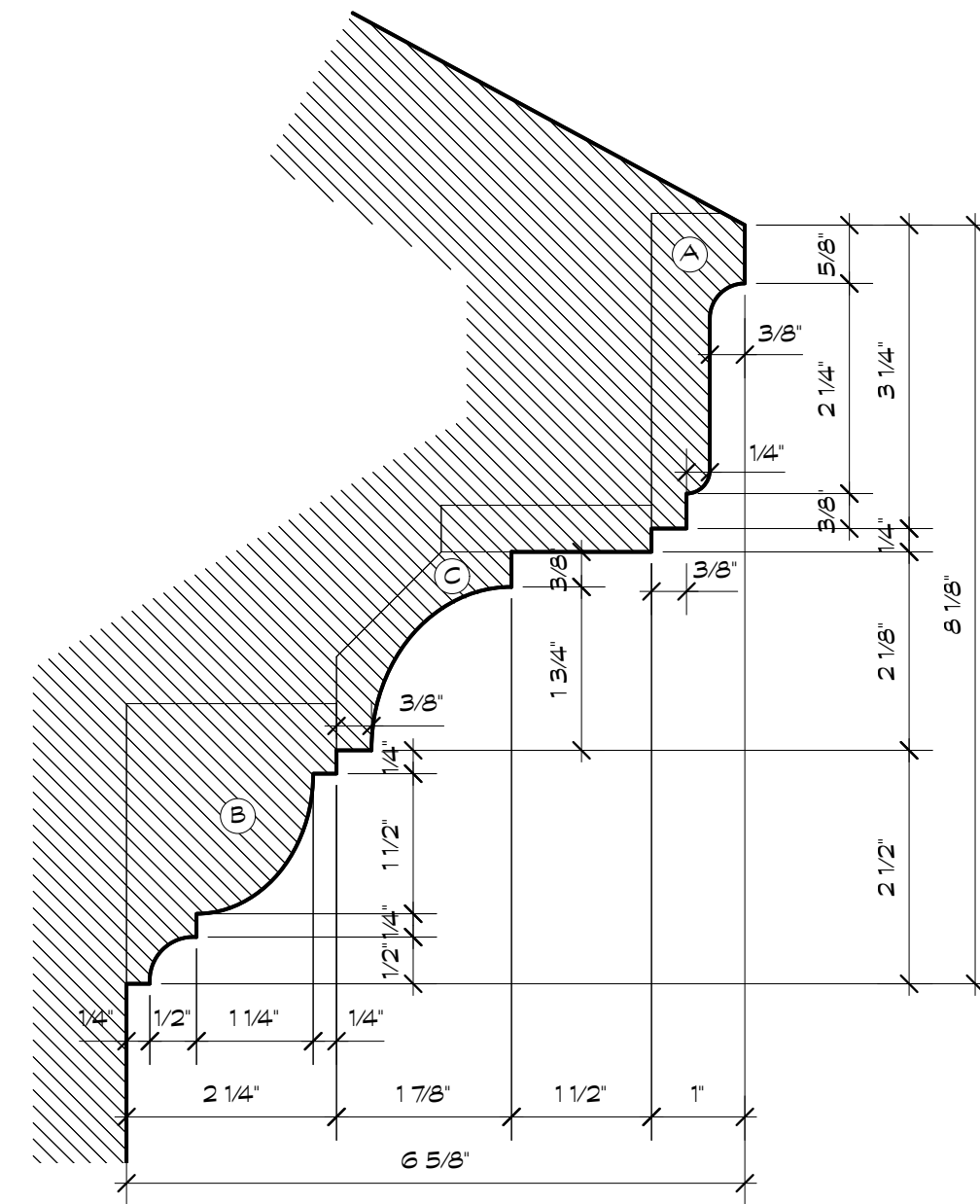
EXTERIOR

9 BASEMENT WINDOW - TYPE 9  
Scale: 1" = 1'-0"

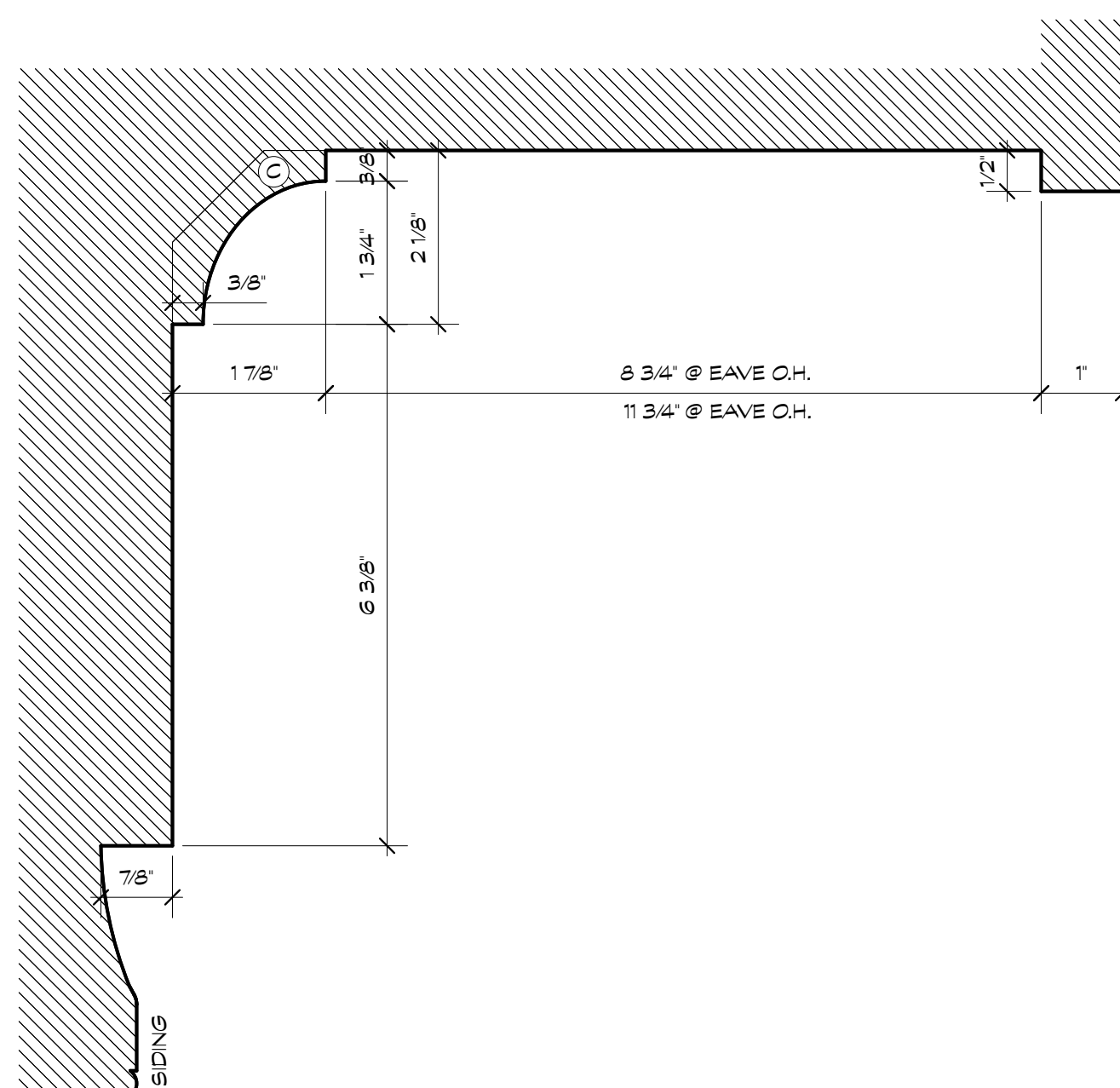
R23



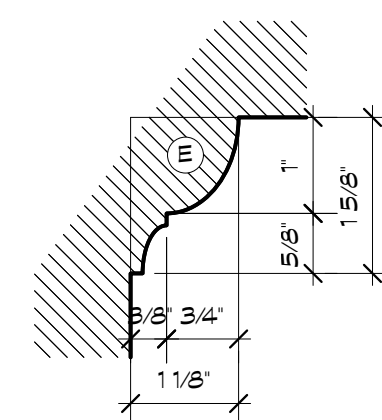
1 MAIN EAVE PROFILE  
Scale: 6" = 1'-0"



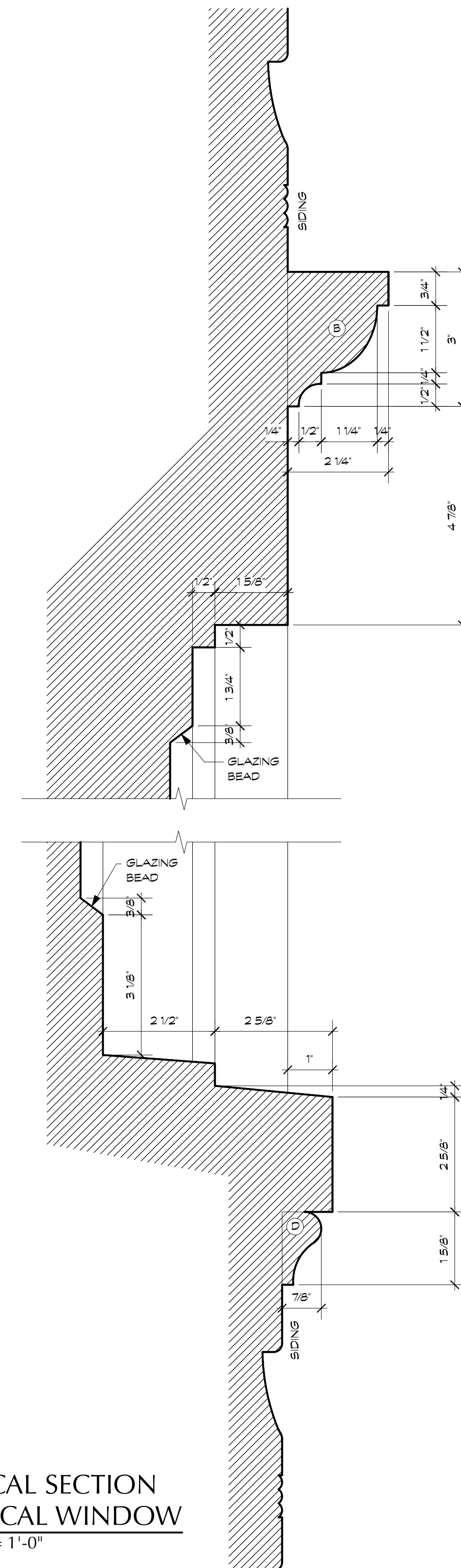
2 DINING BAY EAVE PROFILE  
Scale: 6" = 1'-0"



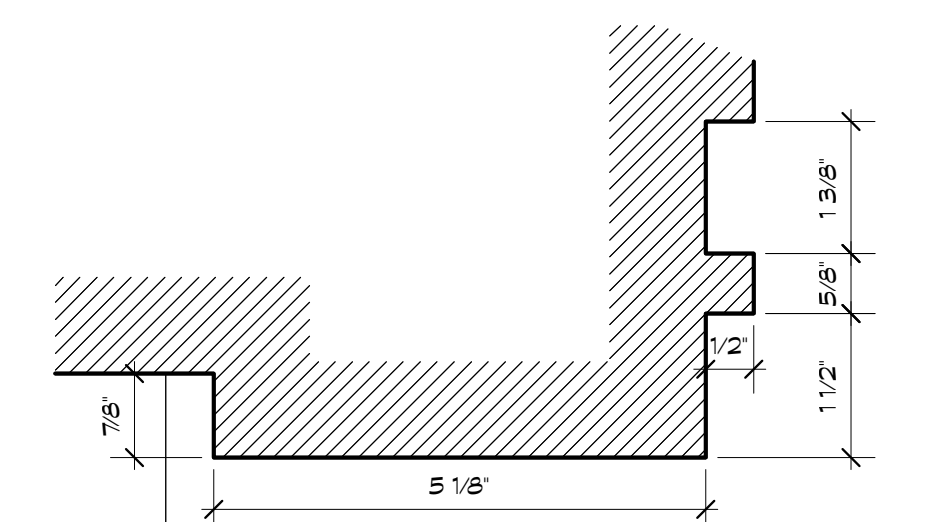
3 TYPICAL FRIEZE / SUBRAKE PROFILE  
Scale: 6" = 1'-0"



4 PORCH CEILING OGEE PROFILE  
Scale: 6" = 1'-0"



VERTICAL SECTION  
5 @ TYPICAL WINDOW  
Scale: 6" = 1'-0"



HORIZONTAL SECTION  
@ TYPICAL WINDOW  
Scale: 6" = 1'-0"

[illegible]

I CERTIFY THAT THESE  
CONTRACT DOCUMENTS  
WERE PREPARED UNDER  
MY SUPERVISION OR  
APPROVED BY ME AND I  
AM A DULY LICENSED  
REGISTERED ARCHITECT  
UNDER THE LAWS OF THE  
STATE OF MARYLAND.



LICENSE #: 15218 EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

## WILLIAMS LANE RENOVATION

3806 Williams Lane, Chevy Chase, MD 20815

Project # 2462

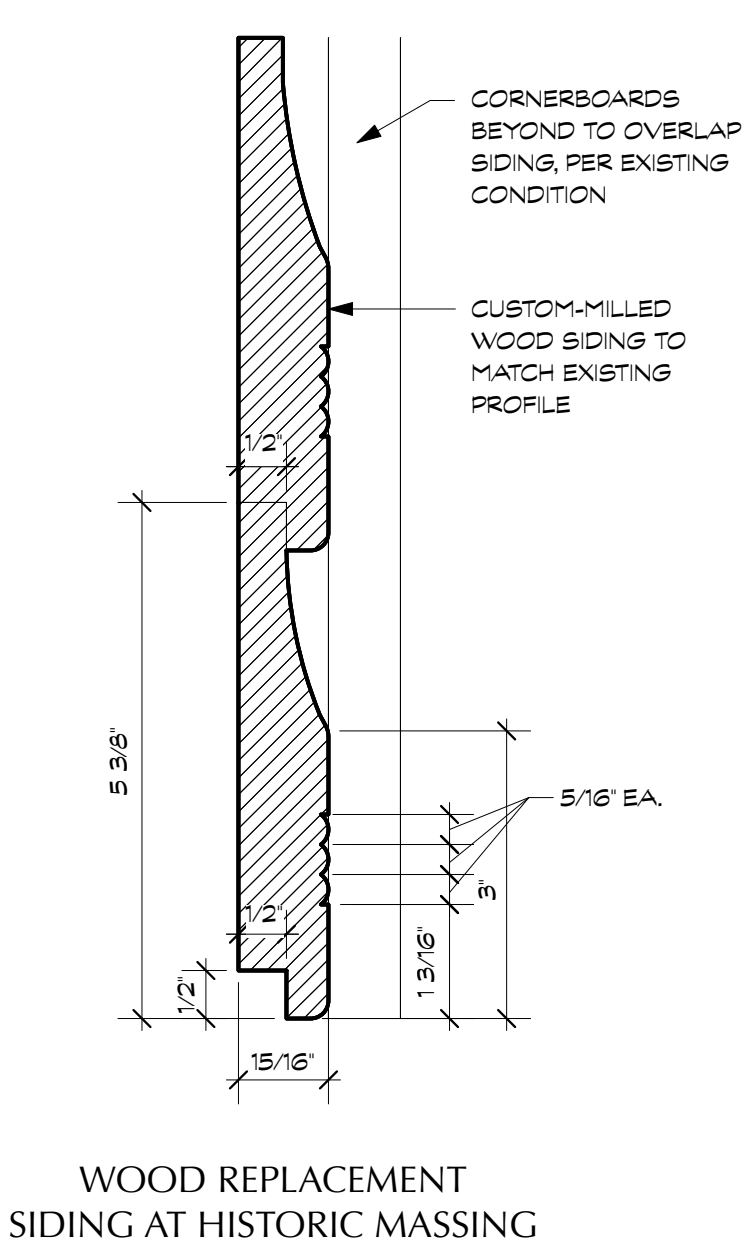
28 APRIL 2025 - PERMIT SET

## EXTERIOR TRIM PROFILES

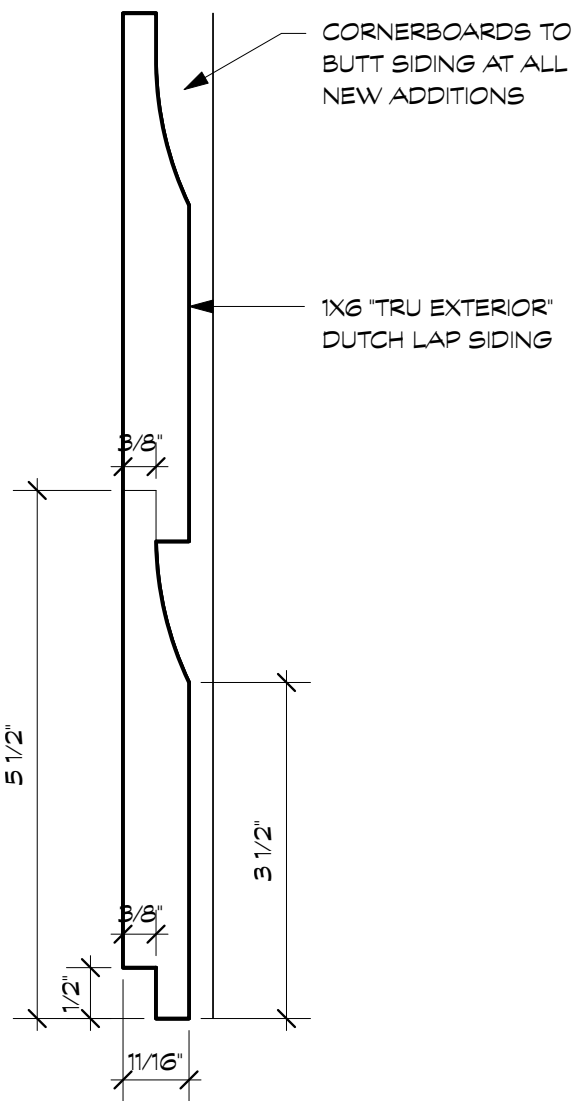
A203



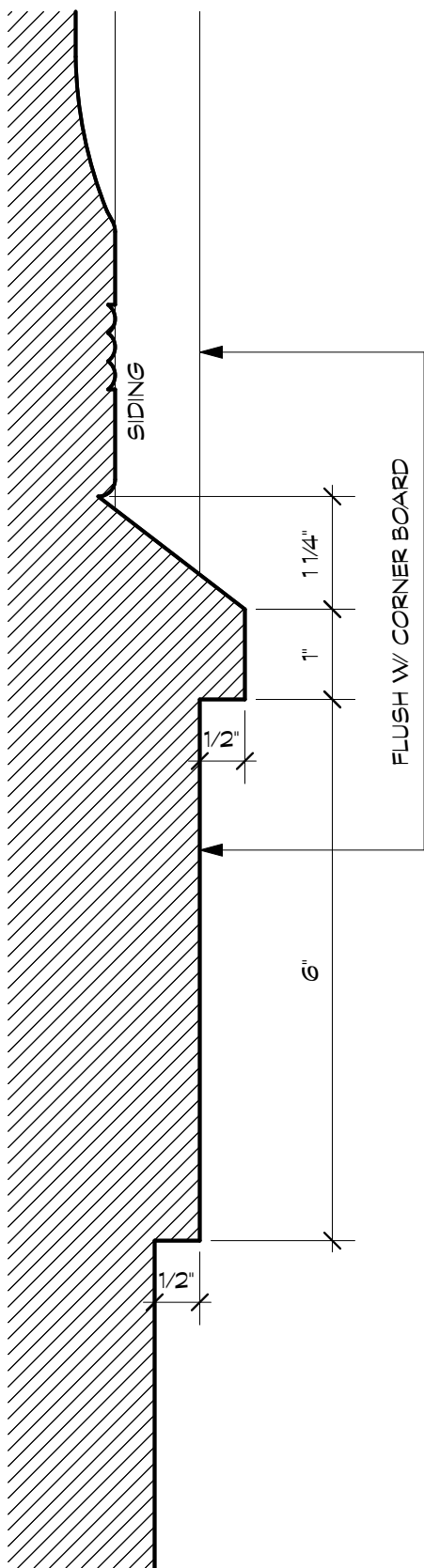
REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



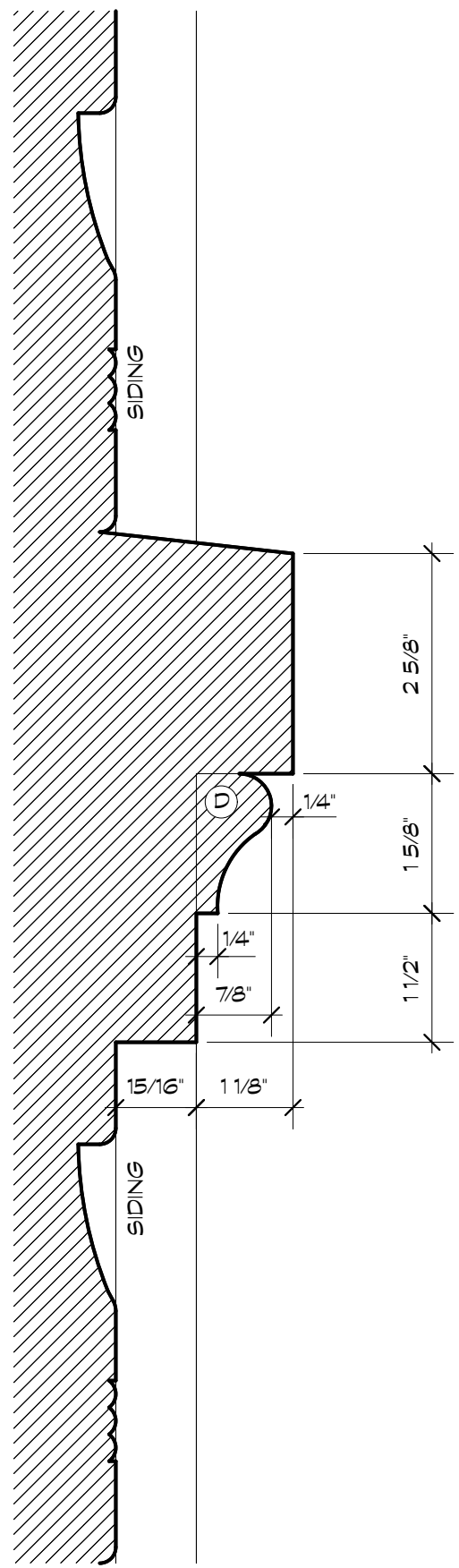
1 Siding Profile  
Detail - Replacement  
Scale: 6" = 1'-0"



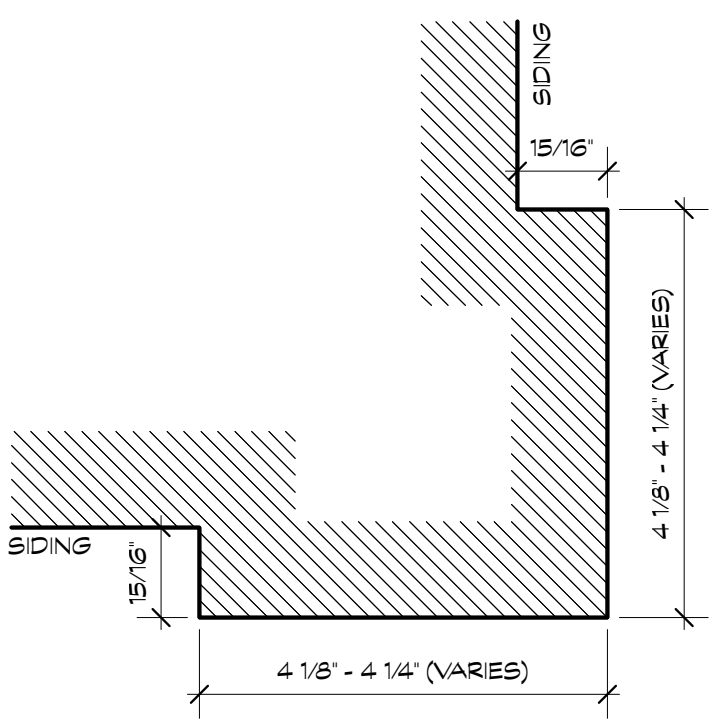
2 Siding Profile  
Detail - Addition  
Scale: 6" = 1'-0"



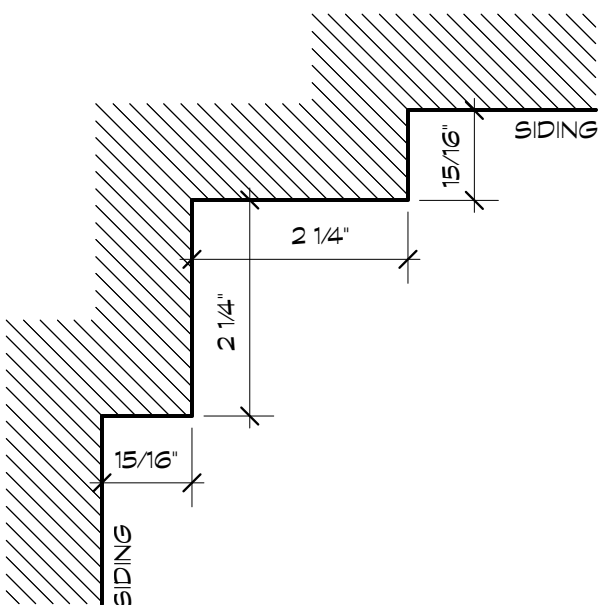
3 Skirt Board Profile  
Scale: 6" = 1'-0"



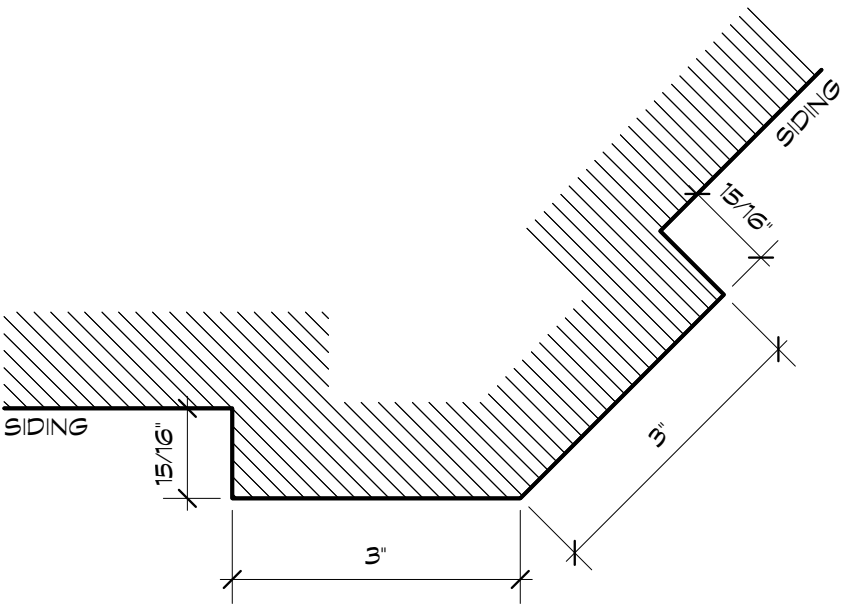
4 Belt Trim Profile  
@ Existing Bay  
Scale: 6" = 1'-0"



OUTSIDE CORNER



INSIDE CORNER



DINING ROOM BAY CORNER

5 Corner Board Profiles  
Scale: 6" = 1'-0"

BENNETT FRANK MCCARTHY  
architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222 www.bfmarch.com fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218 EXPIRATION DATE: 10/31/2025

DS

© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

EXTERIOR TRIM  
PROFILES

A204

28 APRIL 2025 - PERMIT SET

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Gulev*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

**BENNETT FRANK MCCARTHY**  
**architects, inc.**

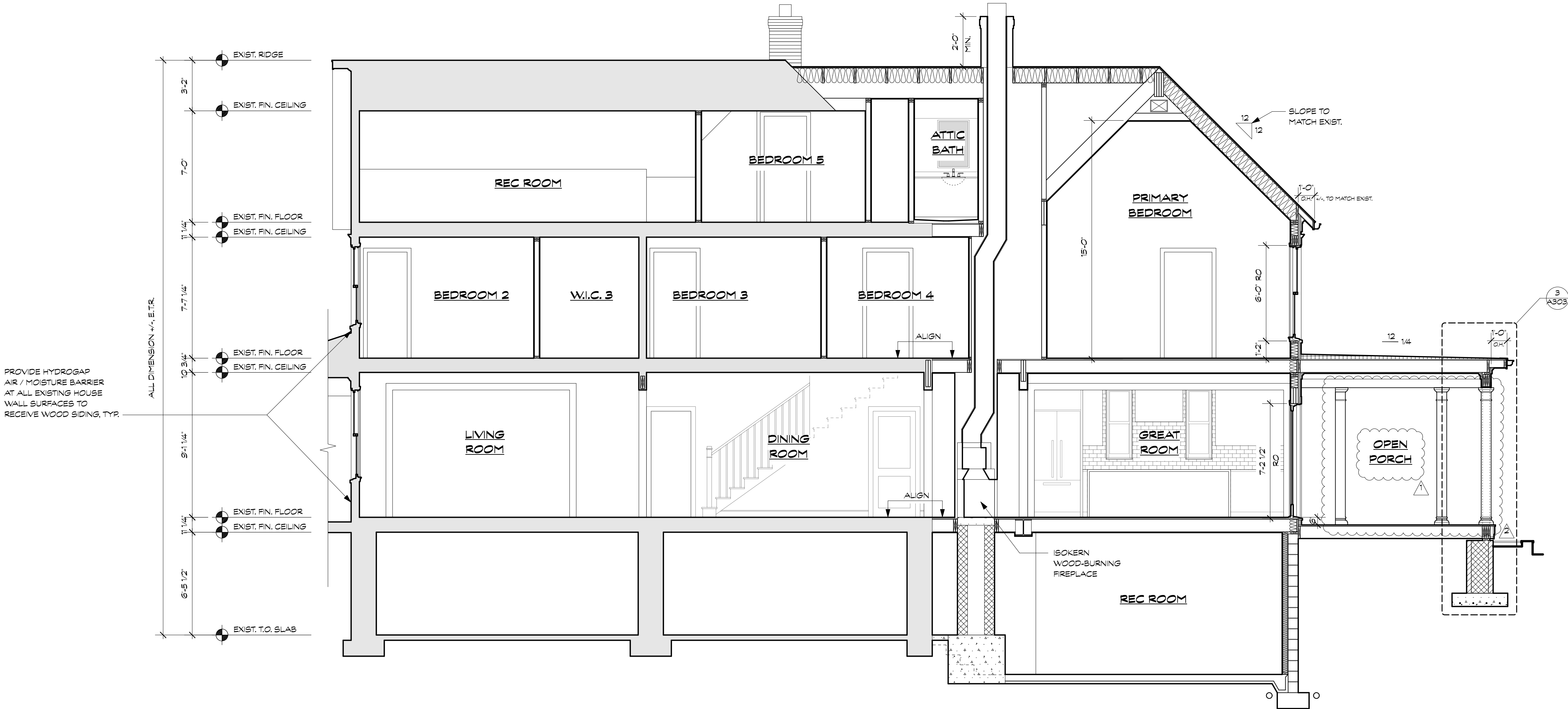
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS    |
|---------|--------------------|
| 3/26/25 | HAMP PERMIT SET    |
| 4/28/25 | PERMIT SET         |
| 6/6/25  | PERMIT RESPONSE #1 |
| 6/19/25 | PERMIT RESPONSE #2 |
|         |                    |
|         |                    |
|         |                    |
|         |                    |
|         |                    |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.



1 BUILDING SECTION  
Scale: 1/4" = 1'-0"

EXISTING TO REMAIN

**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

BUILDING SECTIONS

A300

28 APRIL 2025 - PERMIT SET

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Bulech*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS              |
|---------|------------------------------|
| 3/26/25 | HAMP PERMIT SET              |
| 4/28/25 | PERMIT SET                   |
| 6/19/25 | PERMIT RESPONSE #2 <i>/A</i> |
|         |                              |
|         |                              |
|         |                              |
|         |                              |
|         |                              |
|         |                              |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

DS

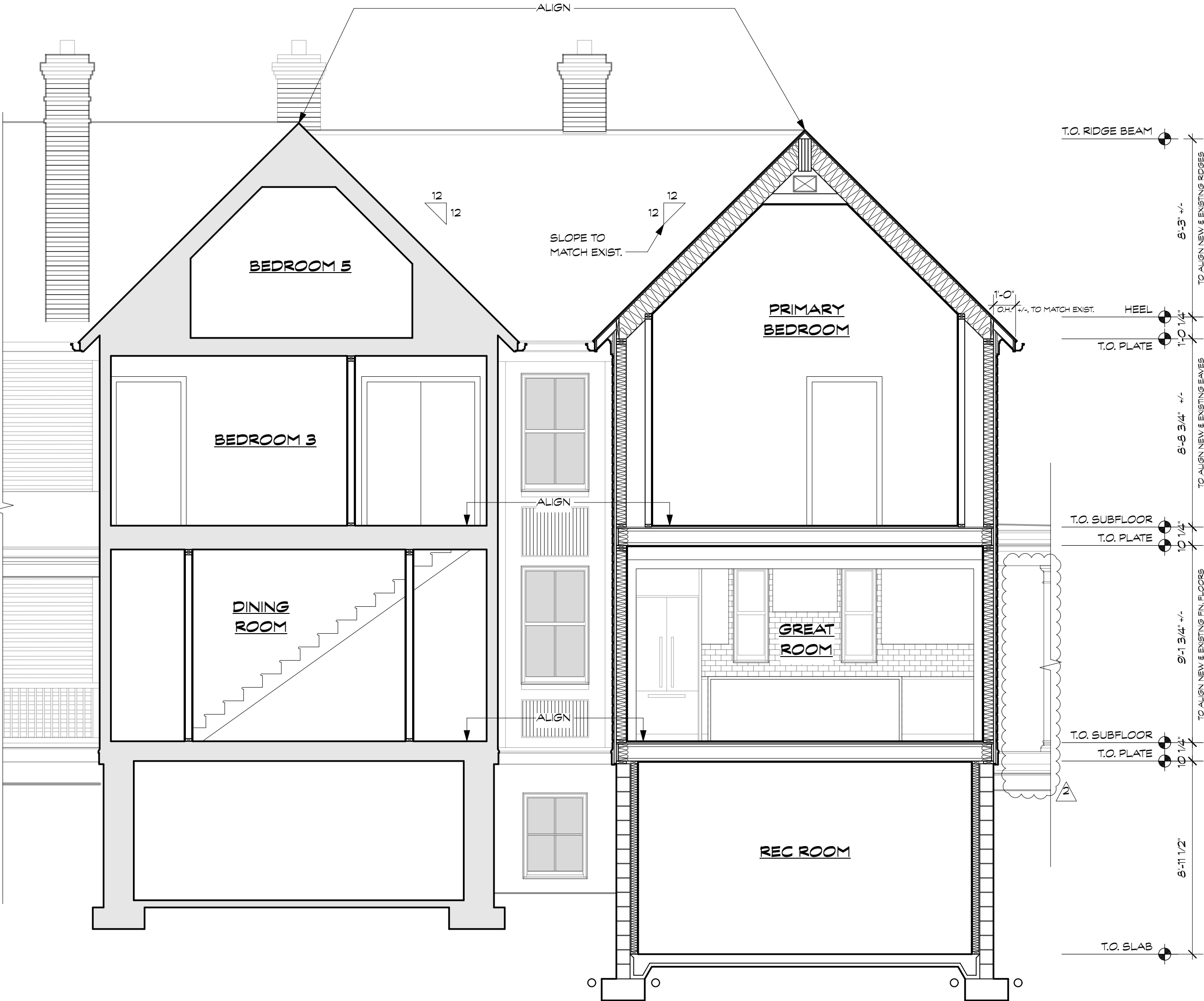


**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

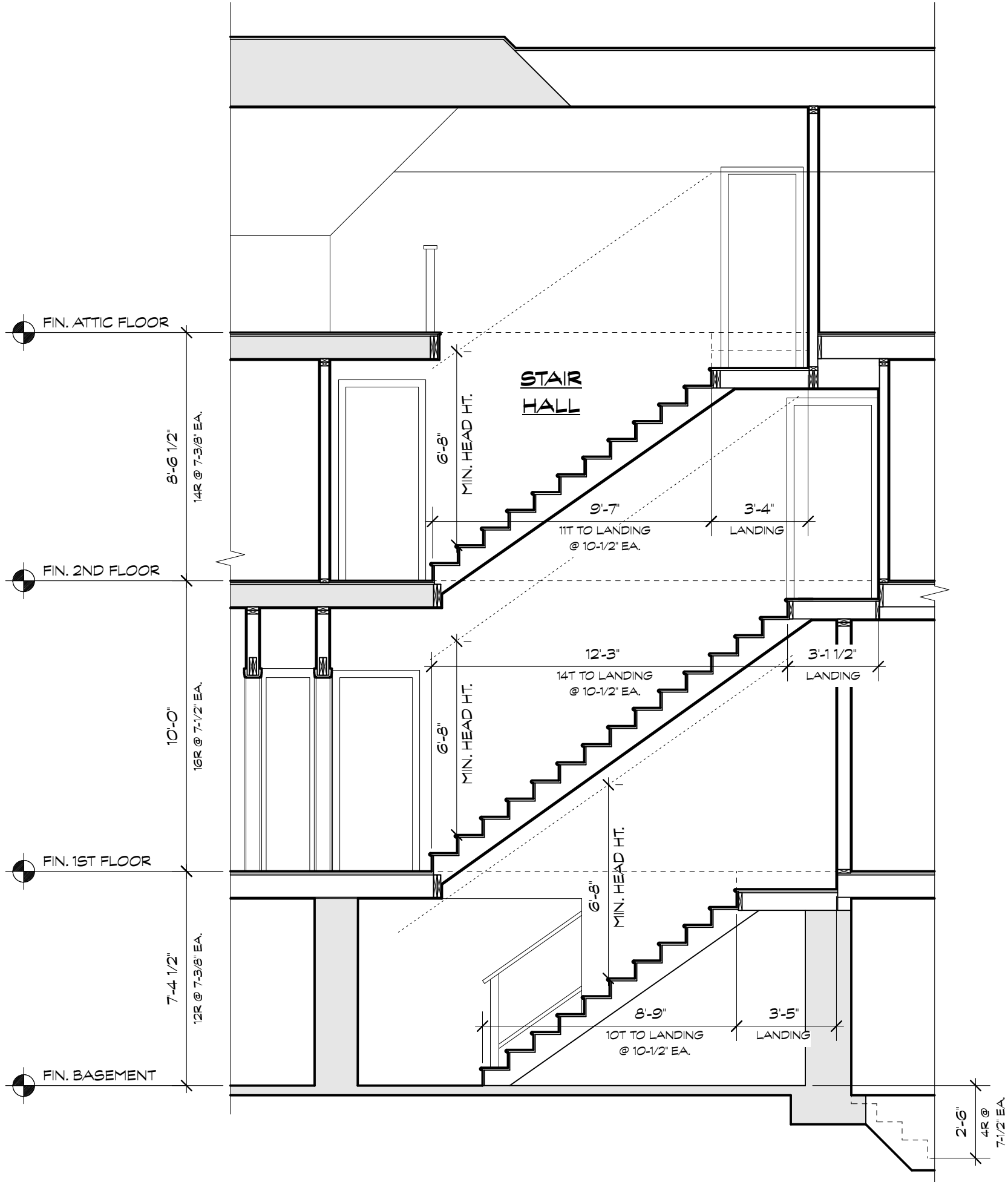
28 APRIL 2025 - PERMIT SET

WALL SECTIONS

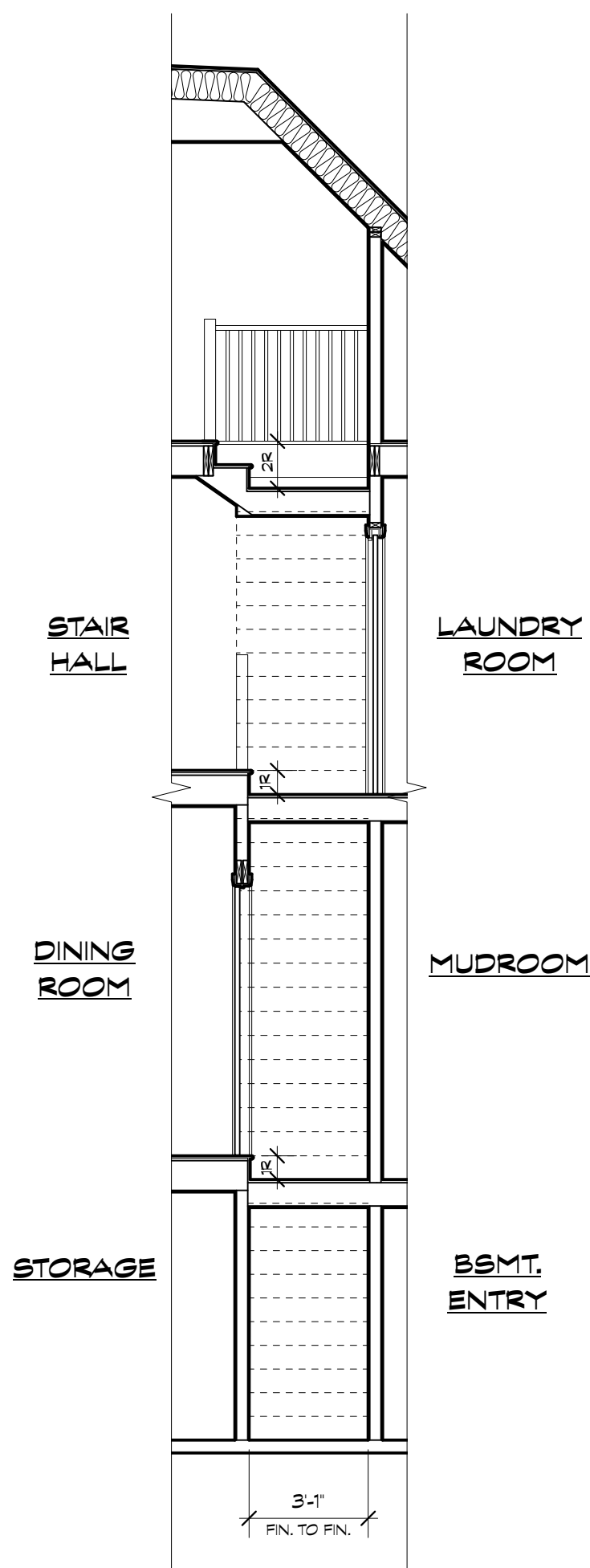
A301



1 BUILDING SECTION  
Scale: 1/4" = 1'-0"



2 BUILDING SECTION  
Scale: 1/4" = 1'-0"



3 BUILDING SECTION  
Scale: 1/4" = 1'-0"

EXISTING TO REMAIN

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Gulev*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

DS



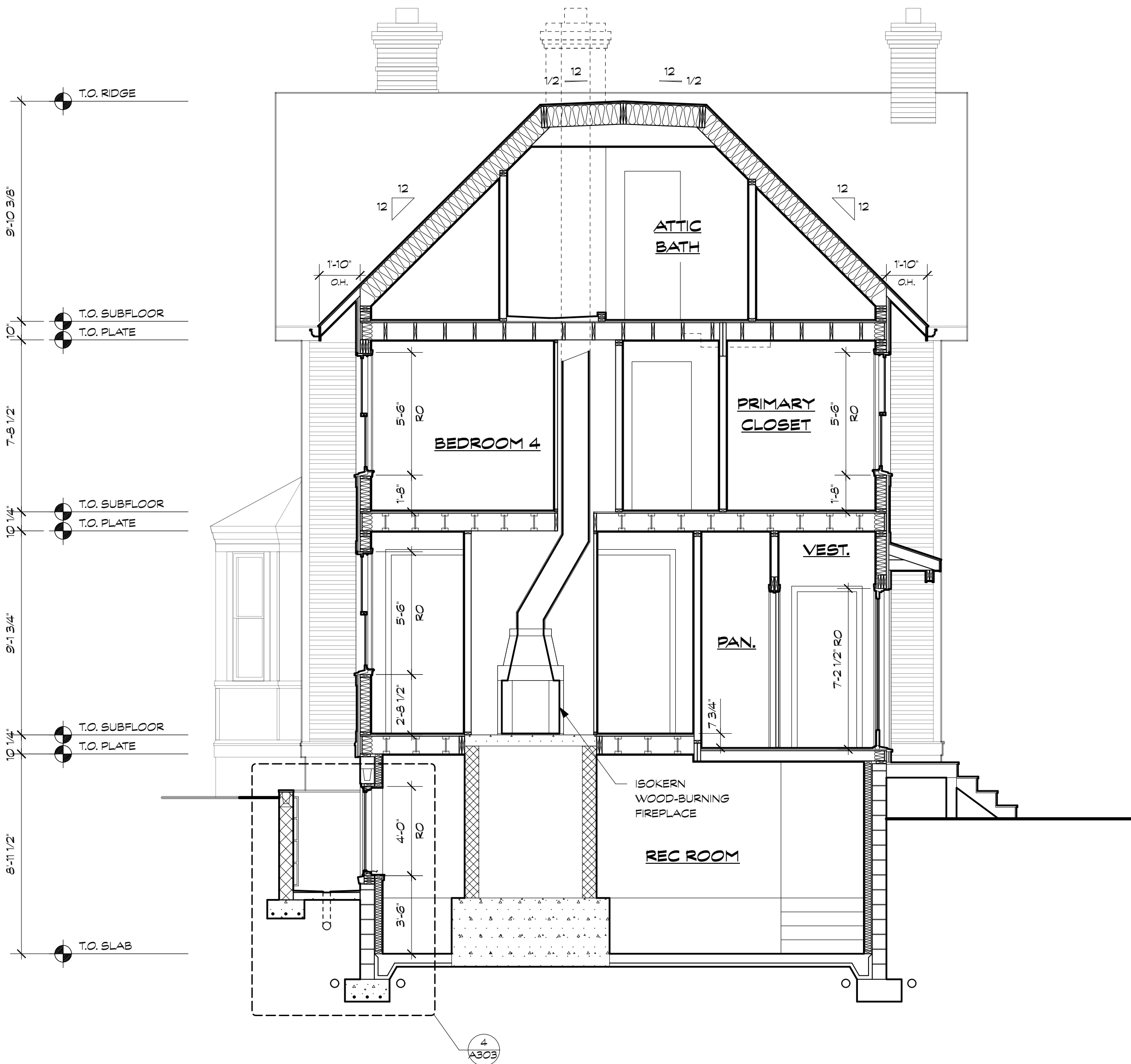
© 2025 Bennett Frank McCarthy Architects, Inc.

**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

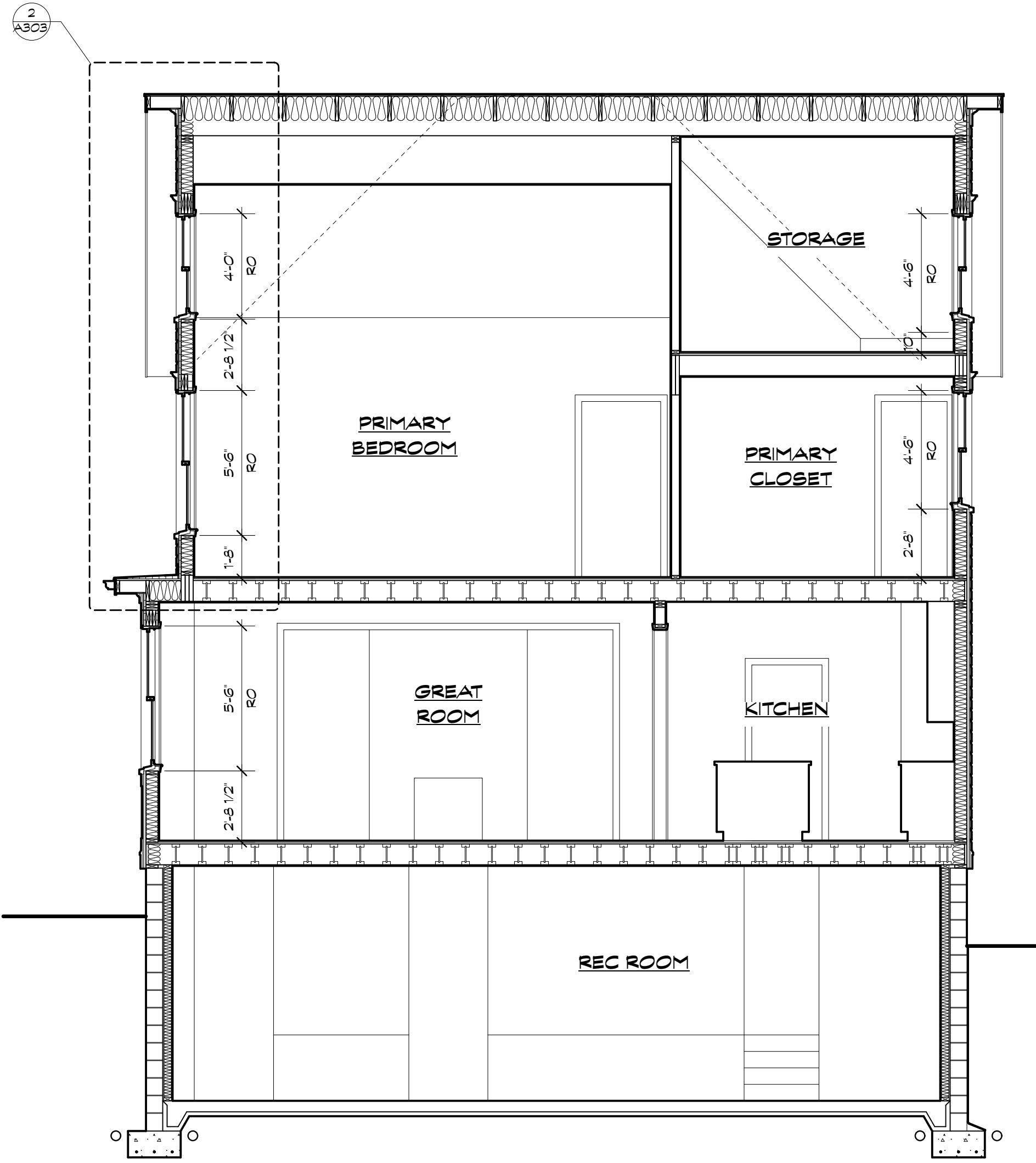
28 APRIL 2025 - PERMIT SET

WALL SECTIONS

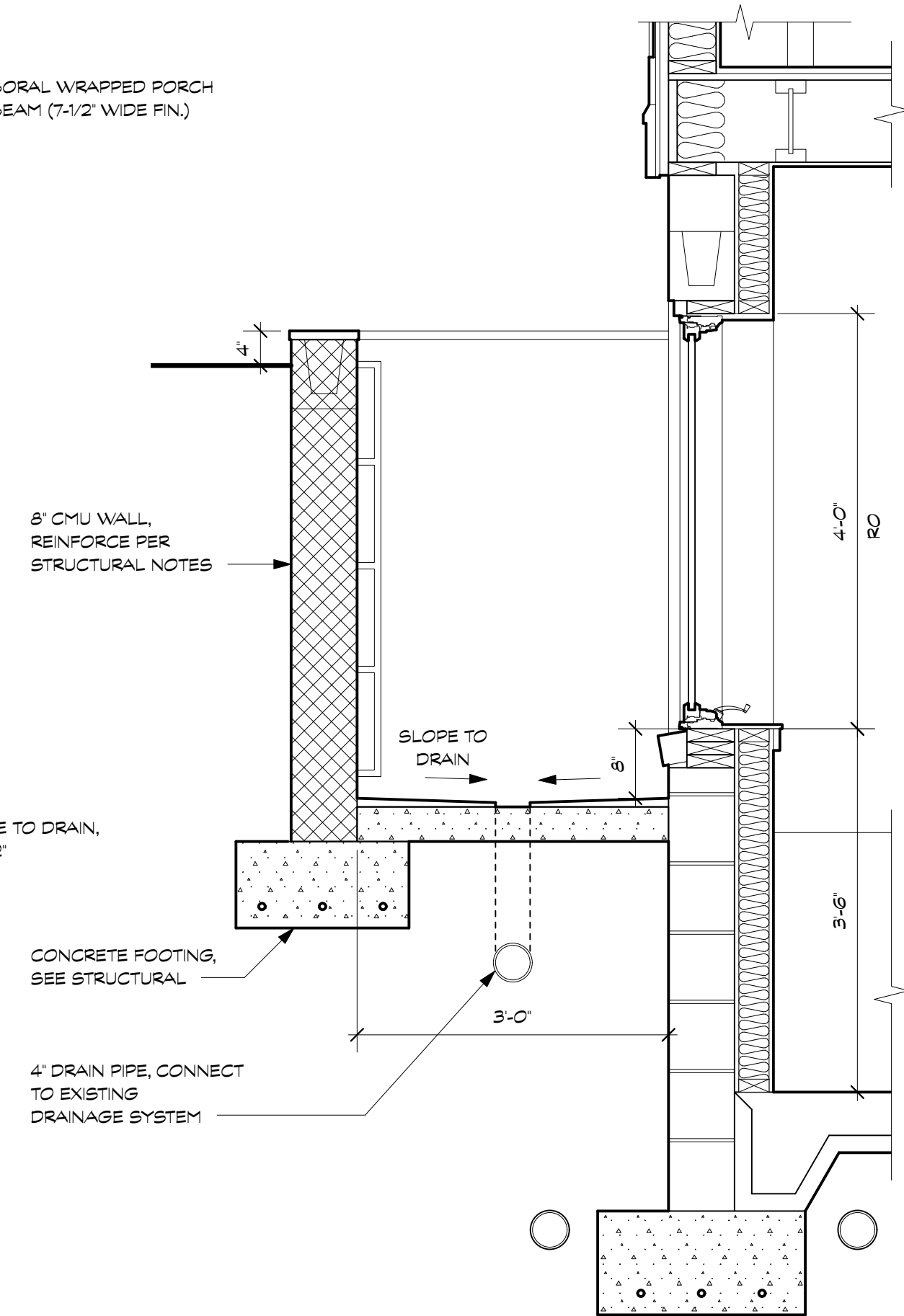
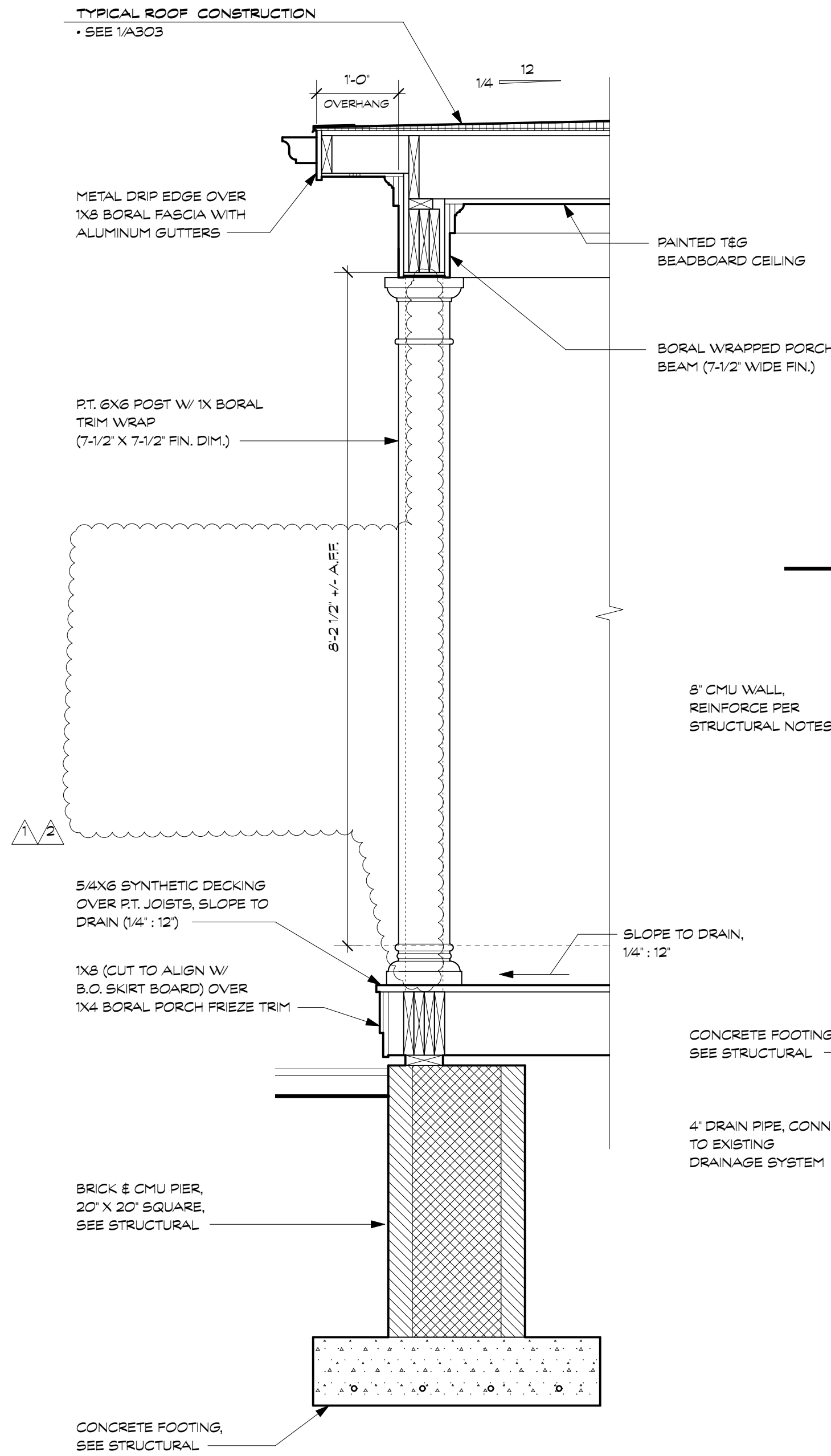
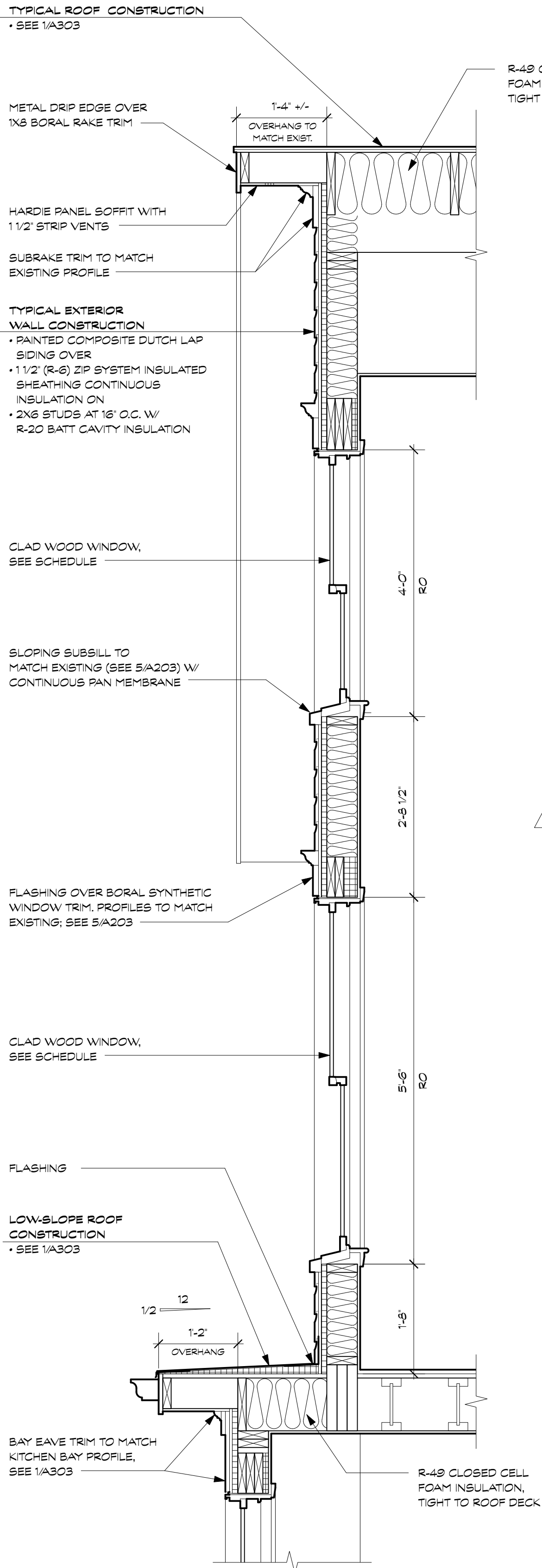
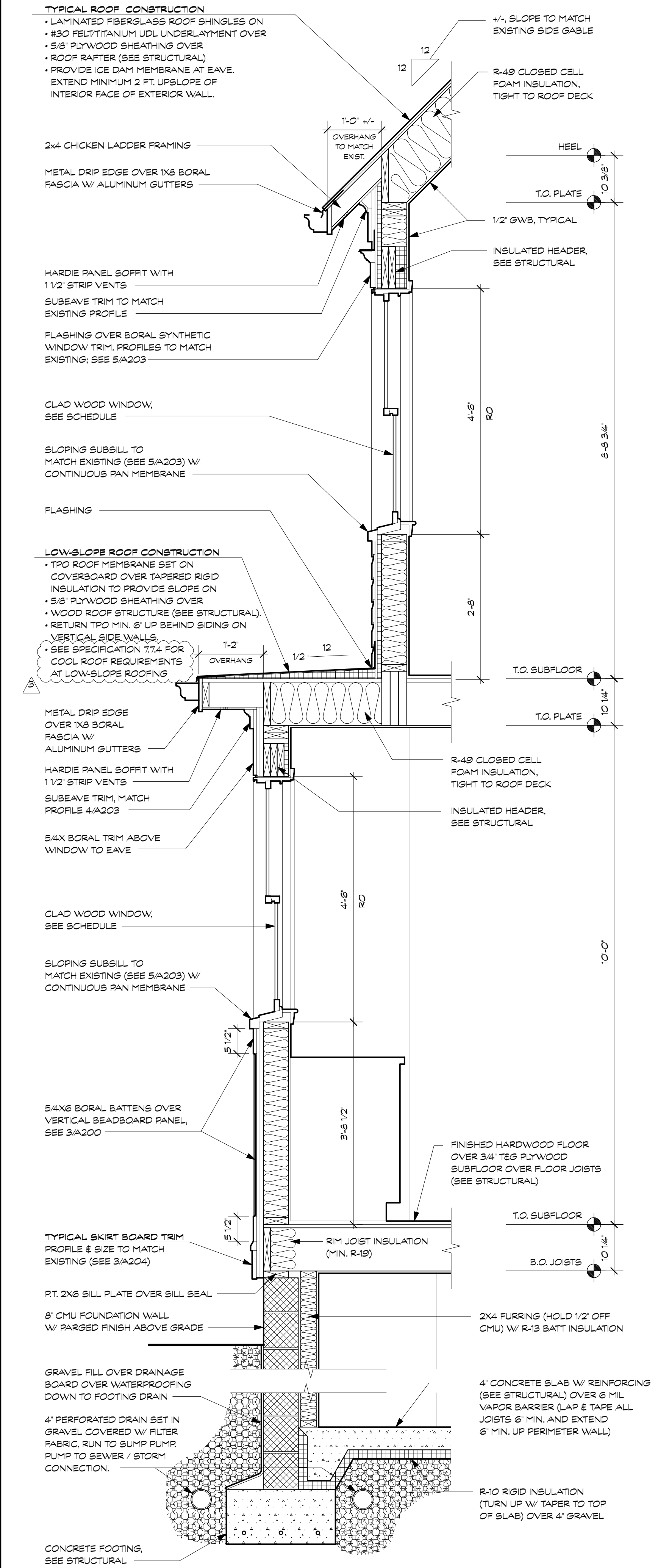
A302



**1 BUILDING SECTION**  
Scale: 1/4" = 1'-0"



**2 BUILDING SECTION**  
Scale: 1/4" = 1'-0"



**REVIEWED**  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

**BENNETT FRANK MCCARTHY**  
**architects, inc.**

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS    |
|---------|--------------------|
| 3/26/25 | HAMP PERMIT SET    |
| 4/28/25 | PERMIT SET         |
| 6/6/25  | PERMIT RESPONSE #1 |
| 6/19/25 | PERMIT RESPONSE #2 |
| 7/15/25 | PERMIT RESPONSE #3 |
|         |                    |
|         |                    |
|         |                    |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

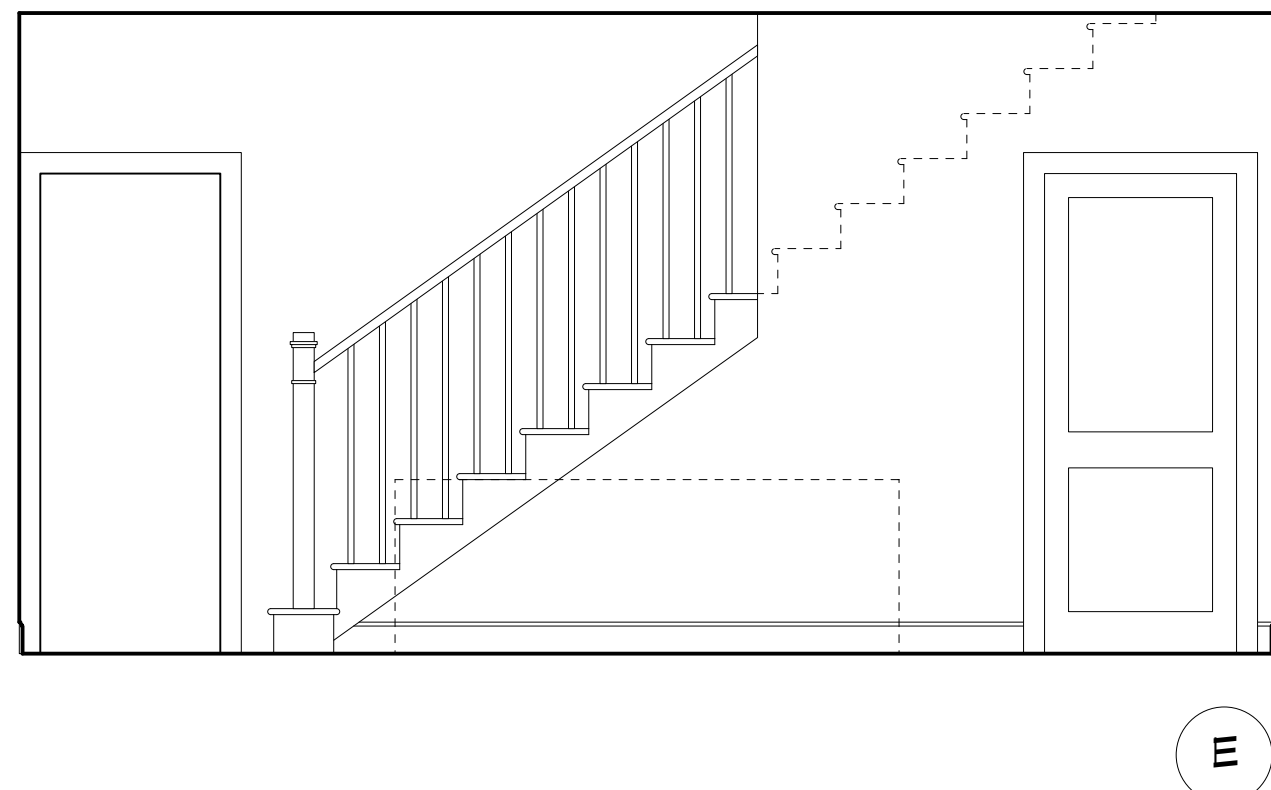
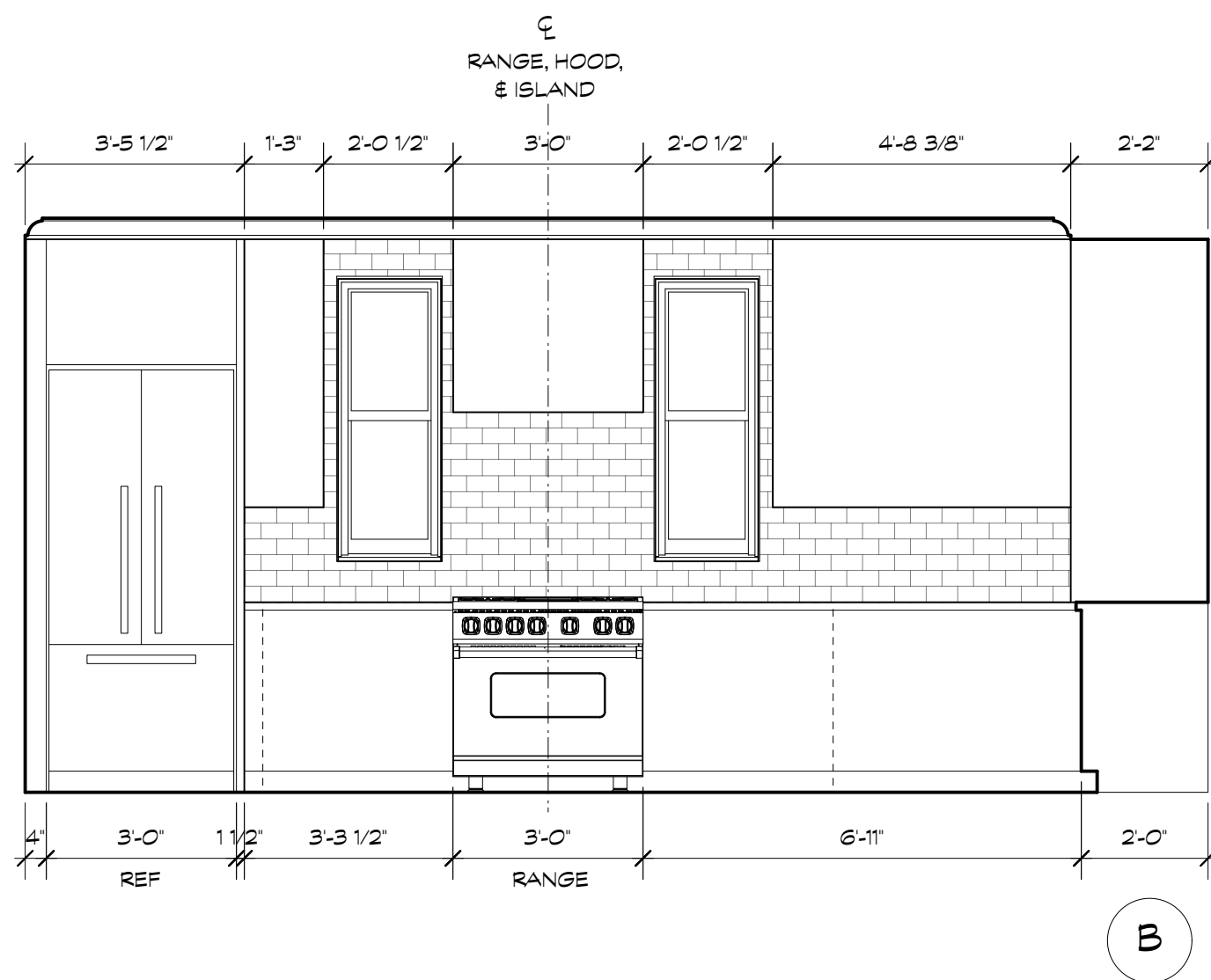
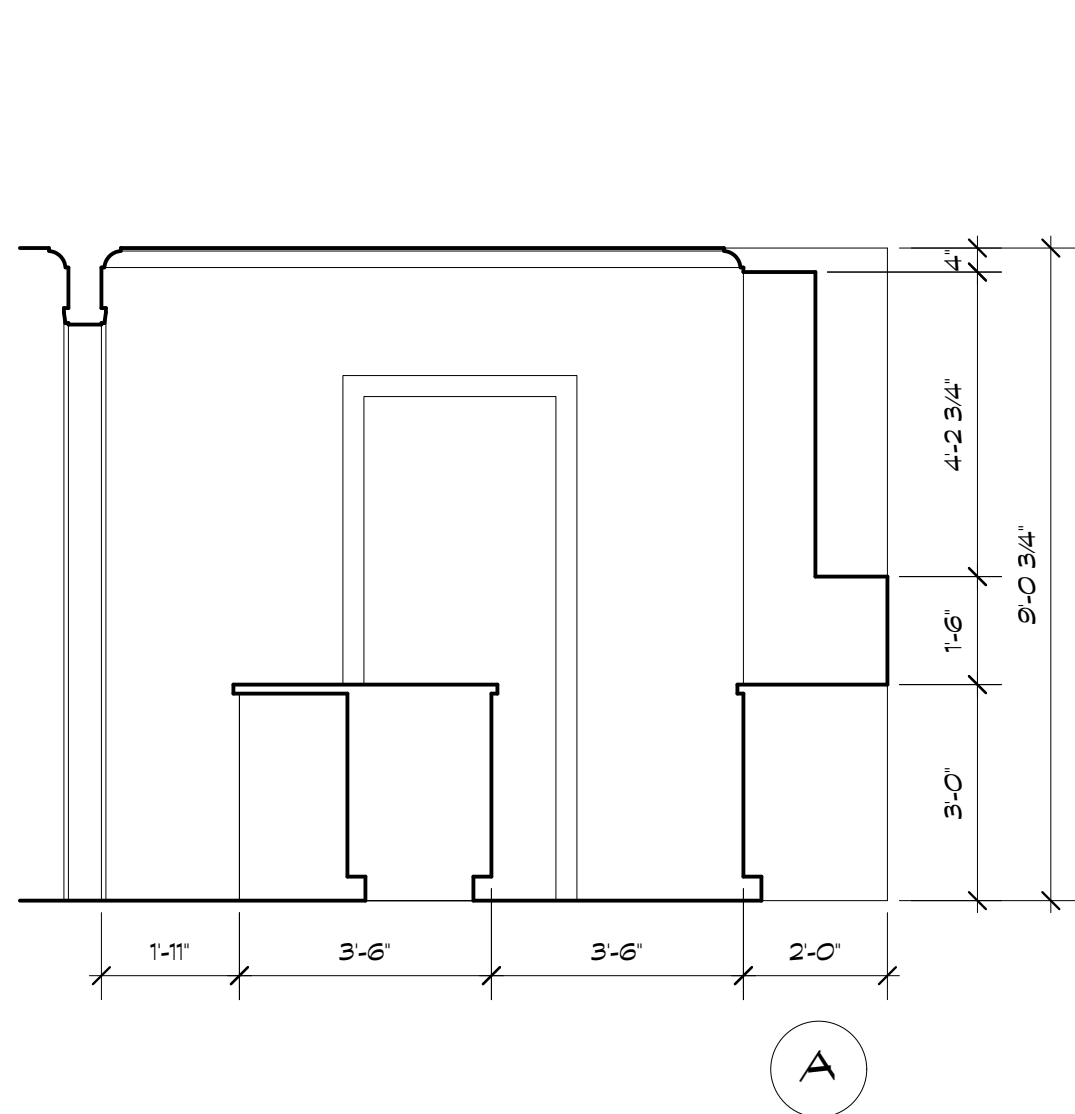
WALL SECTIONS

**A303**

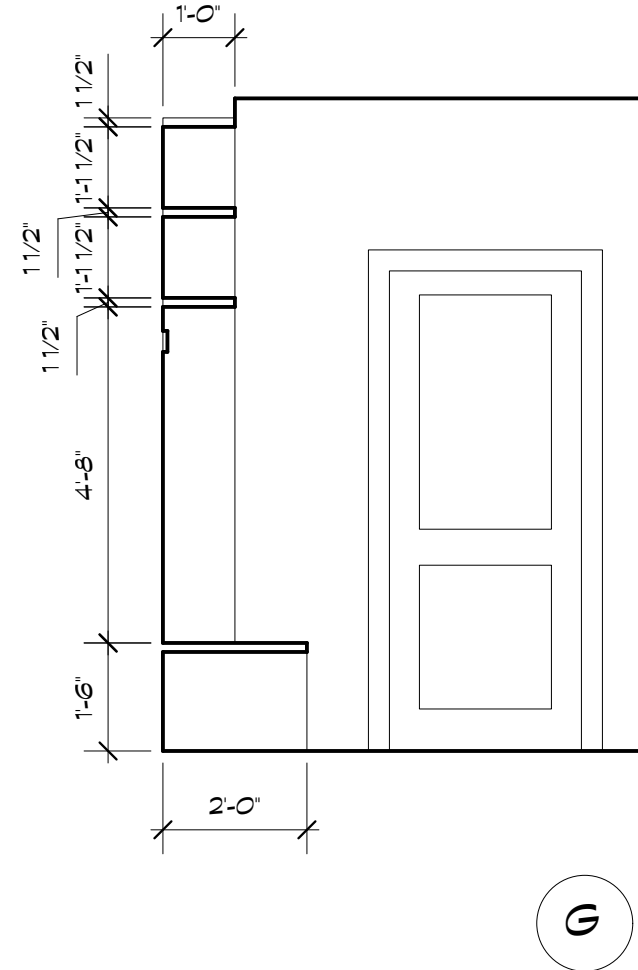
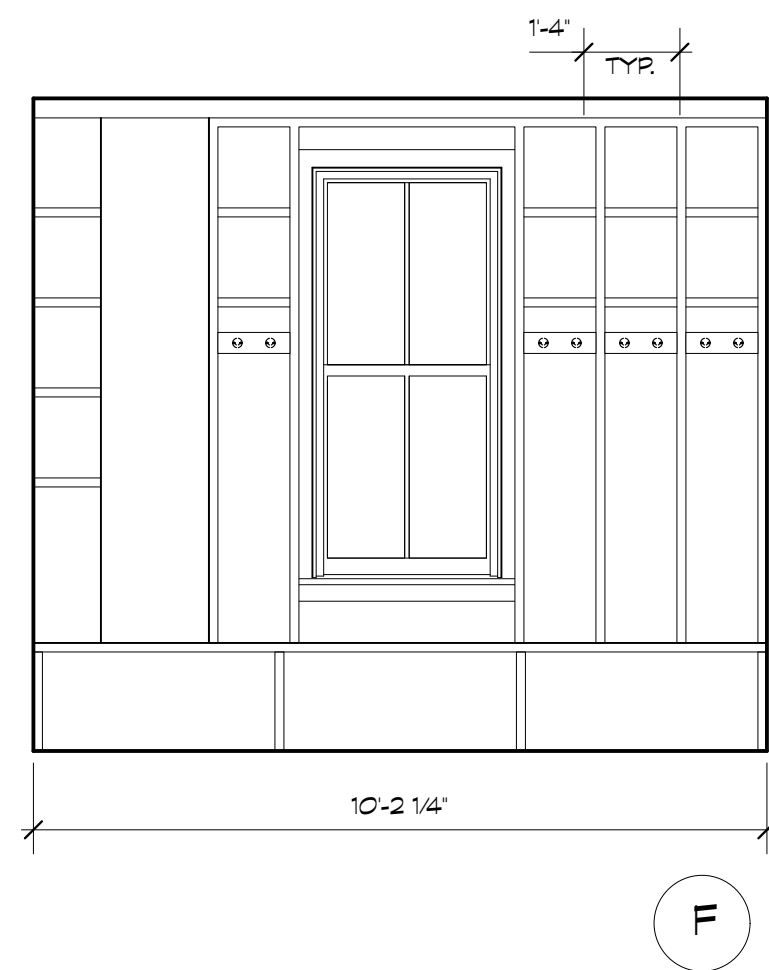
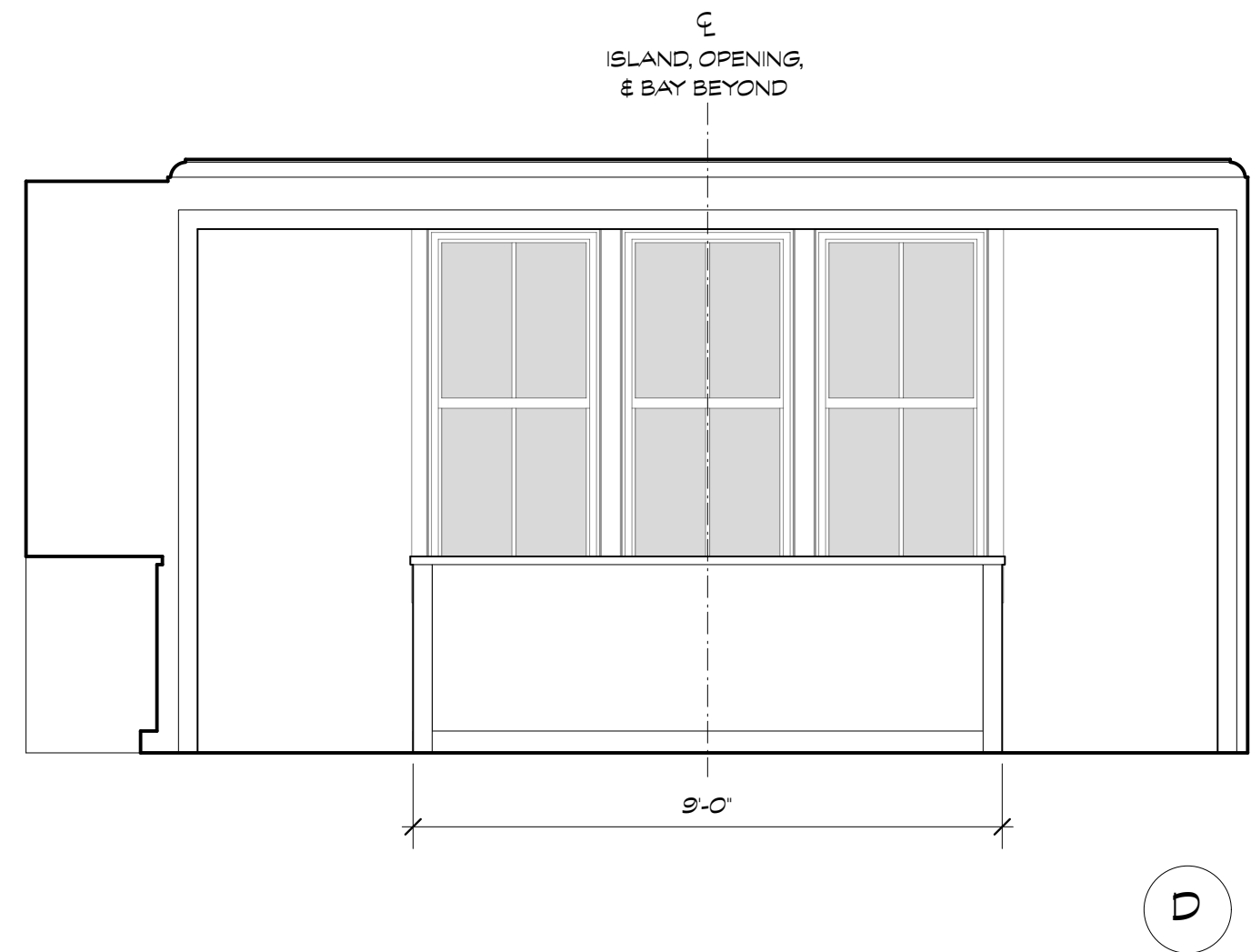
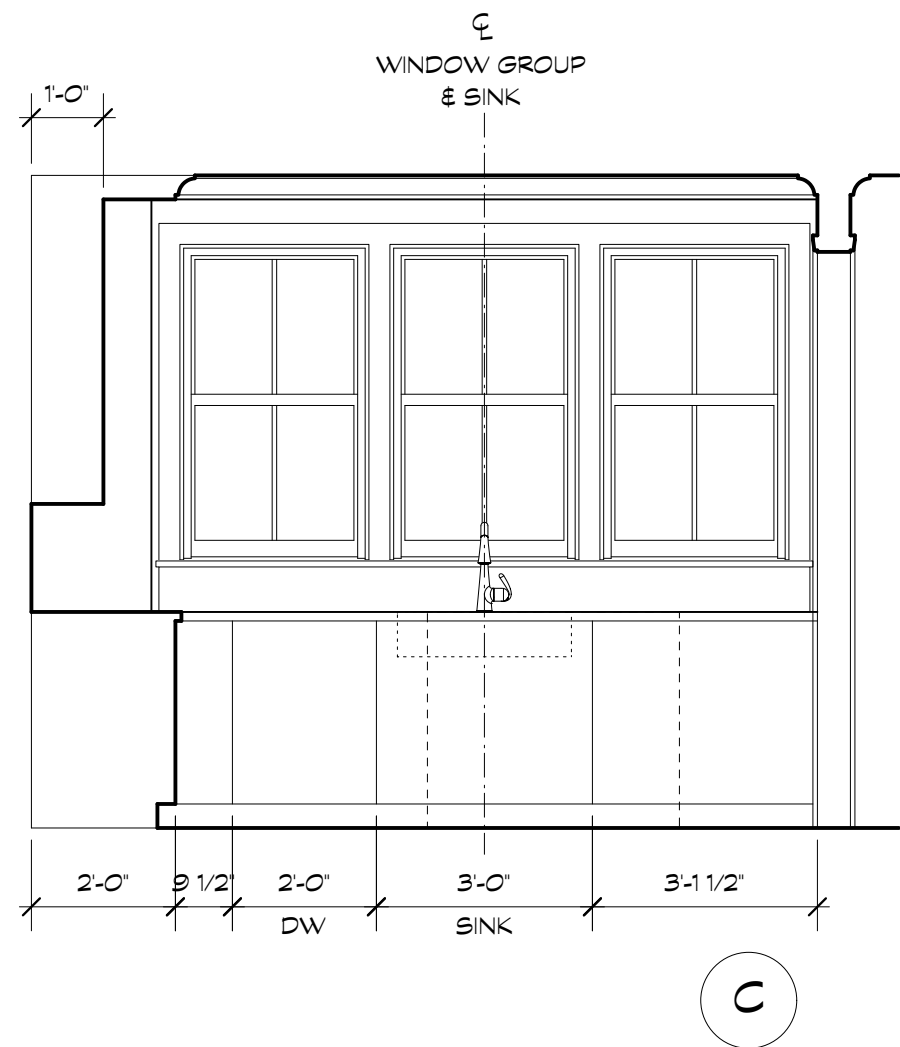
28 APRIL 2025 - PERMIT SET

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Gulev*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

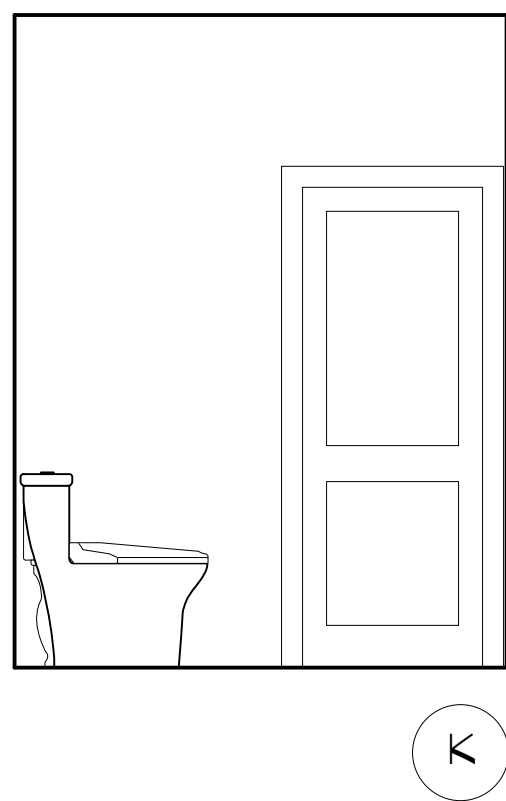
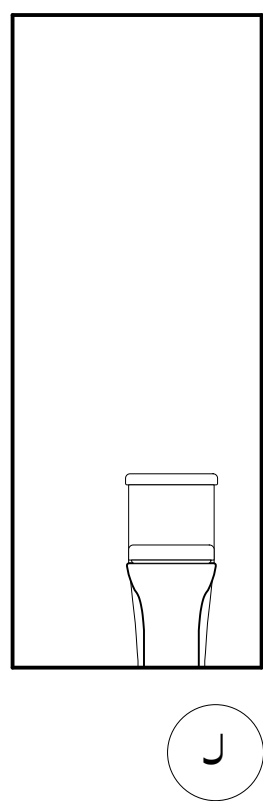
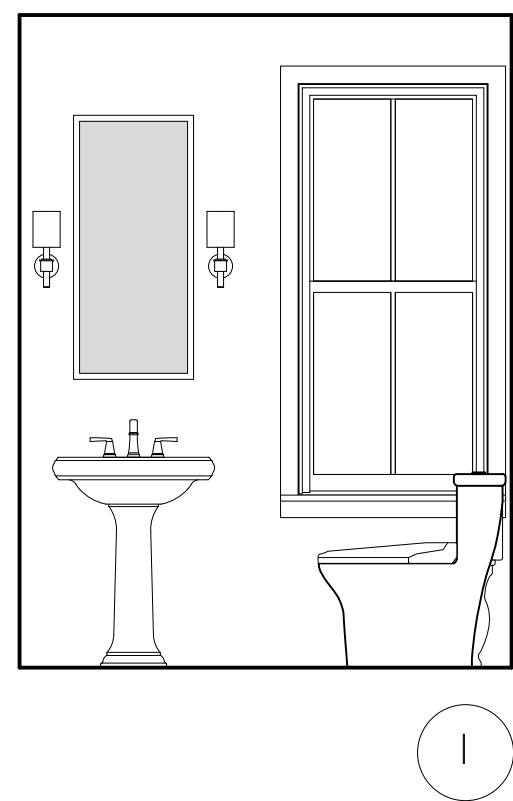
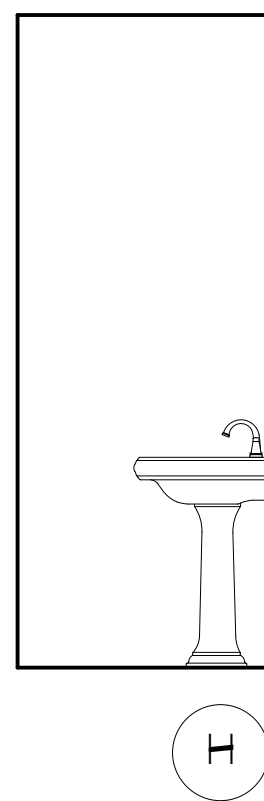


2 DINING ROOM ELEVATION  
Scale: 3/8" = 1'-0"



3 MUDROOM ELEVATIONS  
Scale: 3/8" = 1'-0"

1 KITCHEN ELEVATIONS  
Scale: 3/8" = 1'-0"



4 POWDER ROOM ELEVATIONS  
Scale: 3/8" = 1'-0"

BENNETT FRANK MCCARTHY  
architects, inc.

2 1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222 www.bfmarch.com fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218 EXPIRATION DATE: 10/31/2025

DS

ARCHITECT  
15218  
BENNETT FRANK MCCARTHY  
STATE OF MARYLAND

© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

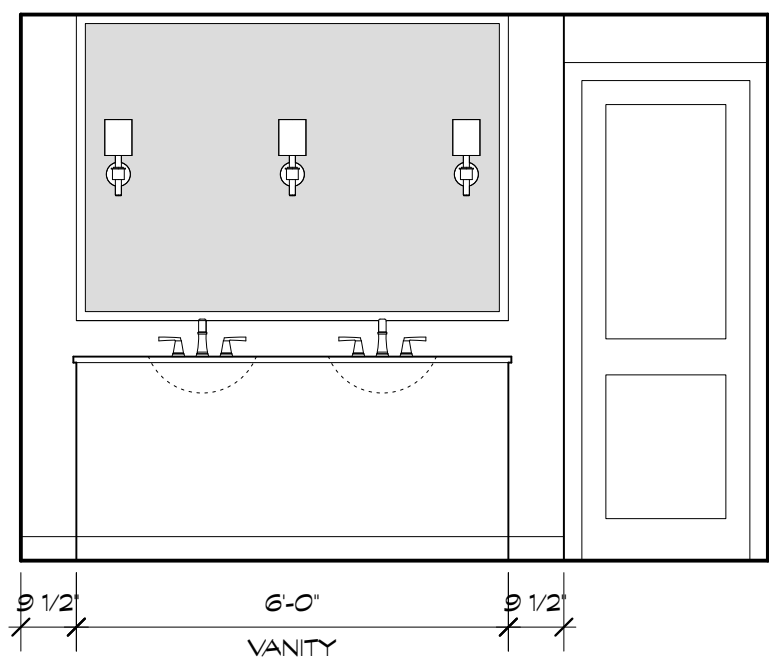
INTERIOR  
ELEVATIONS

A400

28 APRIL 2025 - PERMIT SET

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Bullock*

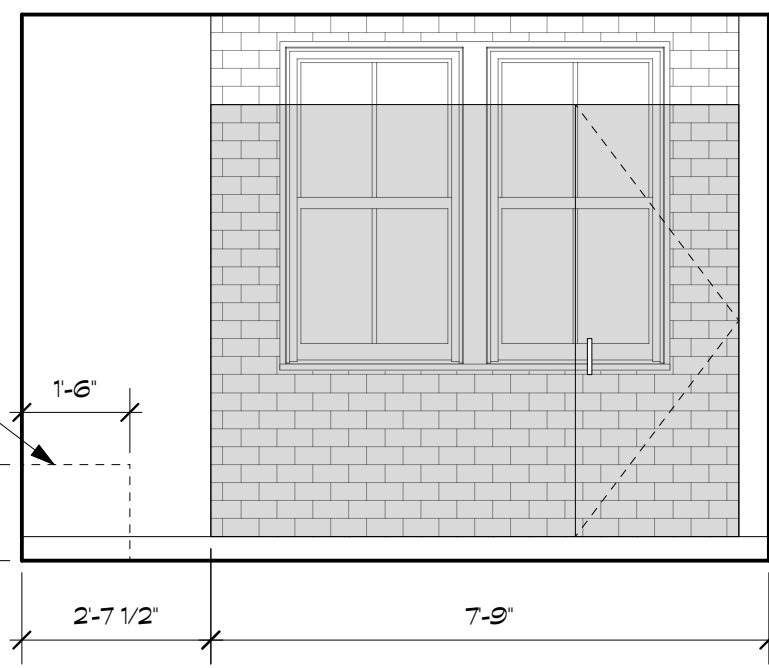
REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



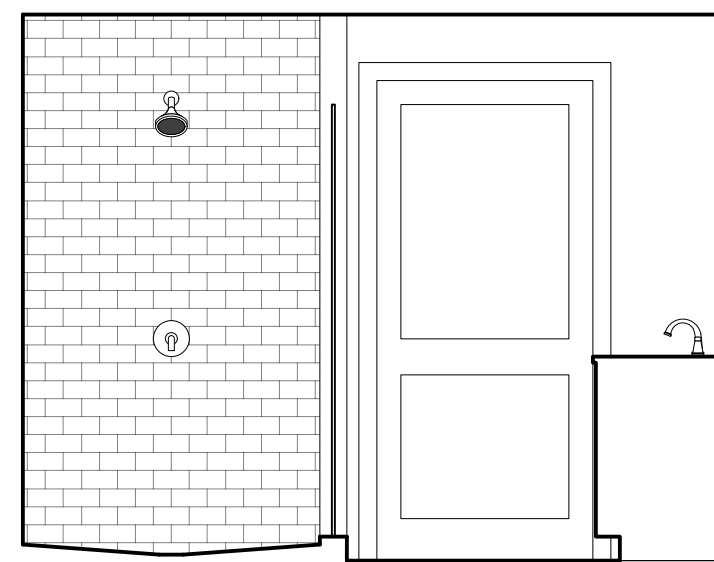
A



B

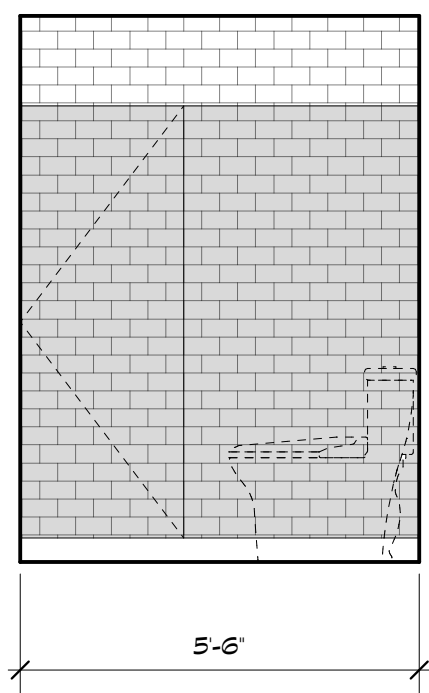


C

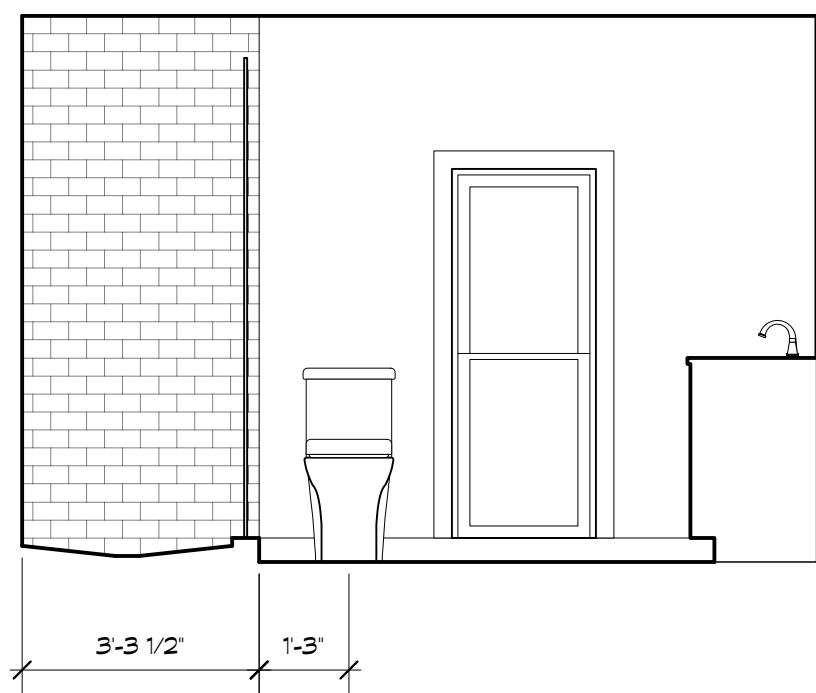


D

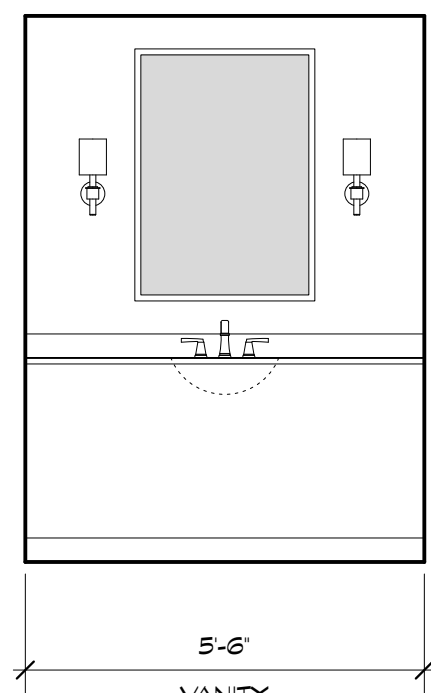
1 PRIMARY BATH ELEVATIONS  
Scale: 3/8" = 1'-0"



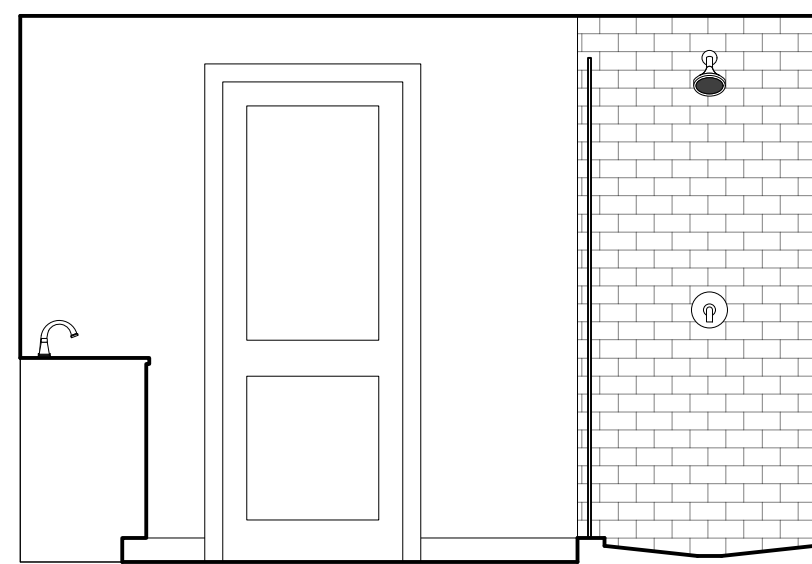
E



F

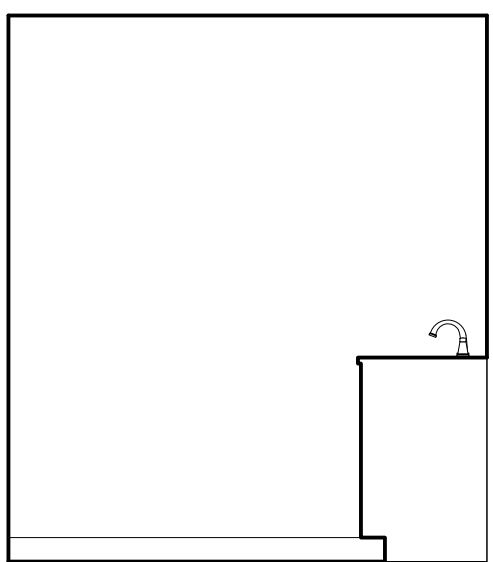


G

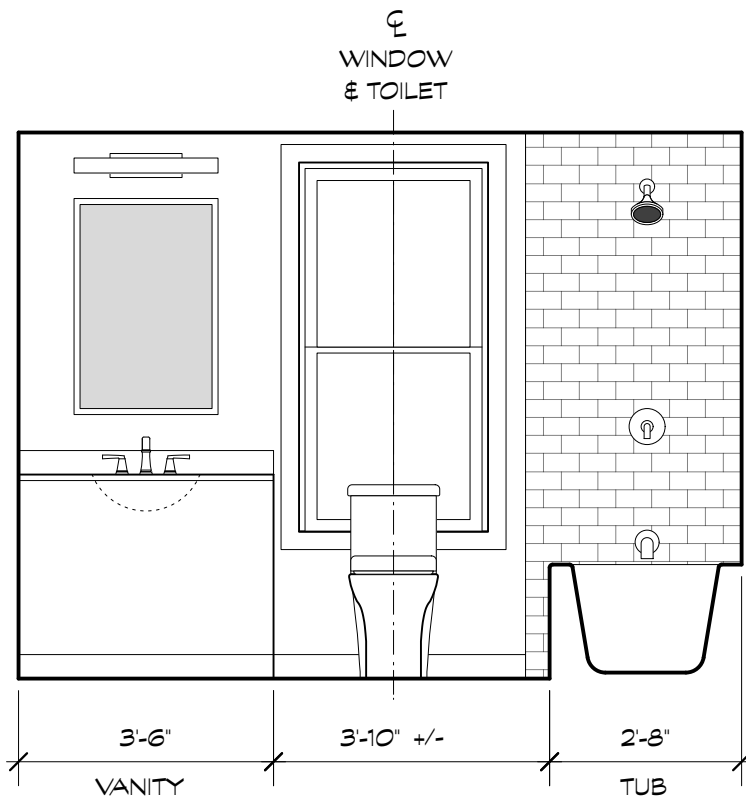


H

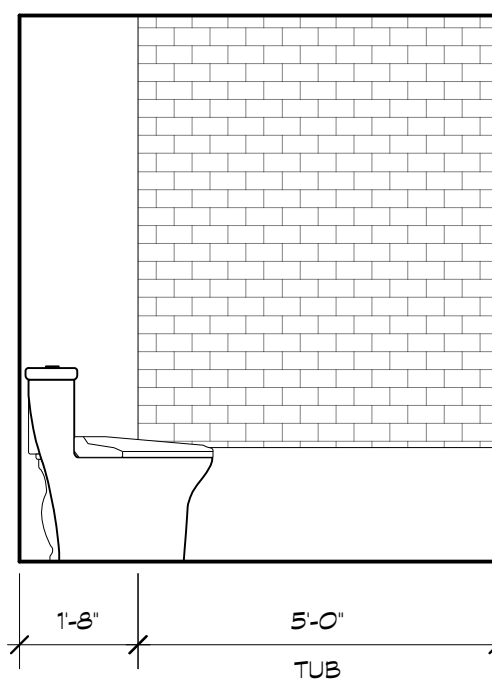
2 BATH 2 ELEVATIONS  
Scale: 3/8" = 1'-0"



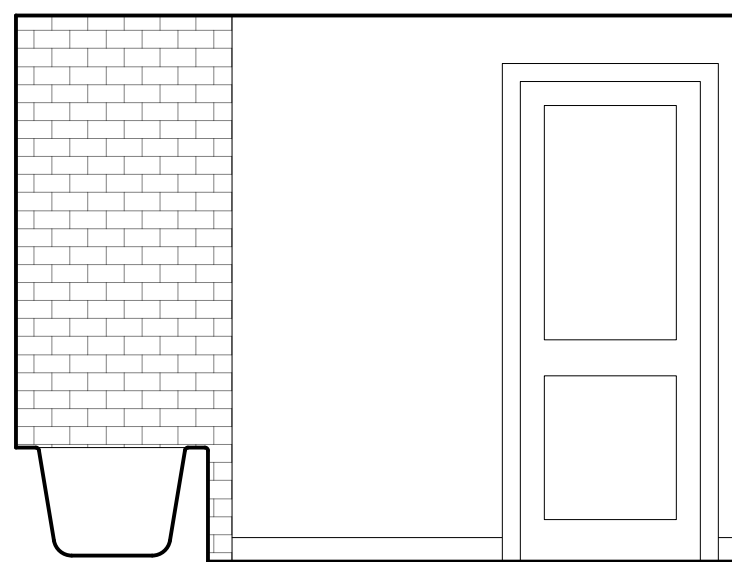
I



J



K



L

3 BATH 3 ELEVATIONS  
Scale: 3/8" = 1'-0"

**BENNETT FRANK MCCARTHY**  
architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222 www.bfmarch.com fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

DS

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218 EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

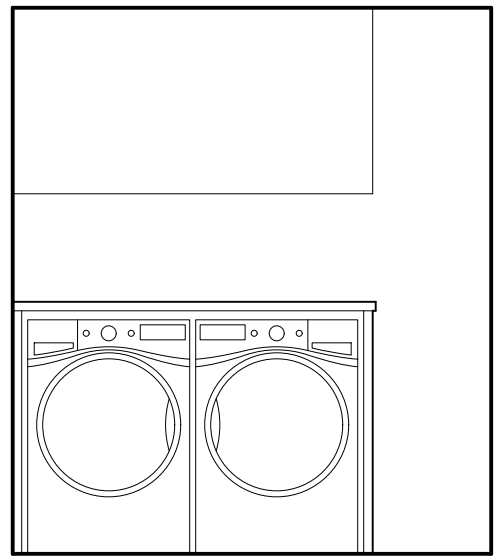
**WILLIAMS LANE RENOVATION**  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

28 APRIL 2025 - PERMIT SET

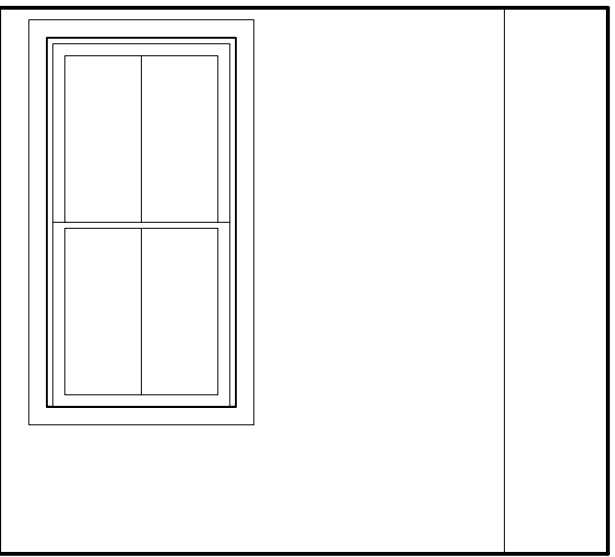
INTERIOR  
ELEVATIONS  
**A401**

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Bulech*

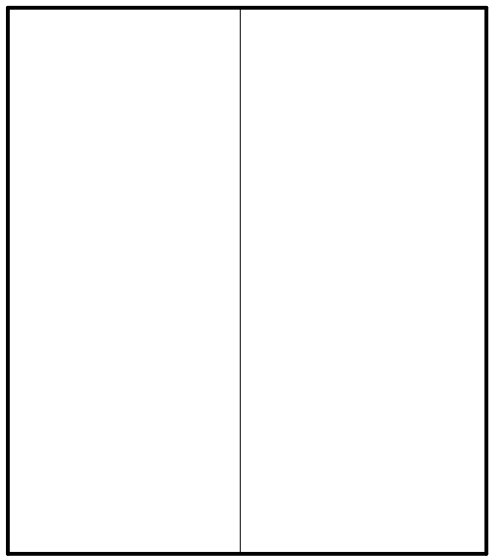
REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



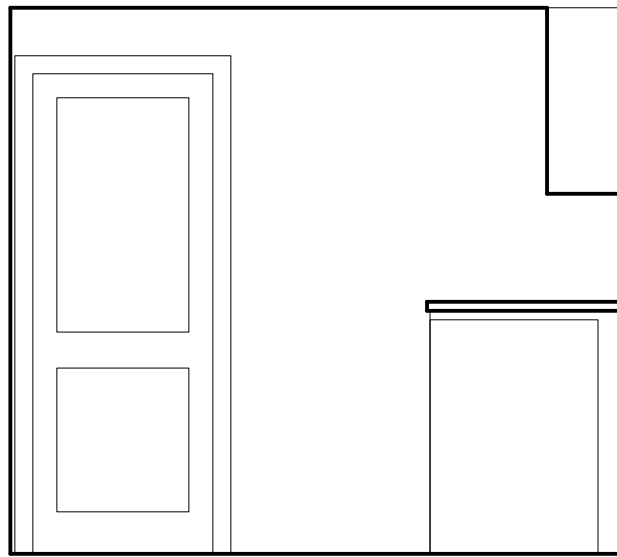
A



B

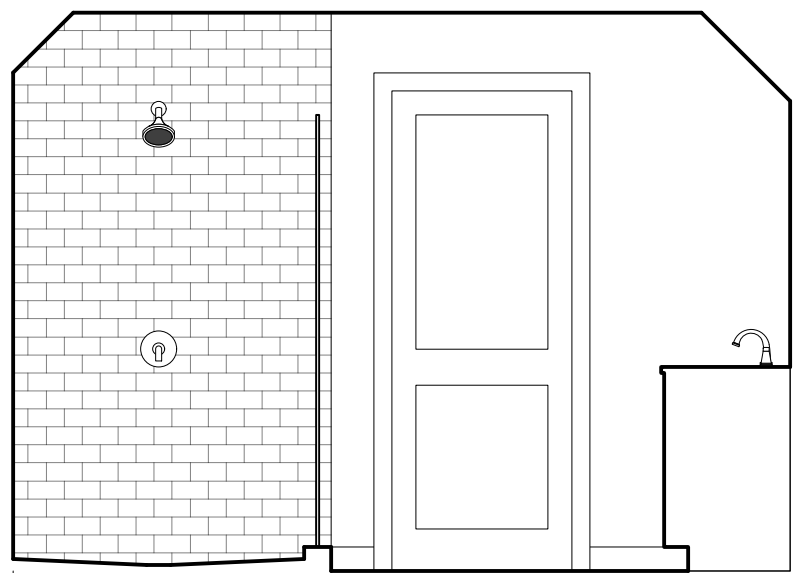


C

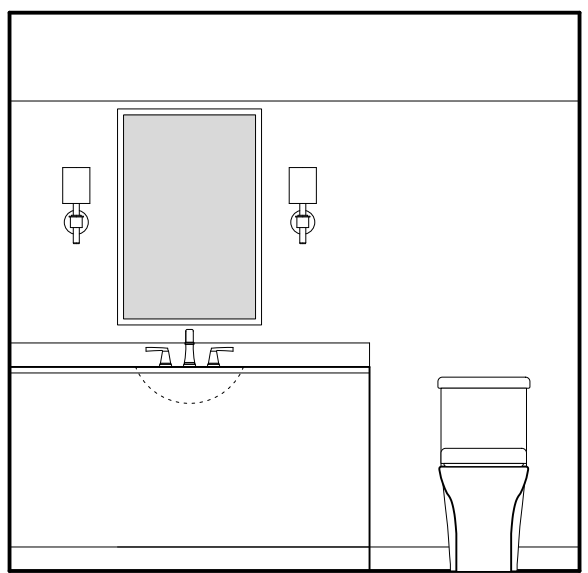


D

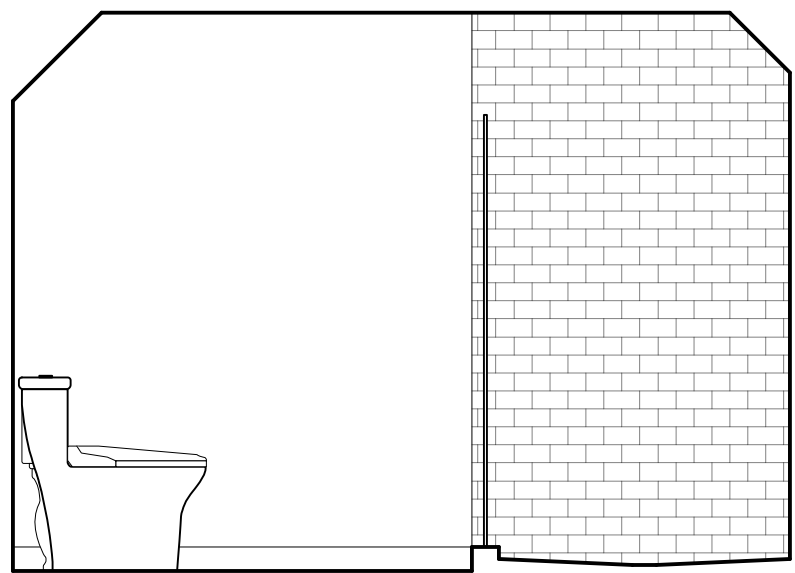
1 LAUNDRY ROOM ELEVATIONS  
Scale: 3/8" = 1'-0"



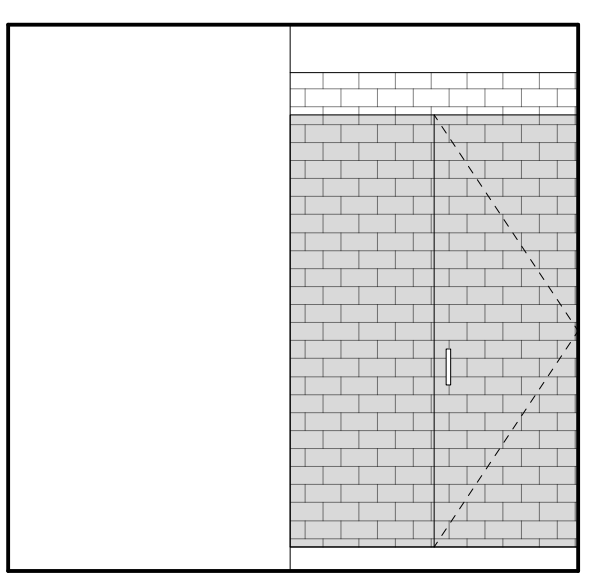
E



F



G



H

2 ATTIC BATH ELEVATIONS  
Scale: 3/8" = 1'-0"

**BENNETT FRANK MCCARTHY**  
architects, inc.  
1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222    www.bfmarch.com    fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

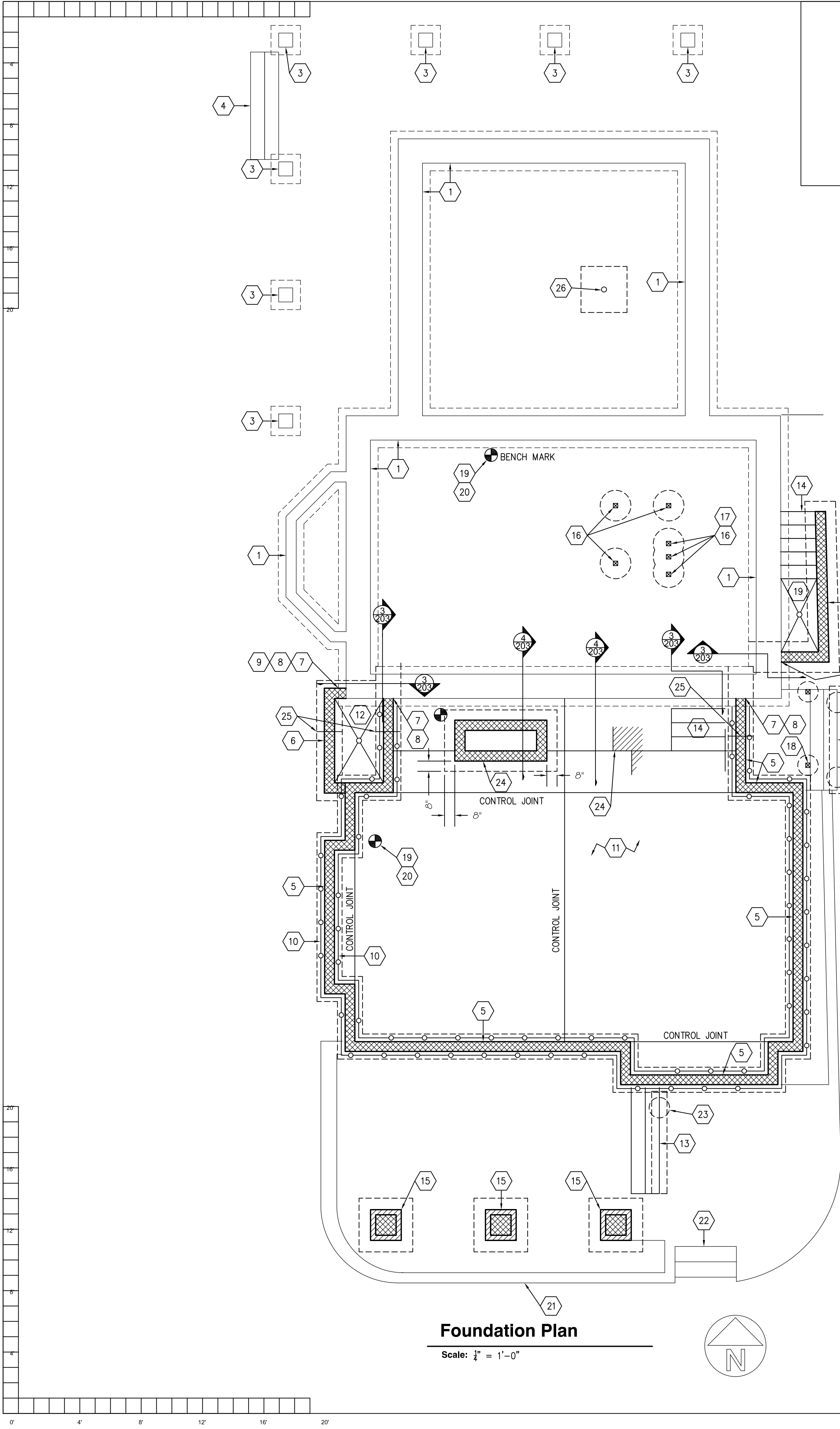
LICENSE #: 15218    EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

INTERIOR  
ELEVATIONS  
**A401**

28 APRIL 2025 - PERMIT SET



Foundation Plan

Scale:  $\frac{1}{4}'' = 1'-0''$

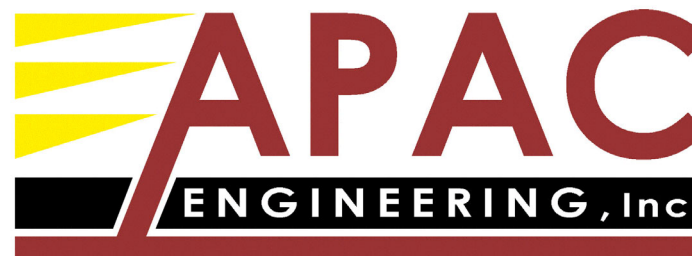
APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen D'Amico*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

- 1 EXISTING FOUNDATION WALL AND FOOTING. IF THE EXISTING WALL IS FOUND TO BOW INWARD BY  $\frac{3}{8}''$  OR MORE, NOTIFY THE STRUCTURAL ENGINEER SO THAT REPAIR DETAILS CAN BE PROVIDED.
- 2 EXISTING AREAWAY WALL, STAIRS, AND FOOTING. IF THE EXISTING WALL IS FOUND TO LEANING OVER BY  $\frac{3}{8}''$  OR MORE, NOTIFY THE STRUCTURAL ENGINEER SO THAT REPAIR DETAILS CAN BE PROVIDED.
- 3 EXISTING PIER AND FOOTING.
- 4 EXISTING STAIRS UNCHANGED.
- 5 8" CMU WALL PLACED ON A 24X10 FOOTING WITH (3)#4 BARS. REINFORCE THE WALL WITH #4 BARS AT 8" O.C. FILL ALL CELLS SOLID IN THE WALL. PROVIDE #4 BAR DOWELS BETWEEN THE WALL AND THE FOOTING AT 48" O.C.
- 6 8" CMU WINDOW WELL WALL OR AREAWAY WALL WITH AN 8" BOND BEAM ON THE TOP OF THE WALL. REINFORCE THE WALL WITH #4 BARS AT 16" O.C. AND REINFORCE THE BOND BEAM WITH (2)#4 BARS. FILL ALL CELLS SOLID IN THE WALL. PLACE THE WALL ON A 24X10 CONCRETE FOOTING REINFORCED WITH (3)#4 BARS. PLACE #4 BAR DOWELS BETWEEN THE WALL AND THE FOOTING AT 16" O.C.
- 7 PLACE THE NEW FOOTING BELOW THE EXISTING FOOTING PER THE STRUCTURAL DETAIL.
- 8 ATTACH THE NEW CMU WALL TO THE EXISTING WALL WITH METAL TIES AT 16" O.C. CAULK THE JOINT BETWEEN THE NEW CMU WALL AND THE EXISTING WALL WITH WATERSTOP RX BY CETCO.
- 9 DOWEL THE BOND BEAM REBAR INTO THE EXISTING FOUNDATION WALL WITH SIMPSON SET-XP EPOXY AND 3" EMBEDMENT.
- 10 4" PERFORATED DRAIN WRAPPED WITH FILTER FABRIC. PLACE THE EXTERIOR DRAIN IN GRAVEL COVERED WITH FILTER FABRIC. FIELD DETERMINE THE DISCHARGE OF THE DRAIN.
- 11 4" CONCRETE SLAB ON A 6 MIL POLY VAPOR BARRIER ON 4" GRAVEL PLACED ON STABLE SOIL. REINFORCE THE SLAB WITH 6X6 W2.0XW2.0 WWF. SEE THE ARCHITECTURAL DRAWINGS FOR INSULATION REQUIREMENTS BELOW THE SLAB.
- 12 4" CONCRETE SLAB ON 4" GRAVEL PLACED ON STABLE SOIL. REINFORCE THE SLAB WITH 6X6 W2.0XW2.0 WWF. SLOPE THE SLAB TO A DRAIN IN THE CENTER OF THE WINDOW WELL. PLACE A CONTROL JOINT ON EACH VALLEY OF THE SLOPE IN THE LANDING.
- 13 PLACE THE STAIRS ON A 12" WIDE BY 30" DEEP CONCRETE FOOTING PER THE TYPICAL DETAIL.
- 14 NEW SLAB ON GRADE STAIRS PER THE TYPICAL DETAIL. PROVIDE A 4" WIDE CONCRETE CURB ON THE SIDE OF THE STAIRS WHEN NEEDED. WHEN APPLICABLE, DOWEL THE SLAB REBAR INTO THE ADJACENT FOUNDATION WALLS WITH SIMPSON SET-XP EPOXY AND 3" EMBEDMENT.
- 15 NEW BONDED BRICK AND BLOCK PIER. FILL ALL CELLS SOLID IN THE CMU PORTION OF THE PIER. BOND THE BRICK TO THE CMU WITH METAL TIES AT 12" O.C. IN EACH DIRECTION AND BY FILLING THE VERTICAL JOINT BETWEEN THE BRICK AND BLOCK WITH MORTAR. PLACE THE PIER ON A 42"X42"X10" FOOTING REINFORCED WITH (4)#4 BARS IN EACH DIRECTION.
- 16 4X4 PSL POST UP ON A 24"X10" THICK FOOTING. ATTACH THE POST TO THE FOOTING WITH A SIMPSON ABA44.
- 17 COMBINE THE FOOTING AS NEEDED.
- 18 PT4X4 POST UP ON A 16"X CONCRETE FOOTING. THE BOTTOM OF THE FOOTING SHALL MATCH THE BOTTOM OF THE ADJACENT WALL FOOTING. THE TOP OF THE FOOTING SHALL BE 1" BELOW GRADE. ATTACH THE POST TO THE FOOTING WITH A SIMPSON ABA44.
- 19 4" CONCRETE SLAB ON 4" GRAVEL PLACED ON STABLE SOIL. REINFORCE THE SLAB WITH #3 BARS AT 15" O.C. IN EACH DIRECTION. DOWEL THE REBAR INTO THE NEW OR EXISTING FOUNDATION WALLS WITH SIMPSON SET-XP EPOXY AND 3" EMBEDMENT. SLOPE THE SLAB TO A DRAIN IN THE CENTER OF THE WINDOW WELL. FIELD DETERMINE THE DISCHARGE OF THE DRAIN. PLACE A CONTROL JOINT ON EACH VALLEY OF THE SLOPE IN THE LANDING. PLACE THE SLAB ON 2" RIGID INSULATION TO PROVIDE FROST PROTECTION TO THE EXISTING FOOTING.
- 20 8" CMU CHIMNEY PLACED ON A 10" MINIMUM THICKNESS FOOTING. REINFORCE THE FOOTING WITH #4 BARS AT 10" O.C. IN EACH DIRECTION. PLACE A STEP IN THE FOOTING PER THE STRUCTURAL DETAIL.
- 21 NEW GARDEN WALL DESIGNED BY OTHERS.
- 22 NEW LANDSCAPE STAIRS BY OTHERS.
- 23 PLACE A 16"X FOOTING BELOW THE FOOTING FOR THE STAIRS. THE BOTTOM OF THE FOOTING SHALL MATCH THE BOTTOM OF THE ADJACENT WALL FOOTING.
- 24 STEP THE SLAB PER THE TYPICAL DETAIL.
- 25 FOOTING STEP PER THE TYPICAL DETAIL.
- 26 3"X SCHEDULE 40 LALLY COLUMN UP PLACED ON A 36"X36"X10" THICK FOOTING. REINFORCE THE FOOTING WITH (4)#4 BARS IN EACH DIRECTION.

FRAMING NOTES:

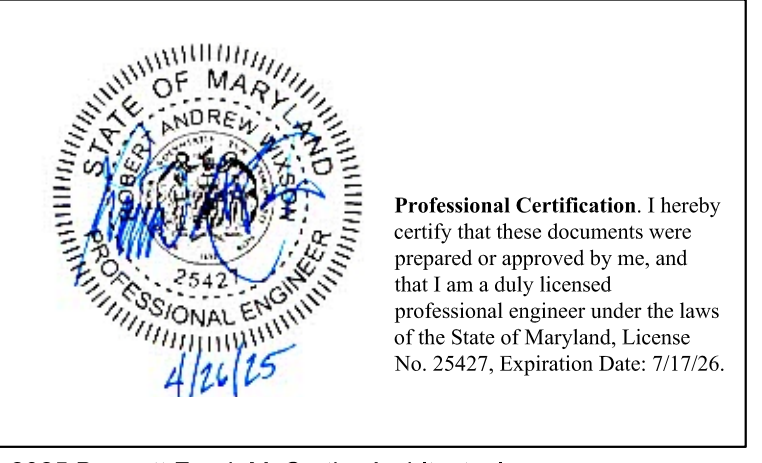
1. THE BOTTOM OF ALL FOOTINGS SHALL BE 30" MINIMUM BELOW GRADE.
2. ALL HEADERS ARE ASSUMED TO BE SUPPORTED BY A DOUBLE JACK AND SINGLE KING STUD, UNLESS NOTED OTHERWISE.
3. PROVIDE SQUASH BLOCKING AS NEEDED BELOW ALL POSTS, COLUMNS, AND MULTIPLE STUDS.
4. ATTACH ALL QUADRUPLE AND QUINTUPLE BEAMS TOGETHER WITH 2 ROWS OF  $\frac{3}{8}''$  BOLTS AT 16" O.C. STAGGERED.
5. EPOXY BOLTS SHALL BE SIMPSON "SET-XP". FOLLOW MANUFACTURES INSTRUCTIONS FOR INSTALLATION AND THE INSTRUCTIONS OF ESR 1772. EPOXY BOLTS SHALL HAVE 6" EMBEDMENT WITH SCREEN TUBES WHEN PLACED IN HOLLOW MASONRY UNLESS NOTED OTHERWISE.
6. THE CONTRACTOR SHALL PROVIDE TEMPORARY SHORING DURING CONSTRUCTION AS NEEDED FOR THE EXISTING AND PROPOSED STRUCTURAL ELEMENTS OF THE HOME.
7. ALL NAILS USED FOR EXTERIOR APPLICATIONS SHALL BE RING SHANK NAILS.
8. ALL NAILS, HANGERS, BOLTS, AND SCREWS EXPOSED TO THE EXTERIOR SHALL BE GALVANIZED.
9. ALL LUMBER EXPOSED TO EXTERIOR CONDITIONS SHALL BE TREATED SOUTHERN PINE #2.
10. ALL SLAB CONCRETE SHALL HAVE A 28 DAY COMPRESSIVE STRENGTH OF 4500PSI AND HAVE 6%±1% AIR ENTRAINMENT.
11. WHEN ATTACHING EXISTING JOISTS TO FLUSH BEAMS USE OVERSIZED SIMPSON LUS HANGERS. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE JOIST AND THE HANGER.
12. THE CONTRACTOR SHALL SURVEY ALL EXPOSED MASONRY IN THE HOME AND POINT ANY DETERIORATED JOINT THAT IS DISCOVERED AND REPLACE ANY DETERIORATED BRICKS OR BLOCKS. THE MORTAR, BRICKS AND BLOCKS SHALL MATCH THE STRENGTH AND POROSITY OF THE EXISTING WALL.
13. TYPICAL JOIST HANGER SHALL BE A SIMPSON IUS OR SIMPSON LUS HANGER.
14. TYPICAL RAFTER TO RIDGE HANGER SHALL BE A SIMPSON LSSR.
15. TYPICAL RAFTER TO FLUSH BEAM HANGER SHALL BE A SIMPSON L70 ON EACH SIDE OF THE RAFTER.
16. TYPICAL POST TO BEAM CONNECTOR SHALL BE A SIMPSON LPC ON EACH SIDE.
17. TYPICAL POST TO FLOOR PLATE CONNECTOR SHALL BE A SIMPSON L30 ON EACH SIDE OF THE POST.
18. TYPICAL STRINGER TO FRAMING CONNECTOR SHALL BE A SIMPSON MTS16 ON EACH SIDE.
19. TYPICAL DIMENSIONAL BEAM TO BEAM HANGER SHALL BE A SIMPSON HU MAX.
20. TYPICAL LVL TO LVL BEAM HANGER SHALL BE A SIMPSON HHUS.
21. TYPICAL FLITCH BEAM HANGER SHALL BE AN OVERSIZED SIMPSON HHUS HANGER. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE FLITCH BEAM AND THE HANGER.
22. SEE THE MONTGOMERY COUNTY TYPICAL DECK DETAILS FOR ITEMS NOT SHOWN ON THESE PLANS SUCH AS GUARD RAILS, STAIRS, LEDGER BOARD ATTACHMENTS ETC. . . .
23. PLACE A DOUBLE JOIST BELOW ALL WALLS THAT ARE PARALLEL TO THE FLOOR FRAMING. ALTERNATE: PLACE BLOCKING BETWEEN THE JOISTS BELOW THE WALLS AT 16" O.C.
24. ADD BLOCKING TO THE WEB OF ENGINEERED JOISTS AS NEEDED FOR HANGERS, CONNECTORS, STRAPS OR NAILING MULTIPLE MEMBERS TOGETHER.
25. ADD JOIST HANGERS TO ALL EXISTING FRAMING CONNECTIONS THAT ARE FOUND TO LACK THEM SUCH AS FRAMING AROUND PLUMBING STACKS, CHIMNEYS, OR THE EXISTING STAIRS.
26. LALLY COLUMNS SHALL BE BY THE TIGERBRAND JACK POST COMPANY. (ESR 1766).



8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



© 2025 Bennett Frank McCarthy Architects, Inc.

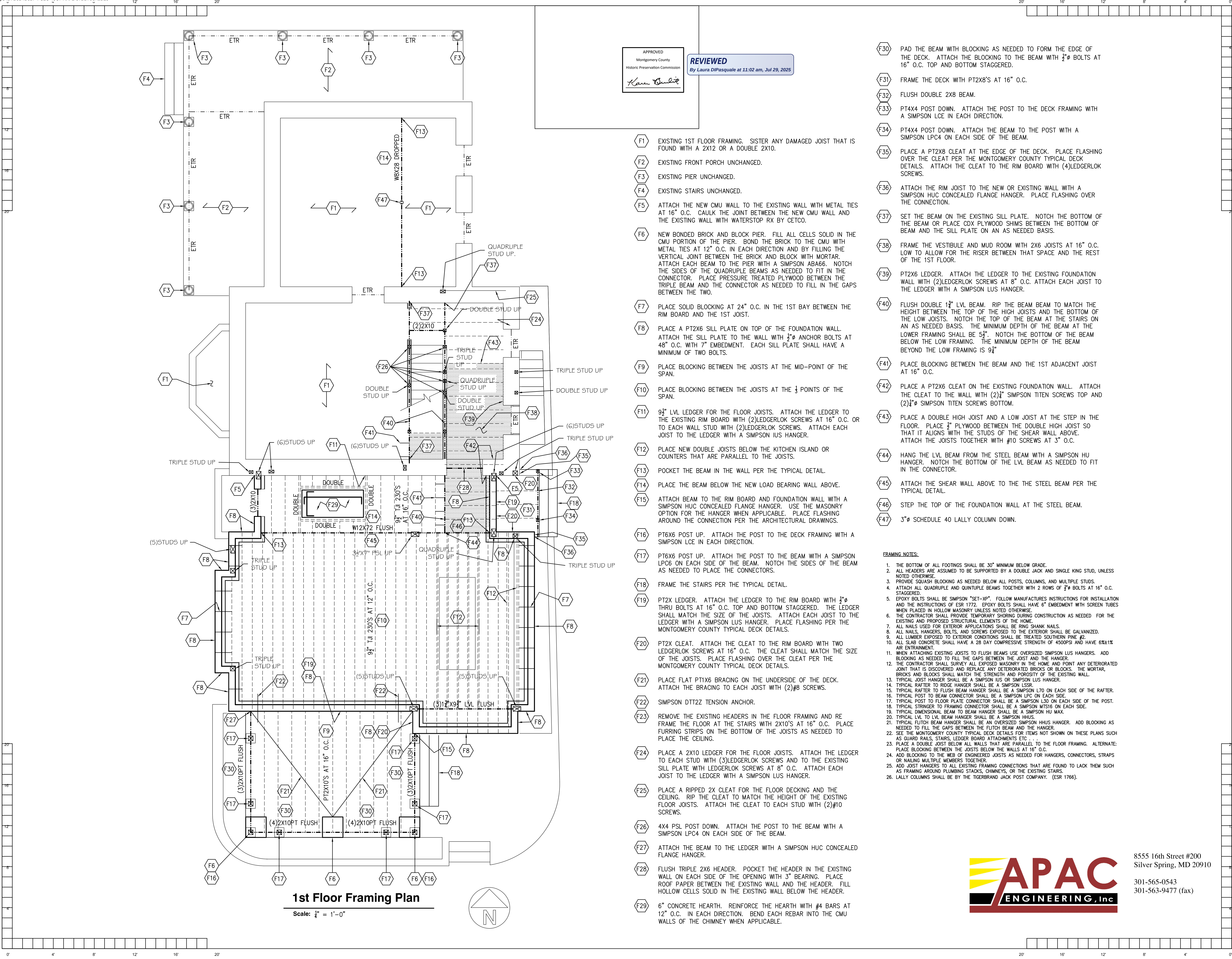
**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

26 April 2025

FOUNDATION  
PLAN

**S001**



APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen D. Gault*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

- F30 PAD THE BEAM WITH BLOCKING AS NEEDED TO FORM THE EDGE OF THE DECK. ATTACH THE BLOCKING TO THE BEAM WITH 1/2" Ø BOLTS AT 16" O.C. TOP AND BOTTOM STAGGERED.
- F31 FRAME THE DECK WITH PT2X8'S AT 16" O.C.
- F32 FLUSH DOUBLE 2X8 BEAM.
- F33 PT4X4 POST DOWN. ATTACH THE POST TO THE DECK FRAMING WITH A SIMPSON LCE IN EACH DIRECTION.
- F34 PT4X4 POST DOWN. ATTACH THE BEAM TO THE POST WITH A SIMPSON LPC4 ON EACH SIDE OF THE BEAM.
- F35 PLACE A PT2X8 CLEAT AT THE EDGE OF THE DECK. PLACE FLASHING OVER THE CLEAT PER THE MONTGOMERY COUNTY TYPICAL DECK DETAILS. ATTACH THE CLEAT TO THE RIM BOARD WITH (4) LEDGERLOK SCREWS.
- F36 ATTACH THE RIM JOIST TO THE NEW OR EXISTING WALL WITH A SIMPSON HUC CONCEALED FLANGE HANGER. PLACE FLASHING OVER THE CONNECTION.
- F37 SET THE BEAM ON THE EXISTING SILL PLATE. NOTCH THE BOTTOM OF THE BEAM OR PLACE CDX PLYWOOD SHIMS BETWEEN THE BOTTOM OF BEAM AND THE SILL PLATE ON AN AS NEEDED BASIS.
- F38 FRAME THE VESTIBULE AND MUD ROOM WITH 2X6 JOISTS AT 16" O.C. LOW TO ALLOW FOR THE RISER BETWEEN THAT SPACE AND THE REST OF THE 1ST FLOOR.
- F39 PT2X6 LEDGER. ATTACH THE LEDGER TO THE EXISTING FOUNDATION WALL WITH (2) LEDGERLOK SCREWS AT 8" O.C. ATTACH EACH JOIST TO THE LEDGER WITH A SIMPSON LUS HANGER.
- F40 FLUSH DOUBLE 1 1/2" LVL BEAM. RIP THE BEAM BEAM TO MATCH THE HEIGHT BETWEEN THE TOP OF THE HIGH JOISTS AND THE BOTTOM OF THE LOW JOISTS. NOTCH THE TOP OF THE BEAM AT THE STAIRS ON AN AS NEEDED BASIS. THE MINIMUM DEPTH OF THE BEAM AT THE LOWER FRAMING SHALL BE 5 1/2". NOTCH THE BOTTOM OF THE BEAM BELOW THE LOW FRAMING. THE MINIMUM DEPTH OF THE BEAM BEYOND THE LOW FRAMING IS 9 1/2"
- F41 PLACE BLOCKING BETWEEN THE BEAM AND THE 1ST ADJACENT JOIST AT 16" O.C.
- F42 PLACE A PT2X6 CLEAT ON THE EXISTING FOUNDATION WALL. ATTACH THE CLEAT TO THE WALL WITH (2) 1/2" SIMPSON TITEN SCREWS TOP AND (2) 1/4" Ø SIMPSON TITEN SCREWS BOTTOM.
- F43 PLACE A DOUBLE HIGH JOIST AND A LOW JOIST AT THE STEP IN THE FLOOR. PLACE 1/2" PLYWOOD BETWEEN THE DOUBLE HIGH JOIST SO THAT IT ALIGNS WITH THE STUDS OF THE SHEAR WALL ABOVE. ATTACH THE JOISTS TOGETHER WITH #10 SCREWS AT 3" O.C.
- F44 HANG THE LVL BEAM FROM THE STEEL BEAM WITH A SIMPSON HU HANGER. NOTCH THE BOTTOM OF THE LVL BEAM AS NEEDED TO FIT IN THE CONNECTOR.
- F45 ATTACH THE SHEAR WALL ABOVE TO THE STEEL BEAM PER THE TYPICAL DETAIL.
- F46 STEP THE TOP OF THE FOUNDATION WALL AT THE STEEL BEAM.
- F47 3" Ø SCHEDULE 40 LALLY COLUMN DOWN.

- FRAMING NOTES:
- THE BOTTOM OF ALL FOOTINGS SHALL BE 30" MINIMUM BELOW GRADE.
  - ALL HEADERS ARE ASSUMED TO BE SUPPORTED BY A DOUBLE JACK AND SINGLE KING STUD, UNLESS NOTED OTHERWISE.
  - PROVIDE SQUASH BLOCKING AS NEEDED BELOW ALL POSTS, COLUMNS, AND MULTIPLE STUDS.
  - ATTACH ALL QUADRUPLE AND QUINTUPLE BEAMS TOGETHER WITH 2 ROWS OF 1/2" Ø BOLTS AT 16" O.C. STAGGERED.
  - EPOXY BOLTS SHALL BE SIMPSON "SET-XP". FOLLOW MANUFACTURES INSTRUCTIONS FOR INSTALLATION AND THE INSTRUCTIONS OF ESR 1772. EPOXY BOLTS SHALL HAVE 4" EMBEDMENT WITH SCREEN TUBES WHEN PLACED IN HOLLOW MASONRY UNLESS NOTED OTHERWISE.
  - THE CONTRACTOR SHALL PROVIDE TEMPORARY SHORING DURING CONSTRUCTION AS NEEDED FOR THE EXISTING AND PROPOSED STRUCTURAL ELEMENTS OF THE HOME.
  - ALL NAILS USED FOR EXTERIOR APPLICATIONS SHALL BE RING SHANK NAILS.
  - ALL NAILS, HANGERS, BOLTS, AND SCREWS EXPOSED TO THE EXTERIOR SHALL BE GALVANIZED.
  - ALL LUMBER EXPOSED TO EXTERIOR CONDITIONS SHALL BE TREATED SOUTHERN PINE #2.
  - ALL SLAB CONCRETE SHALL HAVE A 28 DAY COMPRESSIVE STRENGTH OF 4500PSI AND HAVE 6%± AIR ENTRAINMENT.
  - WHEN ATTACHING EXISTING JOISTS TO FLUSH BEAMS USE OVERSIZED SIMPSON LUS HANGERS. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE JOIST AND THE HANGER.
  - THE CONTRACTOR SHALL SURVEY ALL EXPOSED MASONRY IN THE HOME AND POINT ANY DETERIORATED JOINT THAT IS DISCOVERED AND REPLACE ANY DETERIORATED BRICKS OR BLOCKS. THE MORTAR, BRICKS AND BLOCKS SHALL MATCH THE STRENGTH AND POROSITY OF THE EXISTING WALL.
  - TYPICAL JOIST HANGER SHALL BE A SIMPSON IUS OR SIMPSON LUS HANGER.
  - TYPICAL RAFTER TO RIDGE HANGER SHALL BE A SIMPSON LSSR.
  - TYPICAL RAFTER TO FLUSH BEAM HANGER SHALL BE A SIMPSON L70 ON EACH SIDE OF THE RAFTER.
  - TYPICAL POST TO BEAM CONNECTOR SHALL BE A SIMPSON LPC ON EACH SIDE.
  - TYPICAL POST TO FLOOR PLATE CONNECTOR SHALL BE A SIMPSON L30 ON EACH SIDE OF THE POST.
  - TYPICAL STRINGER TO FRAMING CONNECTOR SHALL BE A SIMPSON M516 ON EACH SIDE.
  - TYPICAL DIMENSIONAL BEAM TO BEAM HANGER SHALL BE A SIMPSON HU MAX.
  - TYPICAL LVL TO LVL BEAM HANGER SHALL BE A SIMPSON HHUS.
  - TYPICAL FLITCH BEAM HANGER SHALL BE AN OVERSIZED SIMPSON HHUS HANGER. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE FLITCH BEAM AND THE HANGER.
  - SEE THE MONTGOMERY COUNTY TYPICAL DECK DETAILS FOR ITEMS NOT SHOWN ON THESE PLANS SUCH AS GUARD RAILS, STAIRS, LEDGER BOARD ATTACHMENTS ETC.
  - PLACE A DOUBLE JOIST BELOW ALL WALLS THAT ARE PARALLEL TO THE FLOOR FRAMING. ALTERNATE: PLACE BLOCKING BETWEEN THE JOISTS BELOW THE WALLS AT 16" O.C.
  - ADD BLOCKING TO THE WEB OF ENGINEERED JOISTS AS NEEDED FOR HANGERS, CONNECTORS, STRAPS OR NAILING MULTIPLE MEMBERS TOGETHER.
  - ADD JOIST HANGERS TO ALL EXISTING FRAMING CONNECTIONS THAT ARE FOUND TO LACK THEM SUCH AS FRAMING AROUND PLUMBING STACKS, CHIMNEYS, OR THE EXISTING STAIRS.
  - LALLY COLUMNS SHALL BE BY THE TIGERBRAND JACK POST COMPANY. (ESR 1766).

BENNETT FRANK MCCARTHY

architects, inc.

1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755

www.bfmarch.com  
(301)-565-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |

STATE OF MARYLAND  
ANDREW W. KOPPEL  
PROFESSIONAL ENGINEER  
2542  
4/16/25

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 25427, Expiration Date: 7/1/26.

© 2025 Bennett Frank McCarthy Architects, Inc.

Williams Lane Renovation

3806 Williams Lane - Chevy Chase, MD 20815

Project #2462

PERMIT SET

26 April 2025

1ST FLOOR  
FRAMING PLAN

S002

APAC

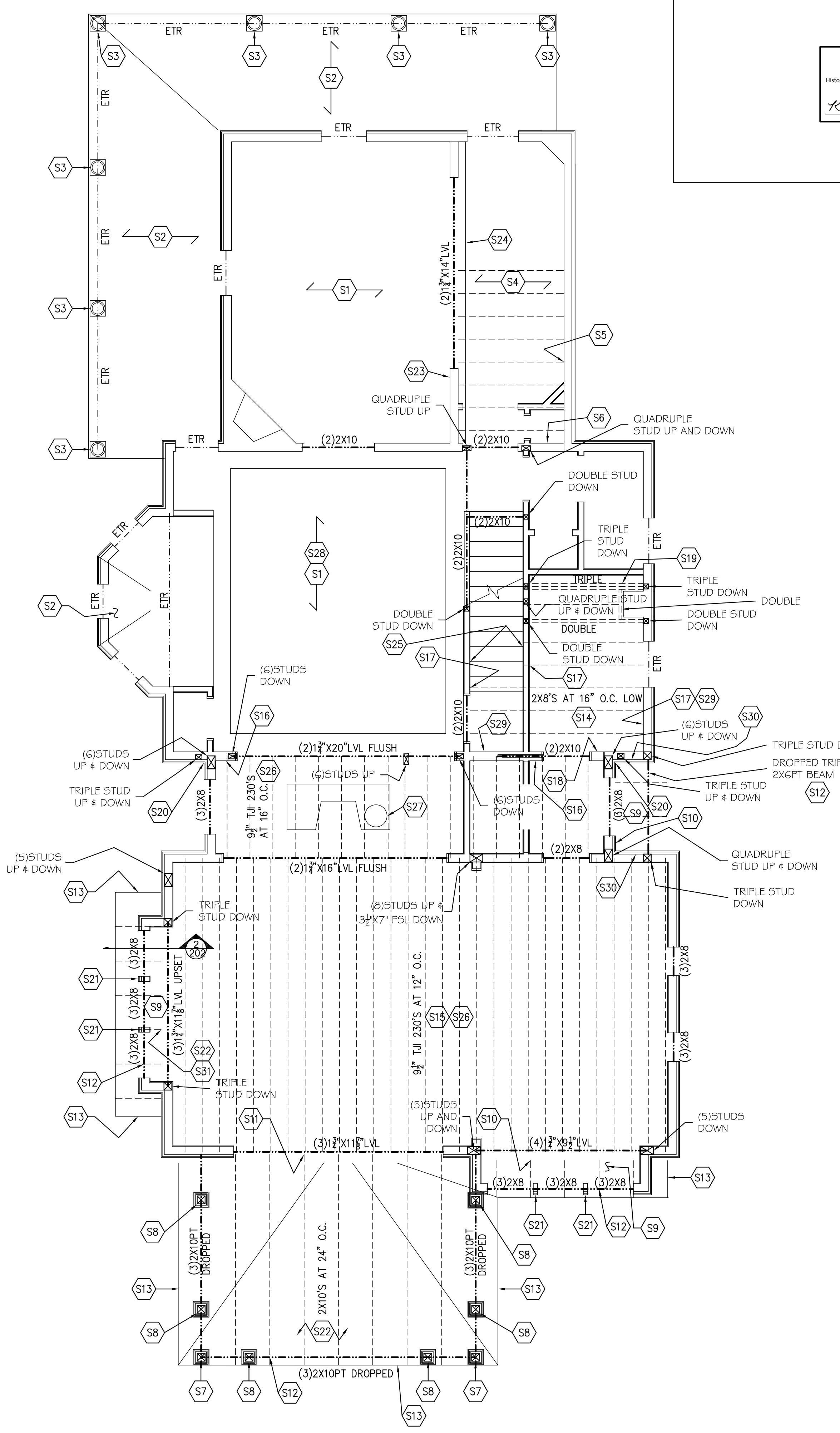
ENGINEERING, Inc.

8555 16th Street #200  
Silver Spring, MD 20910

301-565-0543  
301-563-9477 (fax)

12' 16' 20'

20' 16' 12' 8' 4' 0'



APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen D. Pasquale*

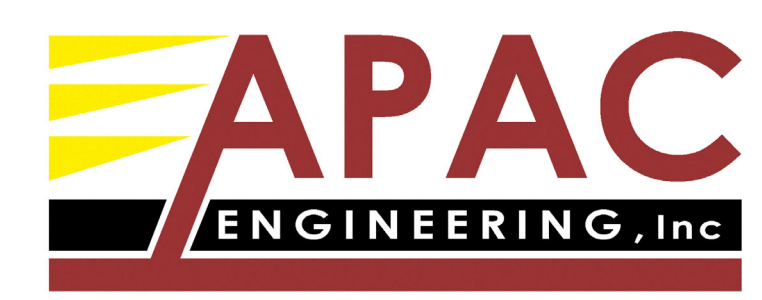
**REVIEWED**  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

- S1 EXISTING 2ND FLOOR FRAMING. SISTER ANY DAMAGED JOIST THAT IS FOUND WITH A 2X12 OR A DOUBLE 2X10.
- S2 EXISTING ROOF FRAMING UNCHANGED.
- S3 EXISTING POST.
- S4 REMOVE THE EXISTING HEADERS IN THE FLOOR FRAMING AND SISTER EACH EXISTING JOIST WITH A 2X10 TO INFILL THE STAIRS. PLACE FURRING STRIPS ON THE BOTTOM OF THE JOISTS AS NEEDED TO PLACE THE CEILING.
- S5 PLACE A 2X10 LEDGER FOR THE FLOOR JOISTS. ATTACH THE LEDGER TO EACH STUD WITH (3)LEDGERLOK SCREWS. ATTACH EACH JOIST TO THE LEDGER WITH A SIMPSON LUS HANGER.
- S6 PLACE A RIPPED 2X CLEAT FOR THE FLOOR DECKING AND THE CEILING. RIP THE CLEAT TO MATCH THE HEIGHT OF THE EXISTING FLOOR JOISTS. ATTACH THE CLEAT TO EACH STUD WITH (2)#10 SCREWS.
- S7 PT6X6 POST DOWN. ATTACH THE POST TO THE BEAMS WITH A SIMPSON LCE IN EACH DIRECTION.
- S8 PT6X6 POST DOWN. ATTACH THE POST TO THE BEAM WITH A SIMPSON LPC6 ON EACH SIDE OF THE BEAM.
- S9 FRAME THE ROOF WITH 2X8 RAFTERS AND 2X8 CEILING JOISTS AT 24" O.C.
- S10 2X8 LEDGER FOR THE ROOF. ATTACH THE LEDGER TO EACH WALL STUD WITH (2)LEDGERLOK SCREWS. ATTACH EACH RAFTER TO THE LEDGER WITH A SIMPSON LSSR HANGER.
- S11 2X10 LEDGER FOR THE ROOF. ATTACH THE LEDGER TO THE RIM BOARD (2)LEDGERLOK SCREWS AT 12" O.C. ATTACH EACH RAFTER TO THE LEDGER WITH A SIMPSON LUS HANGER.
- S12 ATTACH EACH RAFTER THE BEAM OR WALL WITH A SIMPSON H2.5A HURRICANE TIE. WHEN APPLICABLE, HOLD THE TOP OF THE RAFTER UP AS NEEDED FOR INSULATION AND VENTILATION.
- S13 THE ROOF DECKING SHALL CANTILEVER OVER THE END WALL OR RIM BEAM TO SUPPORT THE RAKE OR EAVE. NO SPLICE SHALL OCCUR IN THE ROOF DECKING WITHIN 48" OF THE END WALL OR RIM BEAM. PLACE SOLID BLOCKING OR 2X LADDER FRAMING AT 24" O.C. AS NEEDED TO FORM THE RAKE OR EAVE.
- S14 PLACE BLOCKING BETWEEN THE JOISTS AT THE MID-POINT OF THE SPAN.
- S15 PLACE SOLID BLOCKING BETWEEN THE JOISTS AT THE 1/3 POINTS OF THE SPAN.
- S16 9/4" LVL LEDGER FOR THE FLOOR JOISTS. ATTACH THE LEDGER TO THE EXISTING RIM BOARD WITH (2)LEDGERLOK SCREWS AT 16" O.C. OR TO EACH WALL STUD WITH (2)LEDGERLOK SCREWS. ATTACH EACH JOIST TO THE LEDGER WITH A SIMPSON IUS HANGER.
- S17 2X8 LEDGER FOR THE FLOOR JOISTS. ATTACH THE LEDGER TO EACH WALL STUD WITH (2)LEDGERLOK SCREWS. ATTACH EACH JOIST TO THE LEDGER WITH A SIMPSON LUS HANGER.
- S18 2X8 CLEAT FOR THE FLOOR DECKING. ATTACH THE CLEAT TO THE EXISTING WALL WITH (2)#10 SCREWS AT EACH STUD.
- S19 EXTEND THE LOW FRAMING TO THE FRONT SIDE OF THE EXISTING CHIMNEY. OVERBUILD THE HIGHER FRAMING ON TOP OF THE NEW LOW FRAMING. SHIM THE EXISTING JOISTS TO THE NEW LOW FRAMING OR NOTCH THE HIGH JOISTS AND PLACE THEM ON THE LOW FRAMING.
- S20 ATTACH THE 1ST STUD TO THE EXISTING WALL WITH #10 SCREWS AT 6" O.C.
- S21 PLACE A DOUBLE JACK STUD BETWEEN EACH WINDOW.
- S22 MAKE THE ROOF SLOPE WITH BUILT UP RIGID INSULATION. ATTACH THE INSULATION TO THE ROOF DECKING WITH #10 SCREWS AT 12" O.C. IN EACH DIRECTION.
- S23 VERIFY THAT THE EXISTING WALL CAN BE USED AS A LOAD BEARING WALL. THE WALL SHALL HAVE A MINIMUM OF 2X4 STUDS AT 16" O.C. WITH A DOUBLE TOP PLATE. IF THE WALL HAS A SINGLE TOP PLATE OR IF THE STUD SPACING IS GREATER THAN 16", PLACE A STUD BELOW EACH EXISTING JOIST.
- S24 PLACE SOLID BLOCKING BETWEEN THE EXISTING JOISTS BELOW THE NEW LOAD BEARING WALL ABOVE.
- S25 PLACE A LOAD BEARING WALL MADE WITH 2X4 STUDS AT 16" O.C. ON EACH SIDE OF THE STAIRS. PLACE A 2X RIM BOARD ON TOP OF THE WALL. RIP THE RIM BOARD TO MATCH THE HEIGHT OF THE EXISTING FLOOR JOISTS.
- S26 PLACE FURRING STRIPS ON THE UNDERSIDE OF THE JOISTS AS NEEDED TO PLACE THE CEILING.
- S27 PLACE THE FLUE BETWEEN THE JOISTS. ADJUST THE LOCATION OF THE JOISTS AS NEEDED TO MAINTAIN THE REQUIRED AIR GAP.
- S28 PRIOR TO CONSTRUCTION, VERIFY THAT THE EXISTING JOISTS SPAN IN THE FRONT TO BACK DIRECTION. NOTIFY THE STRUCTURAL ENGINEER IF THEY SPAN IN THE SIDE TO SIDE DIRECTION.
- S29 SISTER EACH STUD IN THE EXISTING WALL WITH A 2X4 AS NEEDED TO EXTEND THE WALL DOWN TO THE LOWER FLOOR OF THE VESTIBULE.

FRAMING NOTES:

1. THE BOTTOM OF ALL FOOTINGS SHALL BE 30" MINIMUM BELOW GRADE.
2. ALL HEADERS ARE ASSUMED TO BE SUPPORTED BY A DOUBLE JACK AND SINGLE KING STUD, UNLESS NOTED OTHERWISE.
3. PROVIDE SQUASH BLOCKING AS NEEDED BELOW ALL POSTS, COLUMNS, AND MULTIPLE STUDS.
4. ATTACH ALL QUADRUPLE AND QUINTUPLE BEAMS TOGETHER WITH 2 ROWS OF 3/4" Ø BOLTS AT 16" O.C. STAGGERED.
5. EPOXY BOLTS SHALL BE SIMPSON "SET-XP". FOLLOW MANUFACTURERS INSTRUCTIONS FOR INSTALLATION AND THE INSTRUCTIONS OF ESR 1772. EPOXY BOLTS SHALL HAVE 6" EMBEDMENT WITH SCREEN TUBES WHEN PLACED IN HOLLOW MASONRY UNLESS NOTED OTHERWISE.
6. THE CONTRACTOR SHALL PROVIDE TEMPORARY SHORING DURING CONSTRUCTION AS NEEDED FOR THE EXISTING AND PROPOSED STRUCTURAL ELEMENTS OF THE HOME.
7. ALL NAILS USED FOR EXTERIOR APPLICATIONS SHALL BE RING SHANK NAILS.
8. ALL NAILS, HANGERS, BOLTS, AND SCREWS EXPOSED TO THE EXTERIOR SHALL BE GALVANIZED.
9. ALL LUMBER EXPOSED TO EXTERIOR CONDITIONS SHALL BE TREATED SOUTHERN PINE #2.
10. ALL SLAB CONCRETE SHALL HAVE A 28 DAY COMPRESSIVE STRENGTH OF 4500PSI AND HAVE 6%±1% AIR ENTRAINMENT.
11. WHEN ATTACHING EXISTING JOISTS TO FLUSH BEAMS USE OVERSIZED SIMPSON LUS HANGERS. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE JOIST AND THE HANGER.
12. THE CONTRACTOR SHALL SURVEY ALL EXPOSED MASONRY IN THE HOME AND POINT ANY DETERIORATED JOINT THAT IS DISCOVERED AND REPLACE ANY DETERIORATED BRICKS OR BLOCKS. THE MORTAR, BRICKS AND BLOCKS SHALL MATCH THE STRENGTH AND POROSITY OF THE EXISTING WALL.
13. TYPICAL JOIST HANGER SHALL BE A SIMPSON IUS OR SIMPSON LUS HANGER.
14. TYPICAL RAFTER TO RIDGE HANGER SHALL BE A SIMPSON LSSR.
15. TYPICAL RAFTER TO FLUSH BEAM HANGER SHALL BE A SIMPSON L70 ON EACH SIDE OF THE RAFTER.
16. TYPICAL POST TO BEAM CONNECTOR SHALL BE A SIMPSON LPC ON EACH SIDE.
17. TYPICAL POST TO FLOOR PLATE CONNECTOR SHALL BE A SIMPSON L30 ON EACH SIDE OF THE POST.
18. TYPICAL STRINGER TO FRAMING CONNECTOR SHALL BE A SIMPSON MTS16 ON EACH SIDE.
19. TYPICAL DIMENSIONAL BEAM TO BEAM HANGER SHALL BE A SIMPSON HU MAX.
20. TYPICAL LVL TO LVL BEAM HANGER SHALL BE A SIMPSON HHUS.
21. TYPICAL FLITCH BEAM HANGER SHALL BE AN OVERSIZED SIMPSON HHUS HANGER. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE FLITCH BEAM AND THE HANGER.
22. SEE THE MONTGOMERY COUNTY TYPICAL DECK DETAILS FOR ITEMS NOT SHOWN ON THESE PLANS SUCH AS GUARD RAILS, STAIRS, LEDGER BOARD ATTACHMENTS ETC. . . .
23. PLACE A DOUBLE JOIST BELOW ALL WALLS THAT ARE PARALLEL TO THE FLOOR FRAMING. ALTERNATE: PLACE BLOCKING BETWEEN THE JOISTS BELOW THE WALLS AT 16" O.C.
24. ADD BLOCKING TO THE WEB OF ENGINEERED JOISTS AS NEEDED FOR HANGERS, CONNECTORS, STRAPS OR NAILING MULTIPLE MEMBERS TOGETHER.
25. ADD JOIST HANGERS TO ALL EXISTING FRAMING CONNECTIONS THAT ARE FOUND TO LACK THEM SUCH AS FRAMING AROUND PLUMBING STACKS, CHIMNEYS, OR THE EXISTING STAIRS.

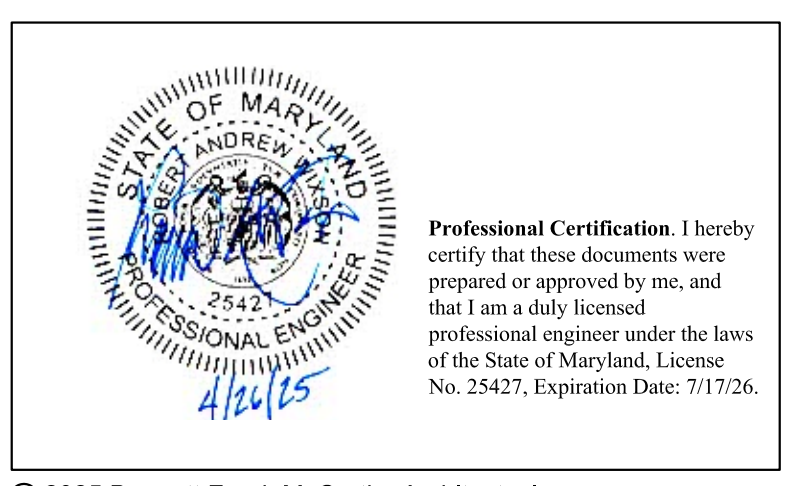
- S30 PLACE A 2X8 CLEAT FOR THE ROOF AND A 2X8 CLEAT FOR THE CEILING. ATTACH EACH CLEAT TO THE NEW OR EXISTING WALL WITH (2)#10 SCREWS AT 6" O.C.
- S31 FRAME THE ROOF WITH 2X12 RAFTERS AT 24" O.C. ATTACH EACH RAFTER TO THE UPSET BEAM WITH A SIMPSON LUS HANGER.



8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



© 2025 Bennett Frank McCarthy Architects, Inc.

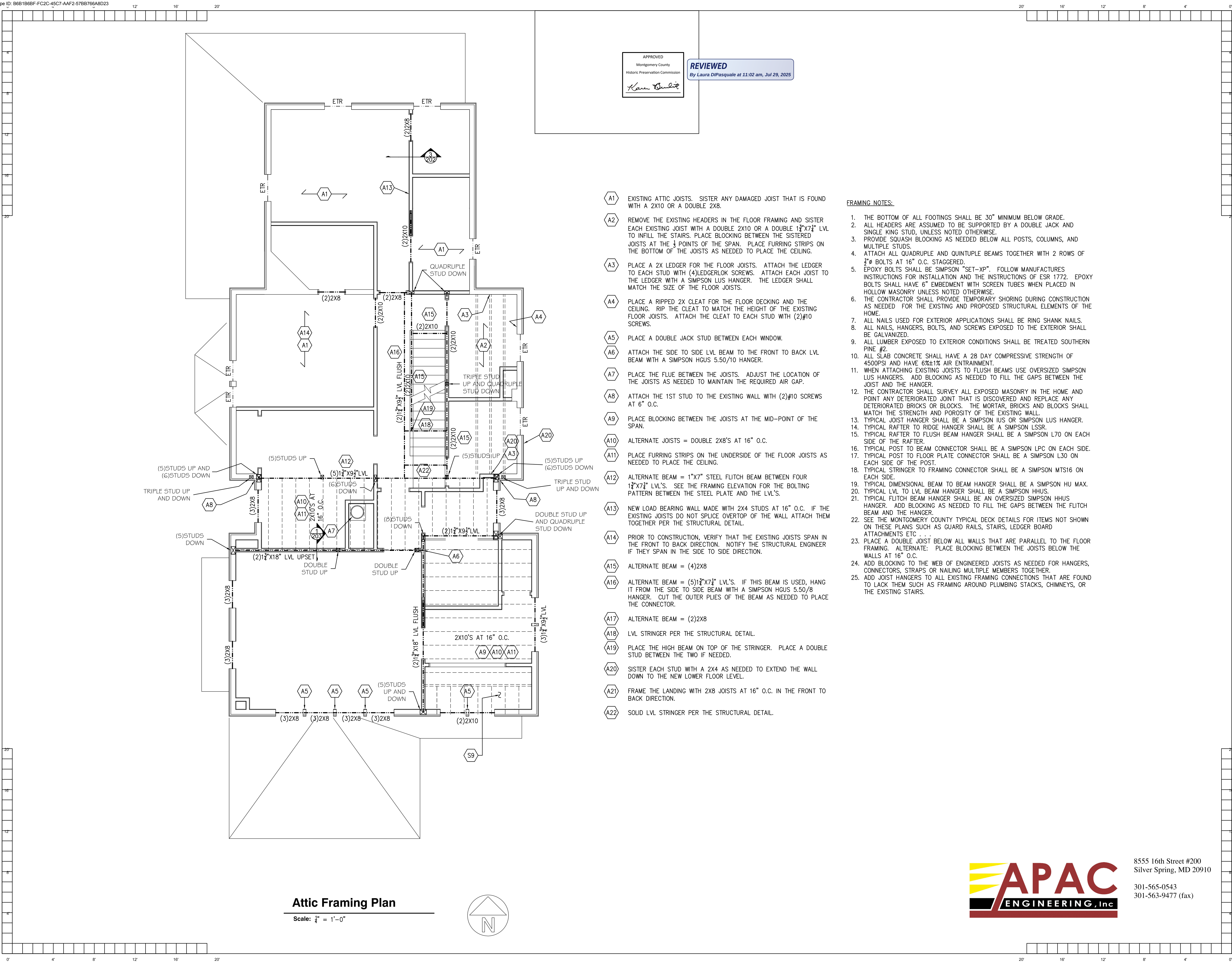
**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

**2ND FLOOR  
FRAMING PLAN**

**S003**

PERMIT SET

26 April 2025



APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen D. Bulech*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

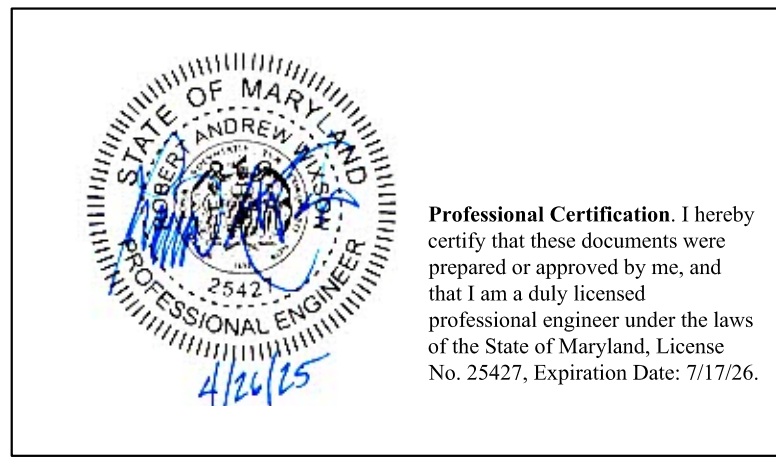
- A1 EXISTING ATTIC JOISTS. SISTER ANY DAMAGED JOIST THAT IS FOUND WITH A 2X10 OR A DOUBLE 2X8.
- A2 REMOVE THE EXISTING HEADERS IN THE FLOOR FRAMING AND SISTER EACH EXISTING JOIST WITH A DOUBLE 2X10 OR A DOUBLE 1 1/2"x7 1/4" LVL TO INFILL THE STAIRS. PLACE BLOCKING BETWEEN THE SISTERED JOISTS AT THE 1/3 POINTS OF THE SPAN. PLACE FURRING STRIPS ON THE BOTTOM OF THE JOISTS AS NEEDED TO PLACE THE CEILING.
- A3 PLACE A 2X LEDGER FOR THE FLOOR JOISTS. ATTACH THE LEDGER TO EACH STUD WITH (4)LEDGERLOK SCREWS. ATTACH EACH JOIST TO THE LEDGER WITH A SIMPSON LUS HANGER. THE LEDGER SHALL MATCH THE SIZE OF THE FLOOR JOISTS.
- A4 PLACE A RIPPED 2X CLEAT FOR THE FLOOR DECKING AND THE CEILING. RIP THE CLEAT TO MATCH THE HEIGHT OF THE EXISTING FLOOR JOISTS. ATTACH THE CLEAT TO EACH STUD WITH (2)#10 SCREWS.
- A5 PLACE A DOUBLE JACK STUD BETWEEN EACH WINDOW.
- A6 ATTACH THE SIDE TO SIDE LVL BEAM TO THE FRONT TO BACK LVL BEAM WITH A SIMPSON HHUS 5.50/10 HANGER.
- A7 PLACE THE FLUE BETWEEN THE JOISTS. ADJUST THE LOCATION OF THE JOISTS AS NEEDED TO MAINTAIN THE REQUIRED AIR GAP.
- A8 ATTACH THE 1ST STUD TO THE EXISTING WALL WITH (2)#10 SCREWS AT 6" O.C.
- A9 PLACE BLOCKING BETWEEN THE JOISTS AT THE MID-POINT OF THE SPAN.
- A10 ALTERNATE JOISTS = DOUBLE 2X8'S AT 16" O.C.
- A11 PLACE FURRING STRIPS ON THE UNDERSIDE OF THE FLOOR JOISTS AS NEEDED TO PLACE THE CEILING.
- A12 ALTERNATE BEAM = 1"x7" STEEL FLITCH BEAM BETWEEN FOUR 1 1/2"x7 1/4" LVL'S. SEE THE FRAMING ELEVATION FOR THE BOLTING PATTERN BETWEEN THE STEEL PLATE AND THE LVL'S.
- A13 NEW LOAD BEARING WALL MADE WITH 2X4 STUDS AT 16" O.C. IF THE EXISTING JOISTS DO NOT SPLICE OVERTOP OF THE WALL ATTACH THEM TOGETHER PER THE STRUCTURAL DETAIL.
- A14 PRIOR TO CONSTRUCTION, VERIFY THAT THE EXISTING JOISTS SPAN IN THE FRONT TO BACK DIRECTION. NOTIFY THE STRUCTURAL ENGINEER IF THEY SPAN IN THE SIDE TO SIDE DIRECTION.
- A15 ALTERNATE BEAM = (4)2X8
- A16 ALTERNATE BEAM = (5)1 1/2"x7 1/4" LVL'S. IF THIS BEAM IS USED, HANG IT FROM THE SIDE TO SIDE BEAM WITH A SIMPSON HHUS 5.50/8 HANGER. CUT THE OUTER PLIES OF THE BEAM AS NEEDED TO PLACE THE CONNECTOR.
- A17 ALTERNATE BEAM = (2)2X8
- A18 LVL STRINGER PER THE STRUCTURAL DETAIL.
- A19 PLACE THE HIGH BEAM ON TOP OF THE STRINGER. PLACE A DOUBLE STUD BETWEEN THE TWO IF NEEDED.
- A20 SISTER EACH STUD WITH A 2X4 AS NEEDED TO EXTEND THE WALL DOWN TO THE NEW LOWER FLOOR LEVEL.
- A21 FRAME THE LANDING WITH 2X8 JOISTS AT 16" O.C. IN THE FRONT TO BACK DIRECTION.
- A22 SOLID LVL STRINGER PER THE STRUCTURAL DETAIL.

FRAMING NOTES:

1. THE BOTTOM OF ALL FOOTINGS SHALL BE 30" MINIMUM BELOW GRADE.
2. ALL HEADERS ARE ASSUMED TO BE SUPPORTED BY A DOUBLE JACK AND SINGLE KING STUD, UNLESS NOTED OTHERWISE.
3. PROVIDE SQUASH BLOCKING AS NEEDED BELOW ALL POSTS, COLUMNS, AND MULTIPLE STUDS.
4. ATTACH ALL QUADRUPLE AND QUINTUPLE BEAMS TOGETHER WITH 2 ROWS OF 3/8" BOLTS AT 16" O.C. STAGGERED.
5. EPOXY BOLTS SHALL BE SIMPSON "SET-XP". FOLLOW MANUFACTURES INSTRUCTIONS FOR INSTALLATION AND THE INSTRUCTIONS OF ESR 1772. EPOXY BOLTS SHALL HAVE 6" EMBEDMENT WITH SCREEN TUBES WHEN PLACED IN HOLLOW MASONRY UNLESS NOTED OTHERWISE.
6. THE CONTRACTOR SHALL PROVIDE TEMPORARY SHORING DURING CONSTRUCTION AS NEEDED FOR THE EXISTING AND PROPOSED STRUCTURAL ELEMENTS OF THE HOME.
7. ALL NAILS USED FOR EXTERIOR APPLICATIONS SHALL BE RING SHANK NAILS.
8. ALL NAILS, HANGERS, BOLTS, AND SCREWS EXPOSED TO THE EXTERIOR SHALL BE GALVANIZED.
9. ALL LUMBER EXPOSED TO EXTERIOR CONDITIONS SHALL BE TREATED SOUTHERN PINE #2.
10. ALL SLAB CONCRETE SHALL HAVE A 28 DAY COMPRESSIVE STRENGTH OF 4500PSI AND HAVE 6%±1% AIR ENTRAINMENT.
11. WHEN ATTACHING EXISTING JOISTS TO FLUSH BEAMS USE OVERSIZED SIMPSON LUS HANGERS. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE JOIST AND THE HANGER.
12. THE CONTRACTOR SHALL SURVEY ALL EXPOSED MASONRY IN THE HOME AND POINT ANY DETERIORATED JOINT THAT IS DISCOVERED AND REPLACE ANY DETERIORATED BRICKS OR BLOCKS. THE MORTAR, BRICKS AND BLOCKS SHALL MATCH THE STRENGTH AND POROSITY OF THE EXISTING WALL.
13. TYPICAL JOIST HANGER SHALL BE A SIMPSON IUS OR SIMPSON LUS HANGER.
14. TYPICAL RAFTER TO RIDGE HANGER SHALL BE A SIMPSON LSSR.
15. TYPICAL RAFTER TO FLUSH BEAM HANGER SHALL BE A SIMPSON L70 ON EACH SIDE OF THE RAFTER.
16. TYPICAL POST TO BEAM CONNECTOR SHALL BE A SIMPSON LPC ON EACH SIDE.
17. TYPICAL POST TO FLOOR PLATE CONNECTOR SHALL BE A SIMPSON L30 ON EACH SIDE OF THE POST.
18. TYPICAL STRINGER TO FRAMING CONNECTOR SHALL BE A SIMPSON MTS16 ON EACH SIDE.
19. TYPICAL DIMENSIONAL BEAM TO BEAM HANGER SHALL BE A SIMPSON HU MAX.
20. TYPICAL LVL TO LVL BEAM HANGER SHALL BE A SIMPSON HHUS.
21. TYPICAL FLITCH BEAM HANGER SHALL BE AN OVERSIZED SIMPSON HHUS HANGER. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE FLITCH BEAM AND THE HANGER.
22. SEE THE MONTGOMERY COUNTY TYPICAL DECK DETAILS FOR ITEMS NOT SHOWN ON THESE PLANS SUCH AS GUARD RAILS, STAIRS, LEDGER BOARD ATTACHMENTS ETC. . . .
23. PLACE A DOUBLE JOIST BELOW ALL WALLS THAT ARE PARALLEL TO THE FLOOR FRAMING. ALTERNATE: PLACE BLOCKING BETWEEN THE JOISTS BELOW THE WALLS AT 16" O.C.
24. ADD BLOCKING TO THE WEB OF ENGINEERED JOISTS AS NEEDED FOR HANGERS, CONNECTORS, STRAPS OR NAILING MULTIPLE MEMBERS TOGETHER.
25. ADD JOIST HANGERS TO ALL EXISTING FRAMING CONNECTIONS THAT ARE FOUND TO LACK THEM SUCH AS FRAMING AROUND PLUMBING STACKS, CHIMNEYS, OR THE EXISTING STAIRS.

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |

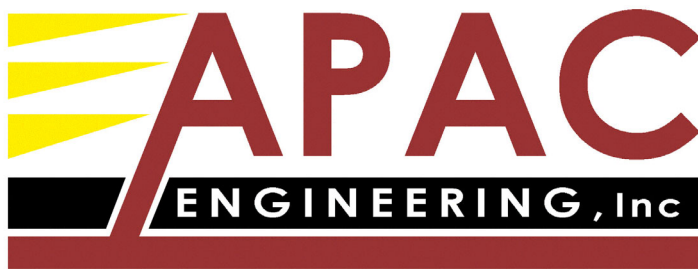


© 2025 Bennett Frank McCarthy Architects, Inc.

**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

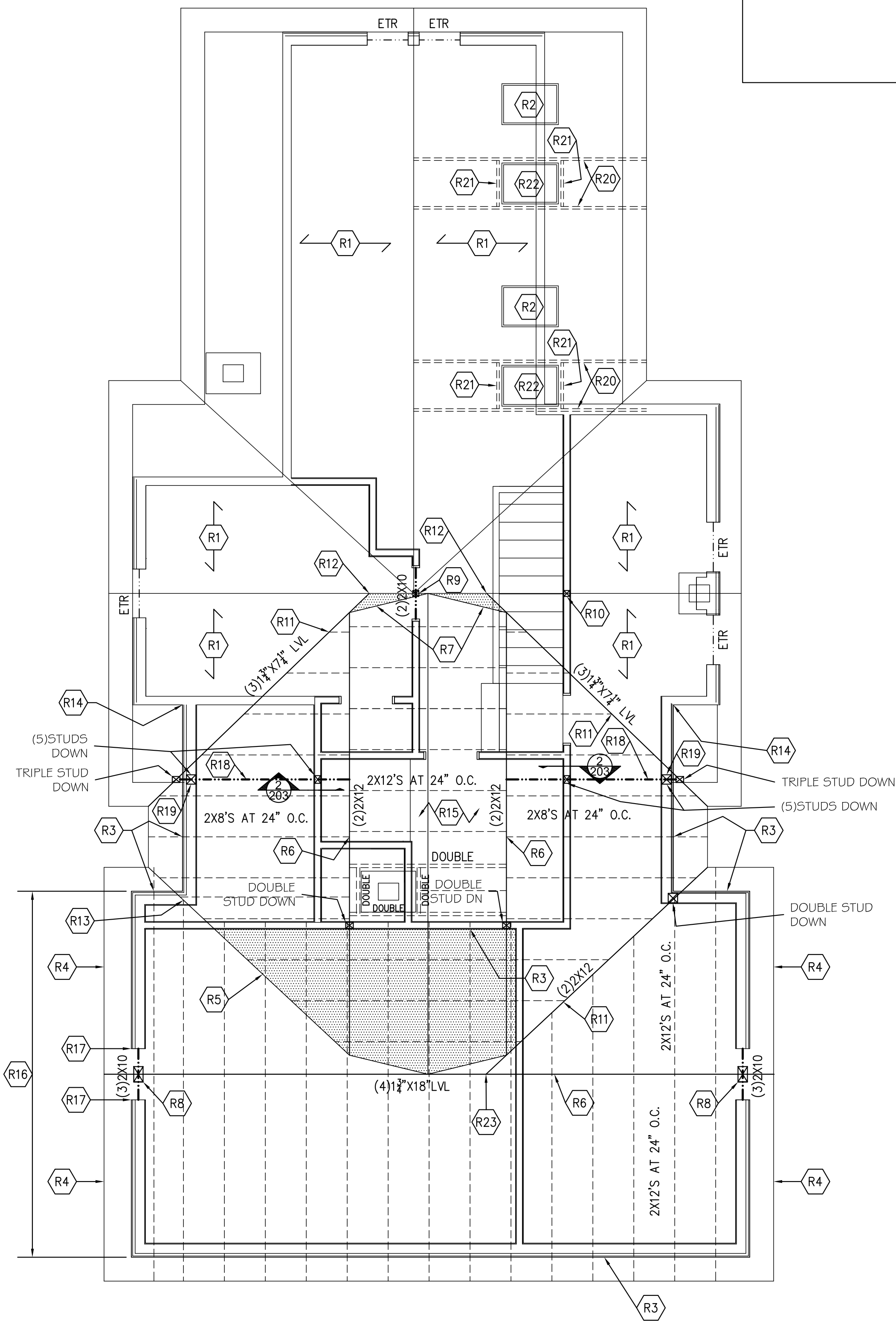
26 April 2025



8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

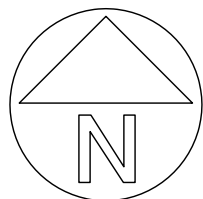
ATTIC FRAMING  
PLAN

**S004**



Roof Framing Plan

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



REVIEWED

By Laura DiPasquale at 11:02 am, Jul 29, 2025

FRAMING NOTES:

1. THE BOTTOM OF ALL FOOTINGS SHALL BE 30" MINIMUM BELOW GRADE.
2. ALL HEADERS ARE ASSUMED TO BE SUPPORTED BY A DOUBLE JACK AND SINGLE KING STUD, UNLESS NOTED OTHERWISE.
3. PROVIDE SQUASH BLOCKING AS NEEDED BELOW ALL POSTS, COLUMNS, AND MULTIPLE STUDS.
4. ATTACH ALL QUADRUPLE AND QUINTUPLE BEAMS TOGETHER WITH 2 ROWS OF 3/4" Ø BOLTS AT 16" O.C. STAGGERED.
5. EPOXY BOLTS SHALL BE SIMPSON "SET-XP". FOLLOW MANUFACTURES INSTRUCTIONS FOR INSTALLATION AND THE INSTRUCTIONS OF ESR 1772. EPOXY BOLTS SHALL HAVE 6" EMBEDMENT WITH SCREEN TUBES WHEN PLACED IN HOLLOW MASONRY UNLESS NOTED OTHERWISE.
6. THE CONTRACTOR SHALL PROVIDE TEMPORARY SHORING DURING CONSTRUCTION AS NEEDED FOR THE EXISTING AND PROPOSED STRUCTURAL ELEMENTS OF THE HOME.
7. ALL NAILS USED FOR EXTERIOR APPLICATIONS SHALL BE RING SHANK NAILS.
8. ALL NAILS, HANGERS, BOLTS, AND SCREWS EXPOSED TO THE EXTERIOR SHALL BE GALVANIZED.
9. ALL LUMBER EXPOSED TO EXTERIOR CONDITIONS SHALL BE TREATED SOUTHERN PINE #2.
10. ALL SLAB CONCRETE SHALL HAVE A 28 DAY COMPRESSIVE STRENGTH OF 4500PSI AND HAVE 6%±1% AIR ENTRAINMENT.
11. WHEN ATTACHING EXISTING JOISTS TO FLUSH BEAMS USE OVERSIZED SIMPSON LUS HANGERS. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE JOIST AND THE HANGER.
12. THE CONTRACTOR SHALL SURVEY ALL EXPOSED MASONRY IN THE HOME AND POINT ANY DETERIORATED JOINT THAT IS DISCOVERED AND REPLACE ANY DETERIORATED BRICKS OR BLOCKS. THE MORTAR, BRICKS AND BLOCKS SHALL MATCH THE STRENGTH AND POROSITY OF THE EXISTING WALL.
13. TYPICAL JOIST HANGER SHALL BE A SIMPSON IUS OR SIMPSON LUS HANGER.
14. TYPICAL RAFTER TO RIDGE HANGER SHALL BE A SIMPSON LSSR.
15. TYPICAL RAFTER TO FLUSH BEAM HANGER SHALL BE A SIMPSON L70 ON EACH SIDE OF THE RAFTER.
16. TYPICAL POST TO BEAM CONNECTOR SHALL BE A SIMPSON LPC ON EACH SIDE.
17. TYPICAL POST TO FLOOR PLATE CONNECTOR SHALL BE A SIMPSON L30 ON EACH SIDE OF THE POST.
18. TYPICAL STRINGER TO FRAMING CONNECTOR SHALL BE A SIMPSON MTS16 ON EACH SIDE.
19. TYPICAL DIMENSIONAL BEAM TO BEAM HANGER SHALL BE A SIMPSON HU MAX.
20. TYPICAL LVL TO LVL BEAM HANGER SHALL BE A SIMPSON HHUS.
21. TYPICAL FLITCH BEAM HANGER SHALL BE AN OVERSIZED SIMPSON HHUS HANGER. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE FLITCH BEAM AND THE HANGER.
22. SEE THE MONTGOMERY COUNTY TYPICAL DECK DETAILS FOR ITEMS NOT SHOWN ON THESE PLANS SUCH AS GUARD RAILS, STAIRS, LEDGER BOARD ATTACHMENTS ETC . . .
23. PLACE A DOUBLE JOIST BELOW ALL WALLS THAT ARE PARALLEL TO THE FLOOR FRAMING. ALTERNATE: PLACE BLOCKING BETWEEN THE JOISTS BELOW THE WALLS AT 16" O.C.
24. ADD BLOCKING TO THE WEB OF ENGINEERED JOISTS AS NEEDED FOR HANGERS, CONNECTORS, STRAPS OR NAILING MULTIPLE MEMBERS TOGETHER.
25. ADD JOIST HANGERS TO ALL EXISTING FRAMING CONNECTIONS THAT ARE FOUND TO LACK THEM SUCH AS FRAMING AROUND PLUMBING STACKS, CHIMNEYS, OR THE EXISTING STAIRS.

**BENNETT FRANK MCCARTHY**  
**architects, inc.**

1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



Professional Certification: I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 25427, Expiration Date: 7/17/26.

© 2025 Bennett Frank McCarthy Architects, Inc.

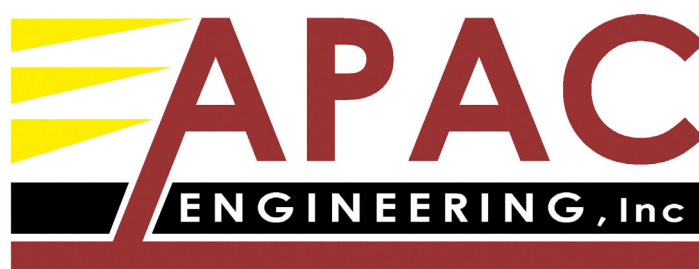
**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

26 April 2025

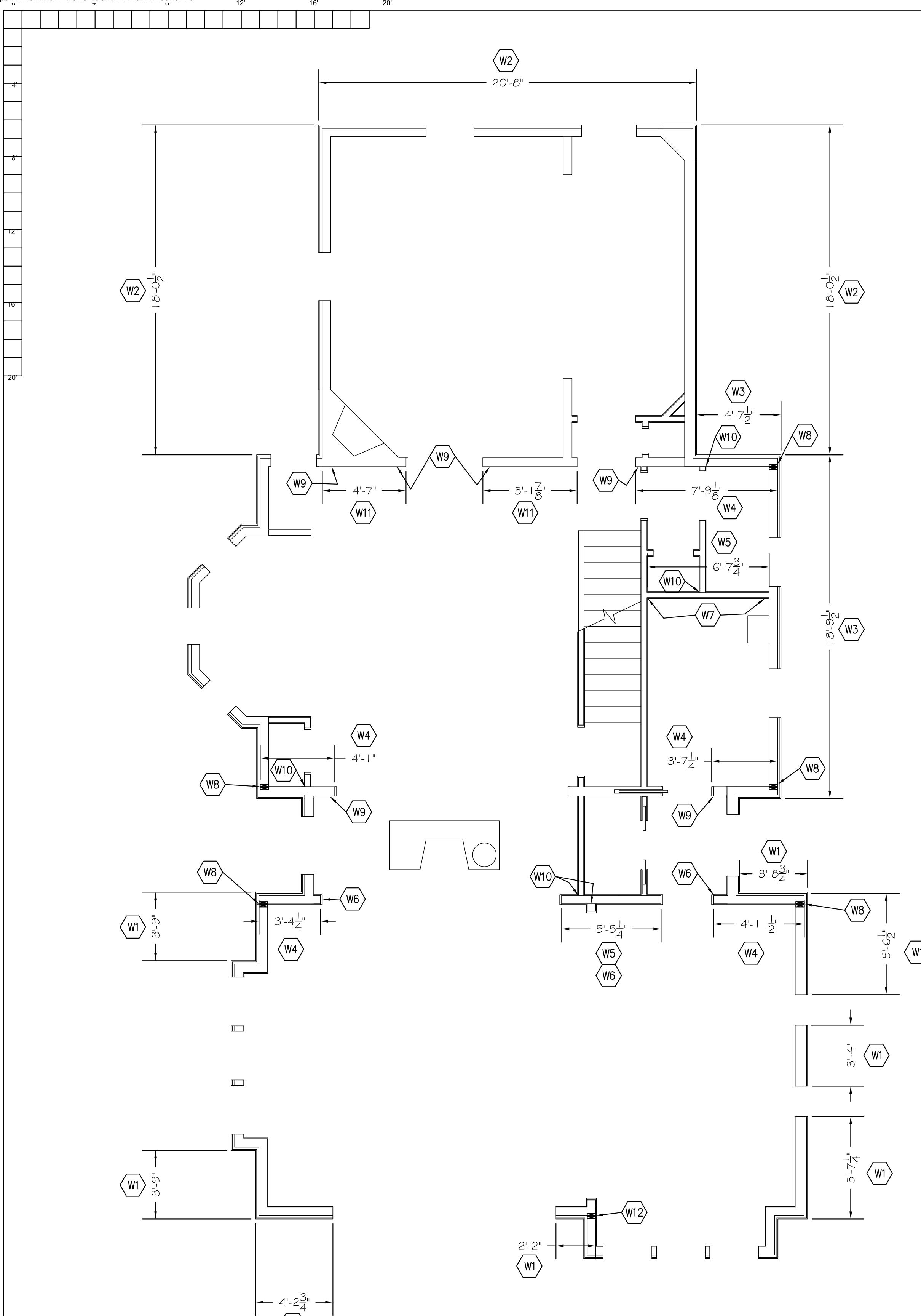
ROOF FRAMING  
PLAN

**S005**

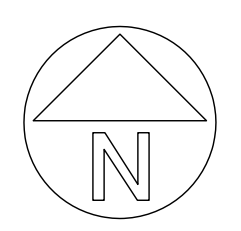


8555 16th Street #200  
Silver Spring, MD 20910

301-565-0543  
301-563-9477 (fax)



**1st Floor Wind Bracing Plan**  
Scale:  $\frac{1}{4}" = 1'-0"$

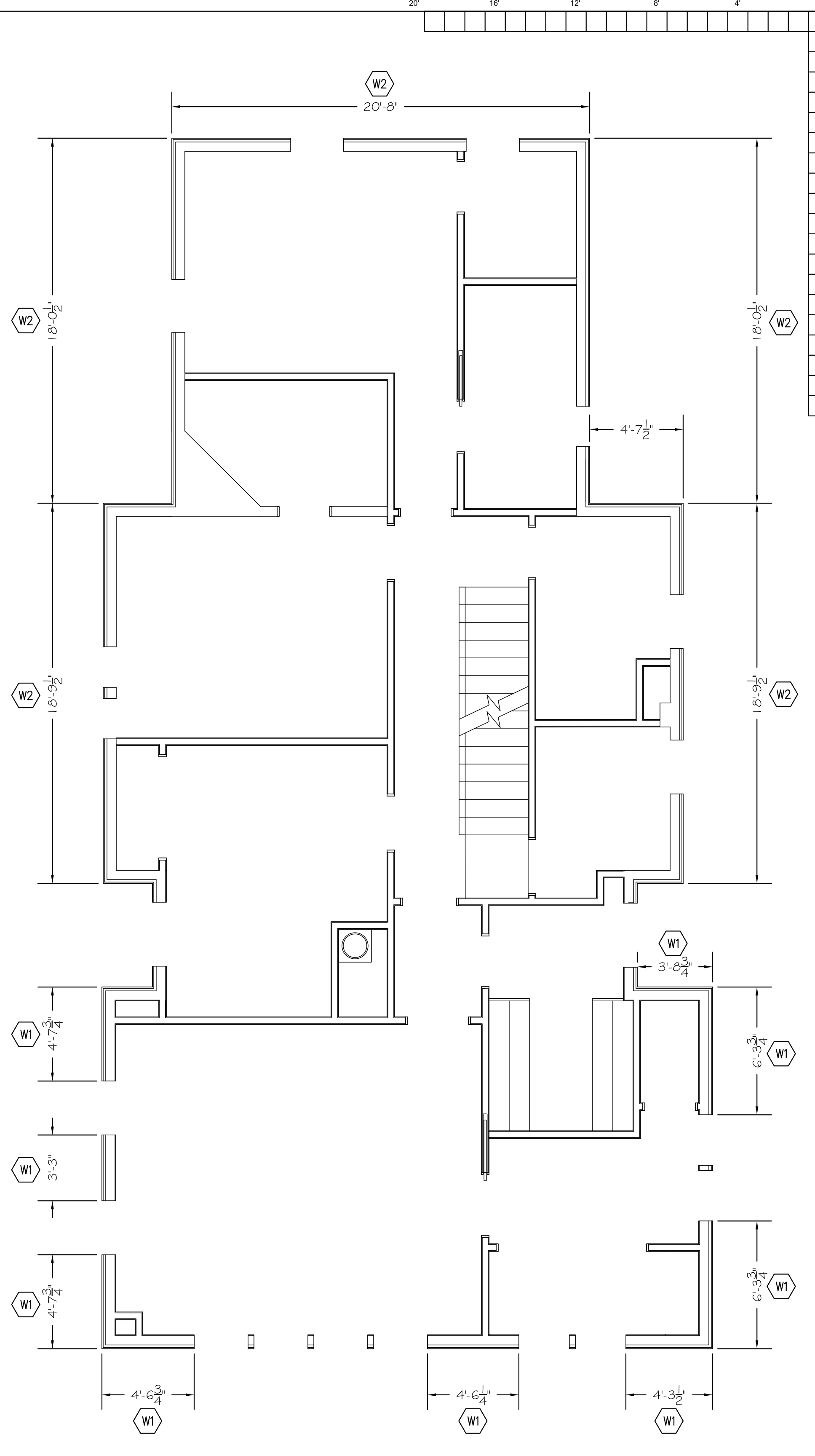


- W1 EDP WIND BRACING PANEL.
- W2 EXISTING PERFORATED WOOD SHEAR WALL.
- W3 EXISTING WOOD SHEAR WALL.
- W4 PLACE  $\frac{7}{8}"$  OSB SHEATHING ON INTERIOR SIDE OF THE WALL TO MAKE AN INTERIOR EDP PANEL.
- W5 PLACE  $\frac{7}{8}"$  OSB SHEATHING ON BOTH SIDES OF THE WALL TO MAKE AN INTERIOR EDP PANEL.
- W6 ATTACH BOTTOM OF THE WALL TO THE STEEL BEAM PER THE TYPICAL DETAIL.
- W7 ATTACH THE END OF THE SHEAR WALL TO THE DOUBLE JOIST BELOW WITH A SIMPSON LSTA21 ON EACH SIDE OF THE WALL. CUT A SLOT IN THE FLOOR DECKING AND ADD EXTRA STUDS AS NEEDED TO PLACE THE STRAPS.
- W8 EXTEND THE INTERIOR SHEATHING INTO THE WALL CAVITY SO THAT IT ENDS AT THE EXTERIOR WALL SHEATHING. PLACE A STUD ON EACH SIDE OF THE SHEATHING INSIDE THE WALL.
- W9 ATTACH THE END OF THE SHEAR WALL TO THE EXISTING FOUNDATION WALL WITH A SIMPSON DT12Z HOLD DOWN ANCHOR. PLACE THE ANCHOR ON THE 1ST STUD ADJACENT TO THE END OF THE WALL. ATTACH THE ANCHOR TO THE FOUNDATION WALL WITH A  $\frac{3}{8}"$  EPOXY BOLT WITH 7" EMBEDMENT. FILL HOLLOW CELLS SOLID IN THE WALL. USE COUPLERS AS NEEDED TO EXTEND THE EPOXY BOLT TO THE CONNECTOR.
- W10 CONTINUE THE SHEATHING THROUGH JOINTS IN THE WALL WITH PARTITIONS THAT ARE PERPENDICULAR TO THE WALL.
- W11 PLACE  $\frac{7}{8}"$  OSB SHEATHING ON THE REAR SIDE OF THE WALL TO MAKE THE INTERIOR SHEAR WALL.
- W12 EXTEND THE INTERIOR SHEATHING INTO THE WALL CAVITY SO THAT IT ENDS AT THE INTERIOR EDGE OF THE WALL. PLACE A STUD ON EACH SIDE OF THE SHEATHING INSIDE THE WALL.

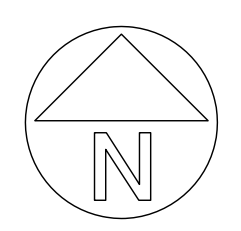
- WIND BRACING NOTES:**
- WALLS BRACED PER IRC R602.10 AND R301.1.3 "ENGINEERED DESIGN".
  - APPLY  $\frac{7}{8}"$  OSB SHEATHING TO ALL EXTERIOR WALLS.
  - ATTACH OSB TO WOOD FRAMING WITH 8d NAILS AT 4" O.C. AT PANEL EDGES AND 8" O.C. ELSEWHERE.
  - EDP DENOTES "ENGINEERED DESIGNED PANEL".
  - ATTACH THE BOTTOM PLATE OF THE WALL TO THE JOISTS OR BLOCKING WITH 1-16d (0.135X3 $\frac{1}{2}$ ) NAIL. ATTACH THE BOTTOM PLATE TO THE RIM BOARD WITH 16d NAILS AT 12" O.C.
  - ATTACH EACH JOIST AND RAFTER TO THE TOP PLATE OF THE WALL WITH 2-16d (0.135X3 $\frac{1}{2}$ ) TOE NAILS.
  - ATTACH THE RIM BOARD TO THE TOP PLATE OF THE WALL WITH 16d (0.135X3 $\frac{1}{2}$ ) TOE NAILS AT 12" O.C.
  - ATTACH RIM BOARD TO SILL PLATE WITH 16d (0.135X3 $\frac{1}{2}$ ) TOE NAILS AT 12" O.C.

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Gault*

**REVIEWED**  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



**2nd Floor Wind Bracing Plan**  
Scale:  $\frac{1}{4}" = 1'-0"$



**APAC**  
ENGINEERING, Inc

8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |

Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 25427, Expiration Date: 7/17/26.

4/26/25

© 2025 Bennett Frank McCarthy Architects, Inc.

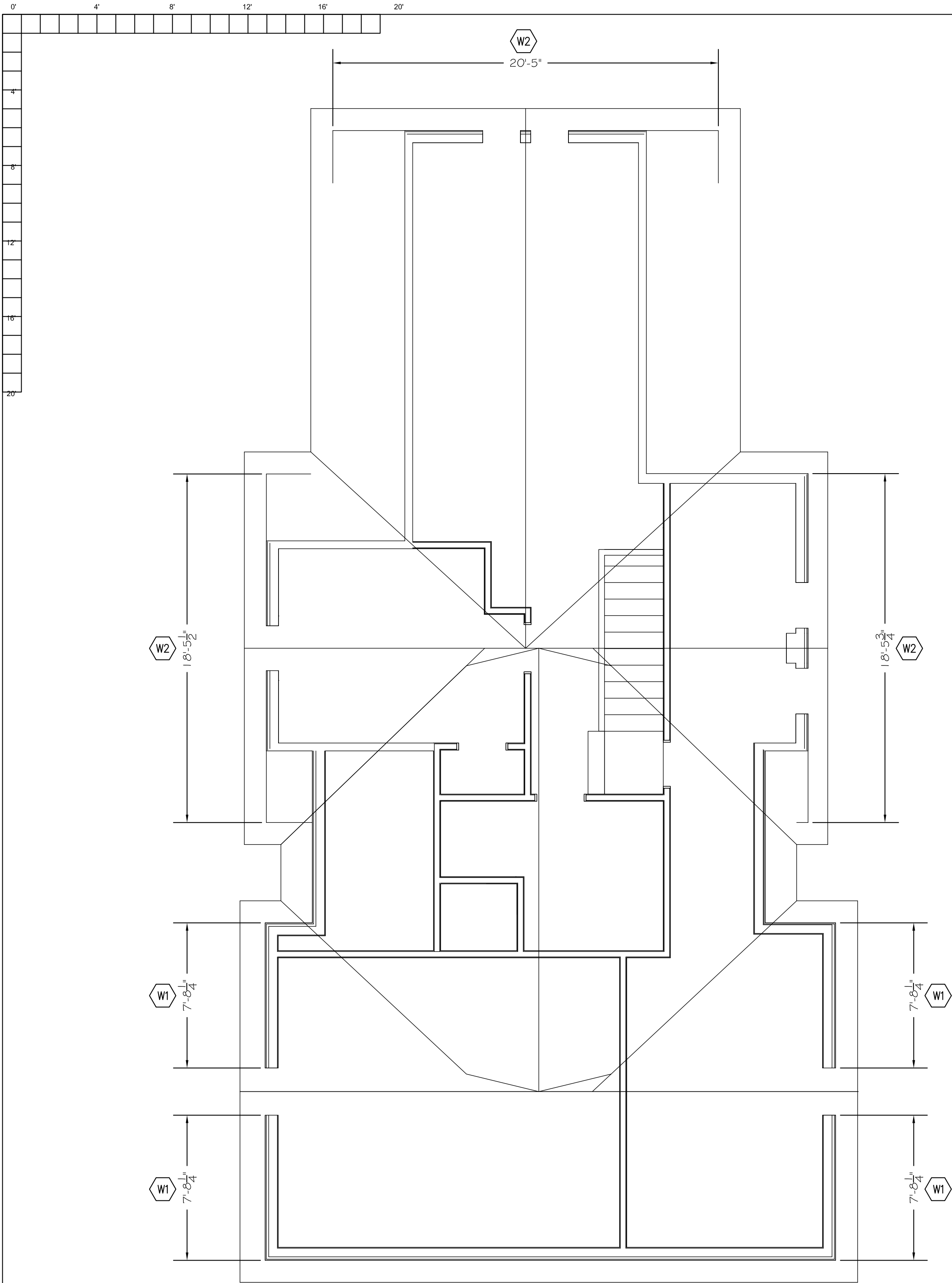
**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

26 April 2025

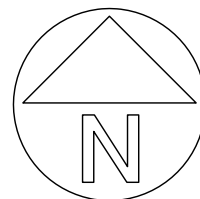
WIND BRACING  
PLAN

**S100**



Attic Wind Bracing Plan

Scale:  $\frac{1}{4}'' = 1'-0''$

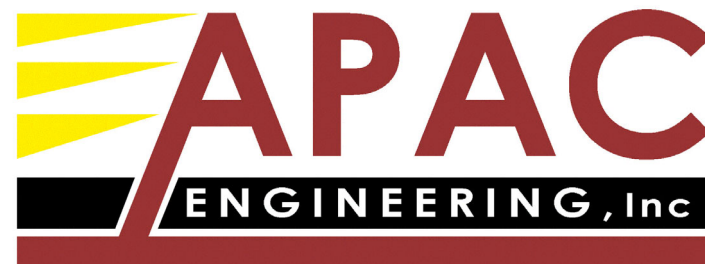


REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

- W1 EDP WIND BRACING PANEL.
- W2 EXISTING PERFORATED WOOD SHEAR WALL.
- W3 EXISTING WOOD SHEAR WALL.
- W4 PLACE  $\frac{7}{16}''$  OSB SHEATHING ON INTERIOR SIDE OF THE WALL TO MAKE AN INTERIOR EDP PANEL.
- W5 PLACE  $\frac{7}{16}''$  OSB SHEATHING ON BOTH SIDES OF THE WALL TO MAKE AN INTERIOR EDP PANEL.
- W6 ATTACH BOTTOM OF THE WALL TO THE STEEL BEAM PER THE TYPICAL DETAIL.
- W7 ATTACH THE END OF THE SHEAR WALL TO THE DOUBLE JOIST BELOW WITH A SIMPSON LSTA21 ON EACH SIDE OF THE WALL. CUT A SLOT IN THE FLOOR DECKING AND ADD EXTRA STUDS AS NEEDED TO PLACE THE STRAPS.
- W8 EXTEND THE INTERIOR SHEATHING INTO THE WALL CAVITY SO THAT IT ENDS AT THE EXTERIOR WALL SHEATHING. PLACE A STUD ON EACH SIDE OF THE SHEATHING INSIDE THE WALL.
- W9 ATTACH THE END OF THE SHEAR WALL TO THE EXISTING FOUNDATION WALL WITH A SIMPSON DTT2Z HOLD DOWN ANCHOR. PLACE THE ANCHOR ON THE 1ST STUD ADJACENT TO THE END OF THE WALL. ATTACH THE ANCHOR TO THE FOUNDATION WALL WITH A  $\frac{3}{8}''$  EPOXY BOLT WITH 7" EMBEDMENT. FILL HOLLOW CELLS SOLID IN THE WALL. USE COUPLERS AS NEEDED TO EXTEND THE EPOXY BOLT TO THE CONNECTOR.
- W10 CONTINUE THE SHEATHING THOUGH JOINTS IN THE WALL WITH PARTITIONS THAT ARE PERPENDICULAR TO THE WALL.
- W11 PLACE  $\frac{7}{16}''$  OSB SHEATHING ON THE REAR SIDE OF THE WALL TO MAKE THE INTERIOR SHEAR WALL.
- W12 EXTEND THE INTERIOR SHEATHING INTO THE WALL CAVITY SO THAT IT ENDS AT THE INTERIOR EDGE OF THE WALL. PLACE A STUD ON EACH SIDE OF THE SHEATHING INSIDE THE WALL.

WIND BRACING NOTES:

- WALLS BRACED PER IRC R602.10 AND R301.1.3 "ENGINEERED DESIGN".
- APPLY  $\frac{7}{16}''$  OSB SHEATHING TO ALL EXTERIOR WALLS.
- ATTACH OSB TO WOOD FRAMING WITH 8d NAILS AT 4" O.C. AT PANEL EDGES AND 8" O.C. ELSEWHERE.
- EDP DENOTES "ENGINEERED DESIGNED PANEL".
- ATTACH THE BOTTOM PLATE OF THE WALL TO THE JOISTS OR BLOCKING WITH 1-16d (0.135X3 $\frac{1}{2}$ ) NAIL. ATTACH THE BOTTOM PLATE TO THE RIM BOARD WITH 16d NAILS AT 12" O.C.
- ATTACH EACH JOIST AND RAFTER TO THE TOP PLATE OF THE WALL WITH 2-16d (0.135X3 $\frac{1}{2}$ ) TOE NAILS.
- ATTACH THE RIM BOARD TO THE TOP PLATE OF THE WALL WITH 16d (0.135X3 $\frac{1}{2}$ ) TOE NAILS AT 12" O.C.
- ATTACH RIM BOARD TO SILL PLATE WITH 16d (0.135X3 $\frac{1}{2}$ ) TOE NAILS AT 12" O.C.



8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 25427, Expiration Date: 7/17/26.

© 2025 Bennett Frank McCarthy Architects, Inc.

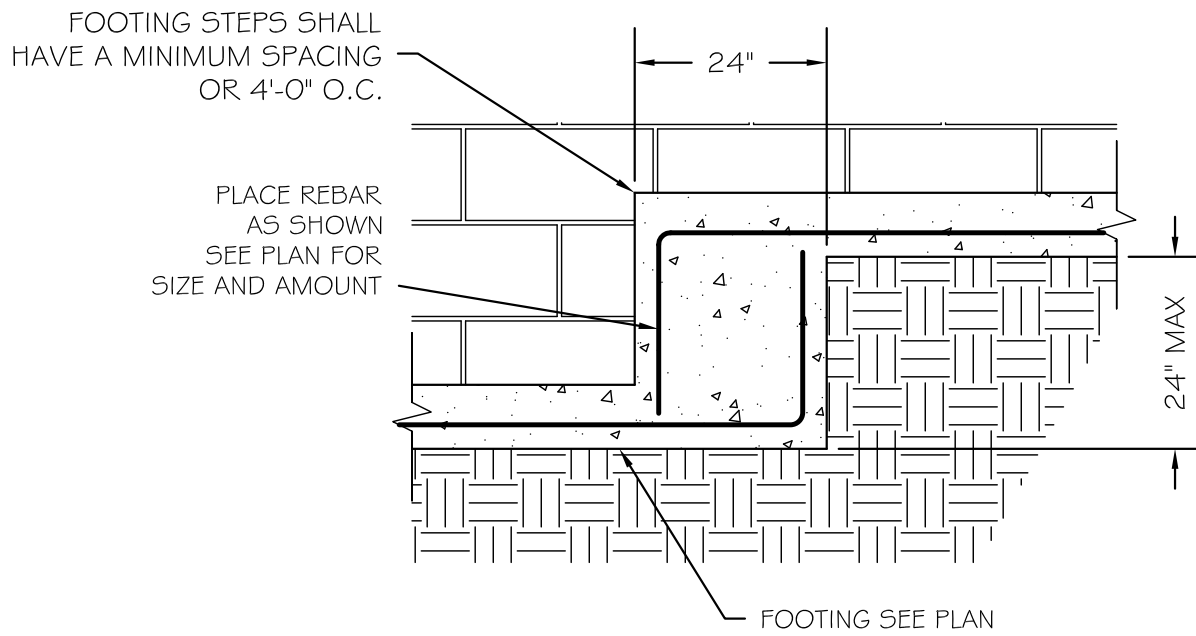
**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

26 April 2025

WIND BRACING  
PLAN

**S101**

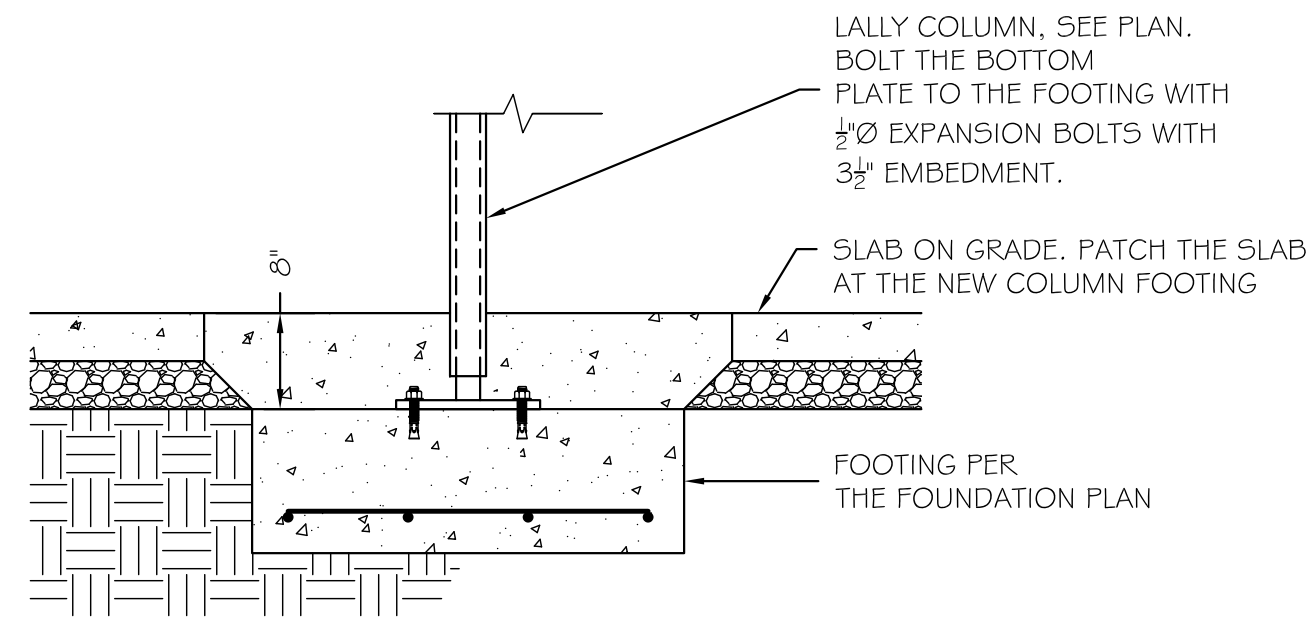


Typical Footing Step Detail

Scale:  $\frac{1}{2}'' = 1'-0'' \pm$



REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



Typical Lally Column to Footing Detail

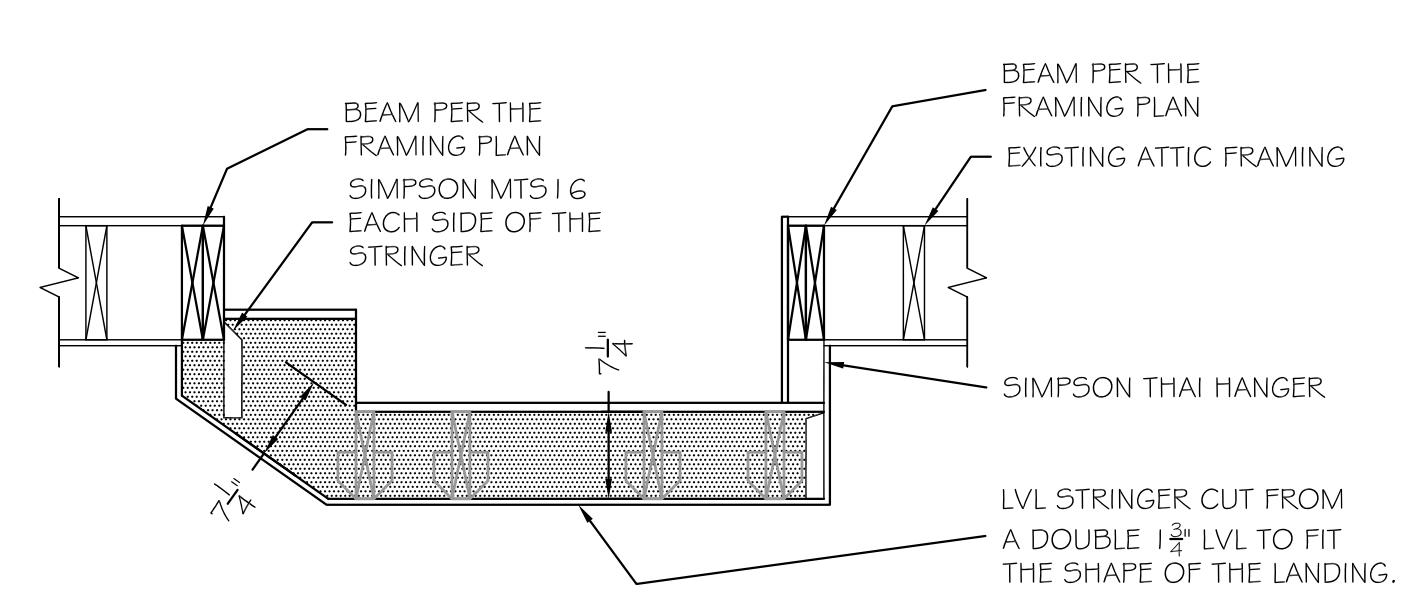
Scale:  $\frac{3}{4}'' = 1'-0''$

BENNETT FRANK McCARTHY

architects, inc.

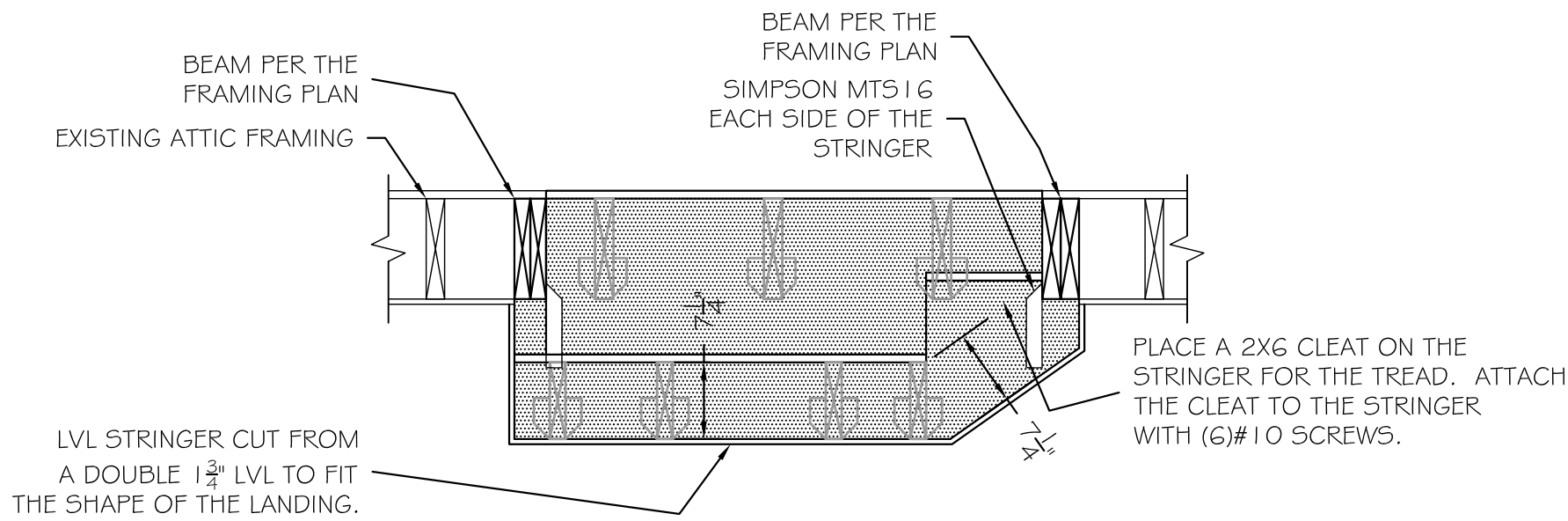
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



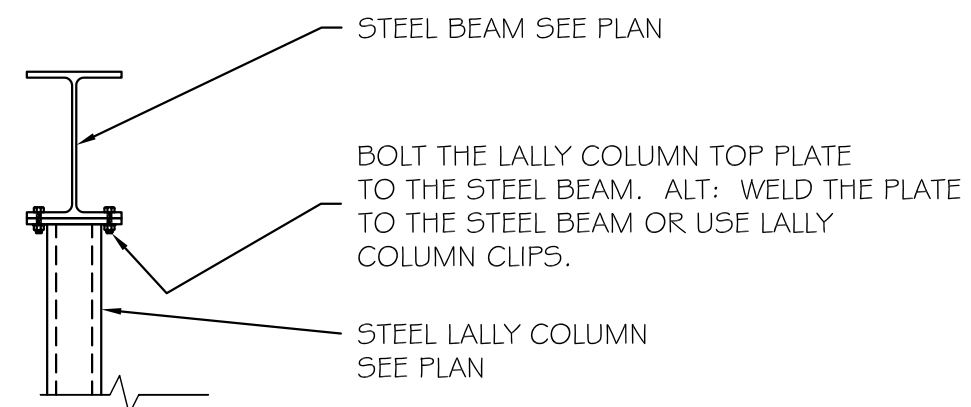
LVL Stringer at Key Note A18

Scale:  $\frac{3}{4}'' = 1'-0''$



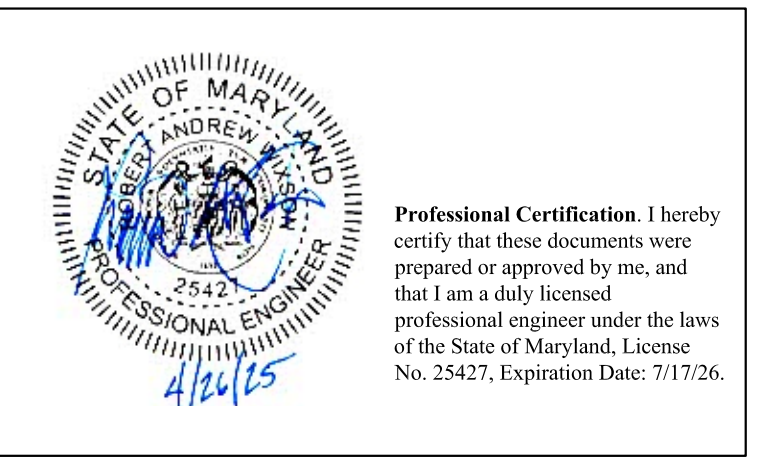
LVL Stringer at Key Note A22

Scale:  $\frac{3}{4}'' = 1'-0''$



Typical Steel Beam to Lally Column Detail

Scale:  $\frac{3}{4}'' = 1'-0''$



© 2025 Bennett Frank McCarthy Architects, Inc.

### Structural Notes

- All work and materials to comply with the requirements of the 2021 IBC and IRC codes as revised by Montgomery County.
- Codes: the following design standards are applicable by reference:  
TMS 402-2016 Building Code Requirements for Masonry Structures.  
AWC NDS-2018 - Wood Frame Construction Manual for One and Two Family Dwellings.  
ACI 318-19 Building Code Requirements for Reinforced Concrete  
AISC - 360-16 Specifications for Steel Buildings.
- Foundations: footings, underpinning and slab on grades are designed to bear on native soil type SM or SC with an allowable bearing pressure of 2000 psf. A qualified soil-bearing Inspector prior to placement of concrete shall verify all bearing values.
- Structural steel:
  - All structural steel, including detail material shall conform to ASTM A572 Fy = 50ksi, U.N.O.
  - All structural tubing shall conform to ASTM A500, grd.B
  - All steel pipe shall be ASTM A53, type E or S, grade B
  - All welders shop and field, shall be certified. Use E70xx electrodes only.
  - All steel exposed to weather and exterior masonry support shall receive one shop coat of corrosion-inhibiting primer.
  - Detailing, fabrication and erection shall be in accordance with AISC. Adequately brace all steel against lateral loads during erection.
  - All exterior structural steel shall receive rust preventative paint.
  - Connections:
    - All beam connections shall be simple shear connections, U.N.O. Where no reaction is provided, the beam shall be assumed to carry 120 % of the allowable uniform load in Kips for beams laterally supported, as given in the AISC steel construction manual.
    - Except as noted, all fasteners shall be 3/4" diameter ASTM A325 bolts, designed to act in bearing type connections with threads included.
- Lumber:
  - Lumber shall be SPF #2 with a min. Fb = 875psi Min. Fv = 135psi and min. E = 1,400,000psi.
  - LVL and PSL shall have a min. Fb = 2850psi; Fv = 285psi; E = 2,000,000psi.
  - Floor decking shall be 3/4" APA rated decking. Roof decking shall be 5/8" APA rated decking. Wall sheathing shall be 5/8" APA rated sheathing. Glue and screw the floor decking to the joists with #8 screws at 6" O.C. at panel edges and 12" O.C. elsewhere. Place blocking between the joists below all splices in the decking perpendicular to the floor joists.
  - Interior wood walls shall be 2x4 studs at 16" O.C. and exterior walls shall be 2x6 studs at 16" O.C. with a double top plate and single bottom plate. Provide solid blocking at the midheight of each wall and at a minimum of 48" O.C. vertically. Place blocking between the studs behind all splices in the sheathing perpendicular to the studs.
  - Provide double joists under all walls that run parallel to floor framing.
  - Nail all multiple members together per the manufacturer's recommendations and at a minimum use 2-10d nails at 6" O.C. stagger sides that nails are driven from.
  - U.N.O. all members shall be fastened together per table R602.3(1).
  - Provide bridging at center of all joist spans Exceeding 8'-0" and at 1/3 points of all joist spans exceeding 16'-0". Provide solid blocking at all bearing points on top of walls or beams.
  - Provide solid blocking below all wood posts.
  - All posts shall have Simpson Cap and Base Plates typ.
  - All joists shall have Simpson Hangers where applicable.
  - Glue all multiple studs together. Nail together with 2-10d nails at 3" O.C. Stagger the sides of the studs that the nails are driven from.
  - All lumber in contact with masonry or concrete or within 8" of soil shall be pressure treated. All lumber to conform to IRC R317 and R318 for protection against corrosion and termite damage.
  - All lumber shall be kiln dried. Store lumber on site in such a manner as to prevent the seepage of water into the wood.
  - Wood lintels shall be as follows:  
Opening  $\leq 3'-0"$  - 2-2x6  
3'-0" < Opening  $\leq 5'-0"$  - 2-2x8  
5'-0" < Opening  $\leq 8'-0"$  - 2-2x10  
Greater than 8'-0" - See plans

### Dead Loads:

- SPF #2 - 1.7 PSF
- 1/2" Decking - 2.5 PSF
- 3/4" Decking - 2.5 PSF
- Asphalt Shingles - 15 PSF
- Slate Shingles - 2.2 PSF
- Drywall - 1.5 PSF
- Insulation - 2.0 PSF
- Sliding - 87 PCF
- CMU - 87 PCF
- Brick - 130 PCF

### LIVE LOADS:

- DECK: 40PSF
- ATTIC: 20PSF
- FLOOR: 40PSF
- BALCONY: 60PSF
- BEDROOM: 40PSF
- ROOF: 30PSF

### WIND LOADS

#### WIND SPEED:

WIND LOAD IMPORTANCE FACTOR:

WIND EXPOSURE FACTOR:

WIND DESIGN PRESSURE:

#### SNOW LOADS:

GROUND SNOW LOAD (PG):

FLAT ROOF SNOW LOAD(PF):

SNOW EXPOSURE FACTOR (CE):

SNOW IMPORTANCE FACTOR (I):

#### Deflection Limitations:

Rafter:

Interior Walls and Partitions:

Floors and Plastered Ceilings:

All Other Structural Members:

Ext. Walls with plaster or stucco finishes:

Ext. Walls - Wind Loads with Flexible Finishes:

SEISMIC DESIGN DATA:

SEISMIC IMPORTANCE FACTOR (Ie):

SPECTRAL RESPONSE ACCELERATIONS:

(Ss):

(S1):

SPECTRAL RESPONSE COEFFICIENTS:

(Sd):

(Sd1):

SEISMIC DESIGN CATEGORY:

SEISMIC SITE CLASSIFICATION:

SEISMIC COEFFICIENT (Cs):

SEISMIC MODIFICATION FACTOR (R):

BASE SHEAR:

ANALYSIS PROCEDURE:

BASIC SFRS:

25 PCF

1.7 PSF

2.5 PSF

2.5 PSF

15 PSF

2.2 PSF

1.5 PSF

2.0 PSF

87 PCF

130 PCF

40PSF

20PSF

40PSF

60PSF

40PSF

30PSF

Vult = 115mph; Vasd = 89mph

1.0

B

11PSF

30PSF

30PSF

0.9

1.0

L/240

H/180

L/360

L/240

L/360

L/240

L/120

1.0

20.0%

8.0%

33%

18.7%

B

D

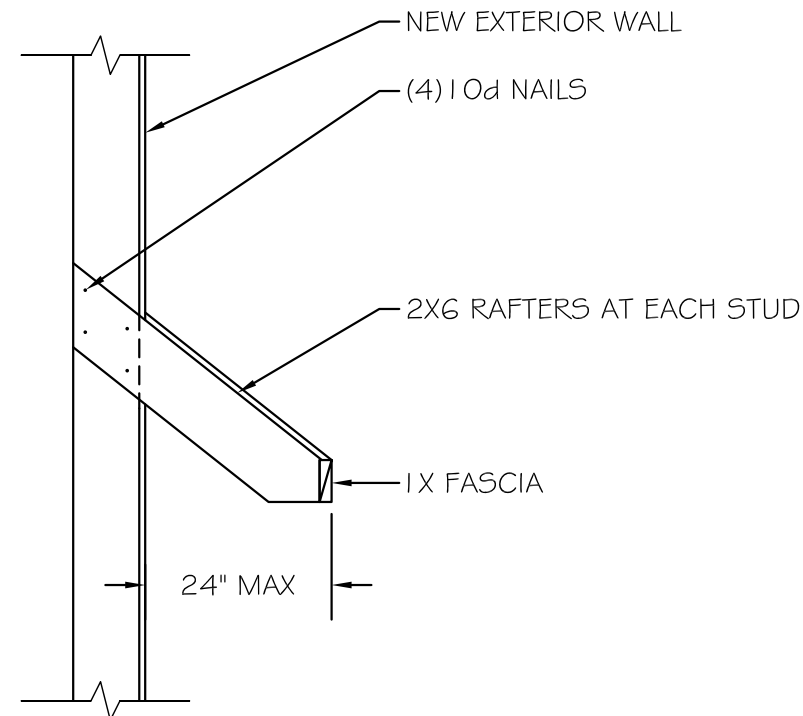
0.05

6.5

2.8K

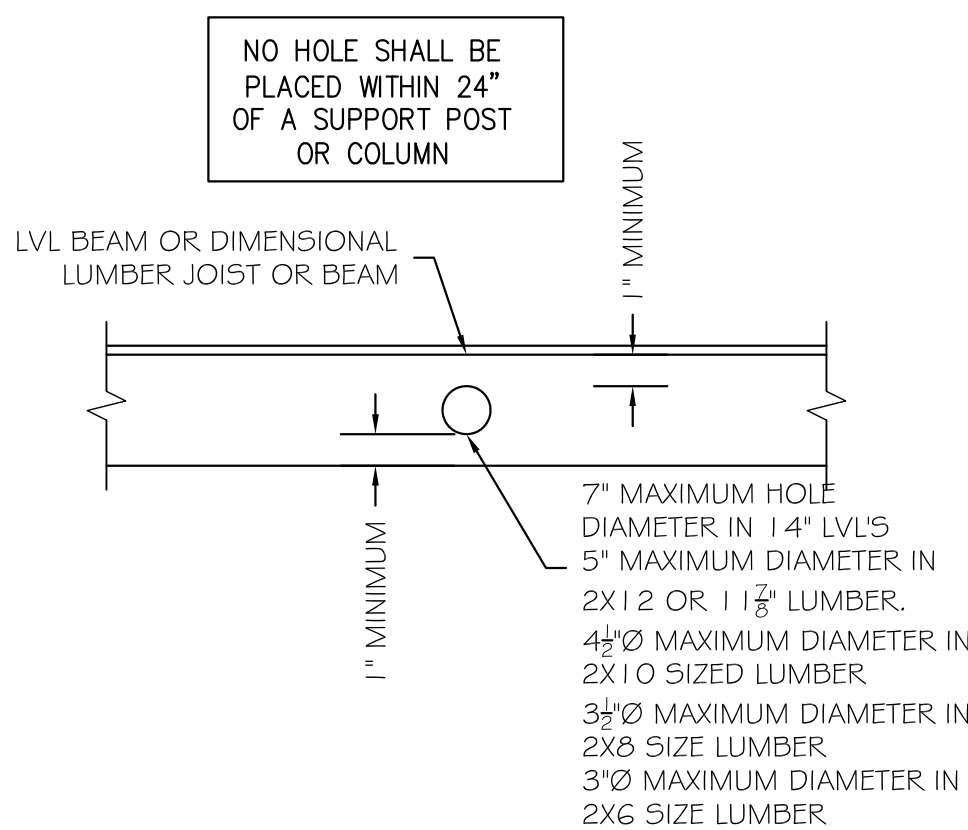
EQUIV. LATERAL FORCE

LIGHT FRAMED WALLS



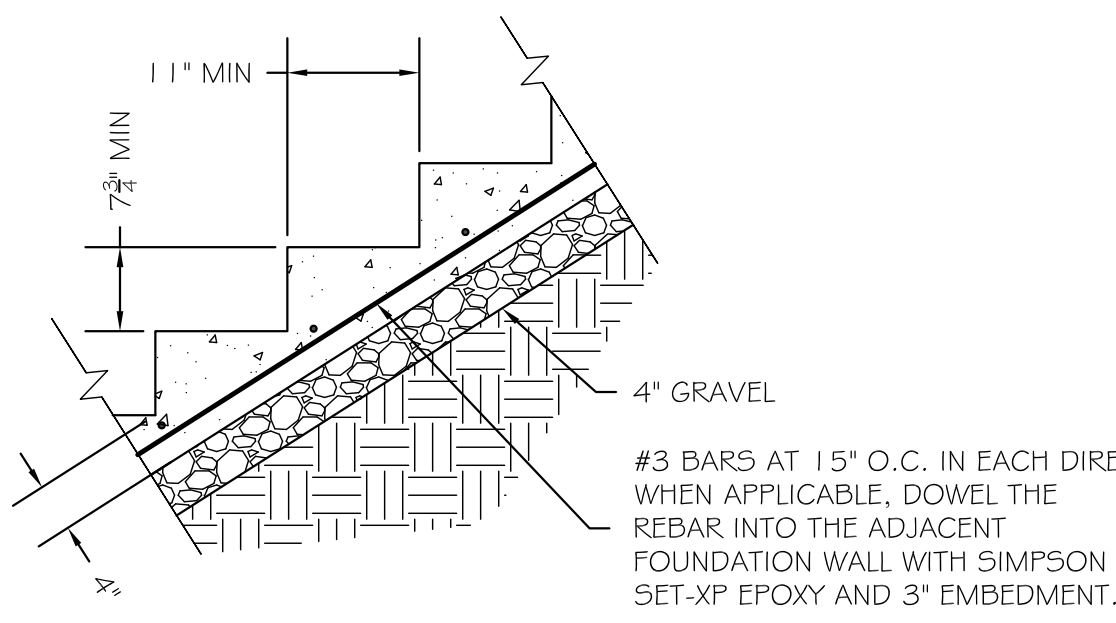
Typical Details at Decorative Eave

Scale:  $\frac{3}{4}'' = 1'-0''$



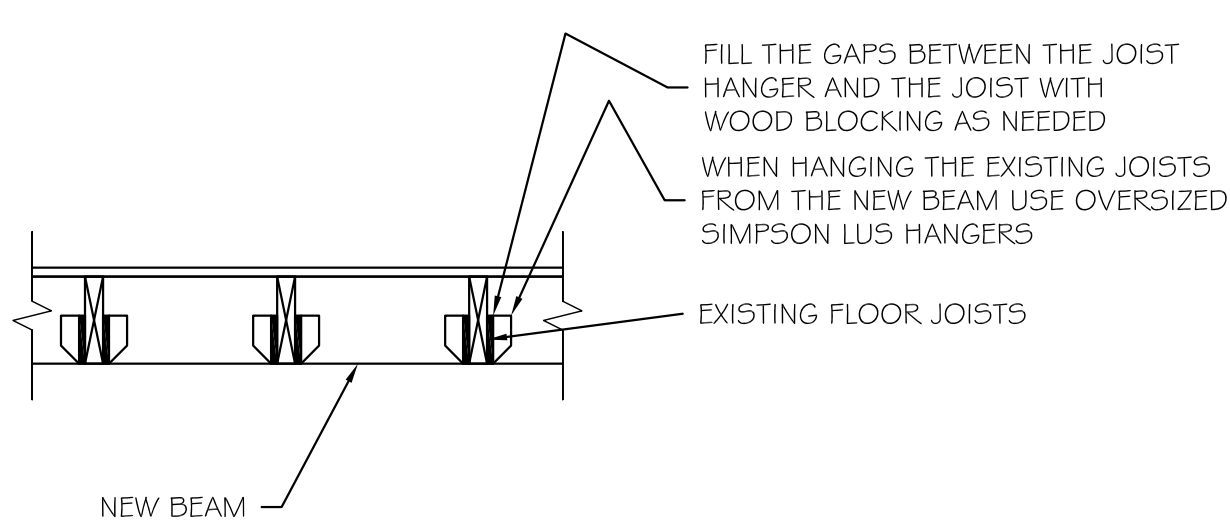
Typical Detail at Holes in LVL's or Dimensional Lumber Beams or Joists

Scale: NOT TO SCALE



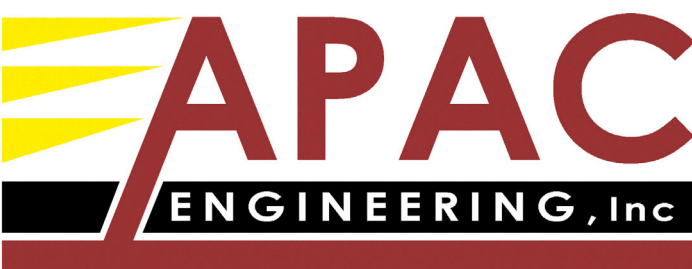
Typ. Slab on Grade Stairs Detail

Scale:  $\frac{3}{4}'' = 1'-0''$



Typical Ex. Joist to New Beam Detail

Scale:  $\frac{3}{4}'' = 1'-0''$



8555 16th Street #200  
Silver Spring, MD 20910

301-565-0543  
301-563-9477 (fax)

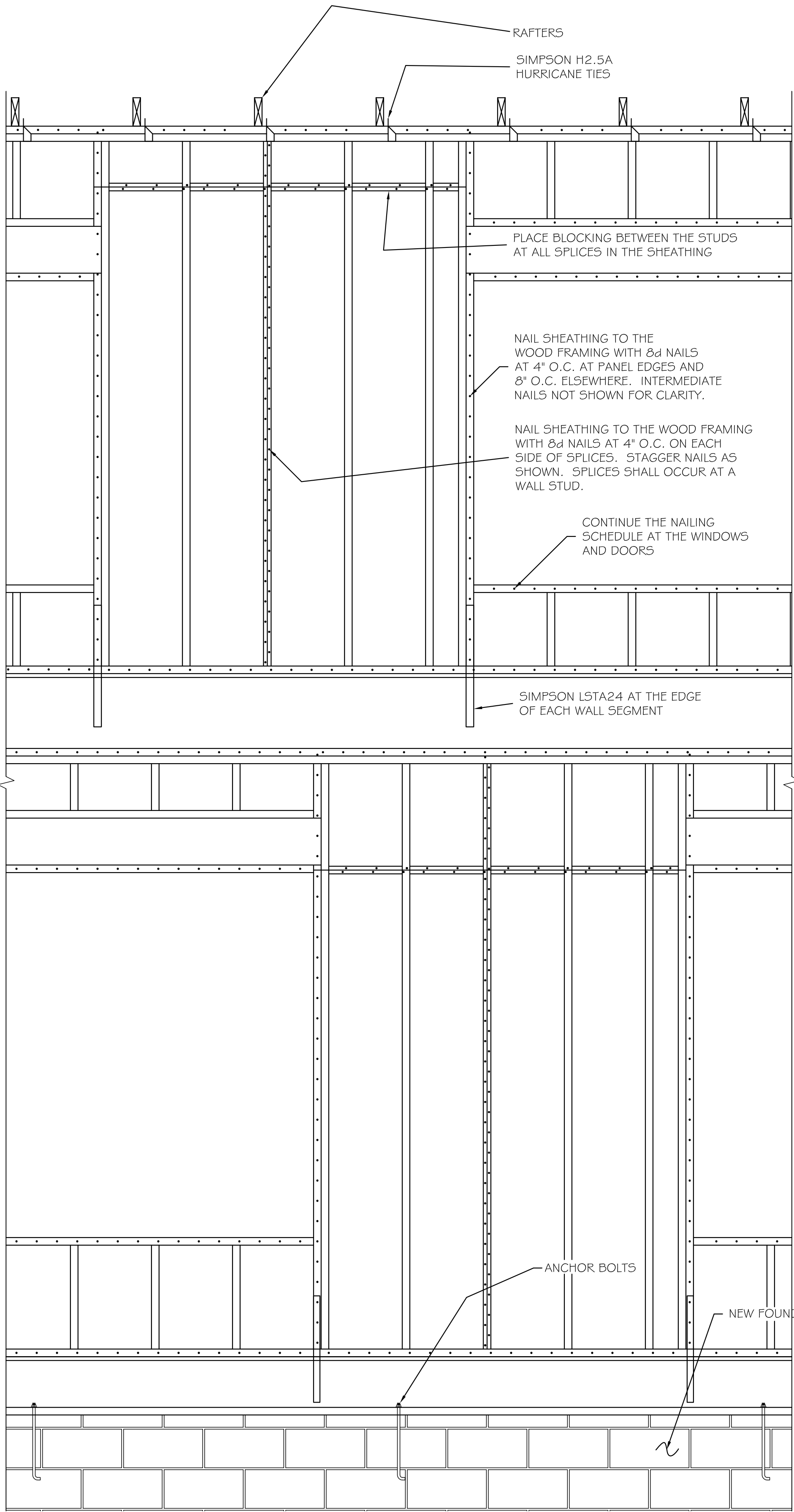
Williams Lane Renovation  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

26 April 2025

Structural Notes and Details

S200

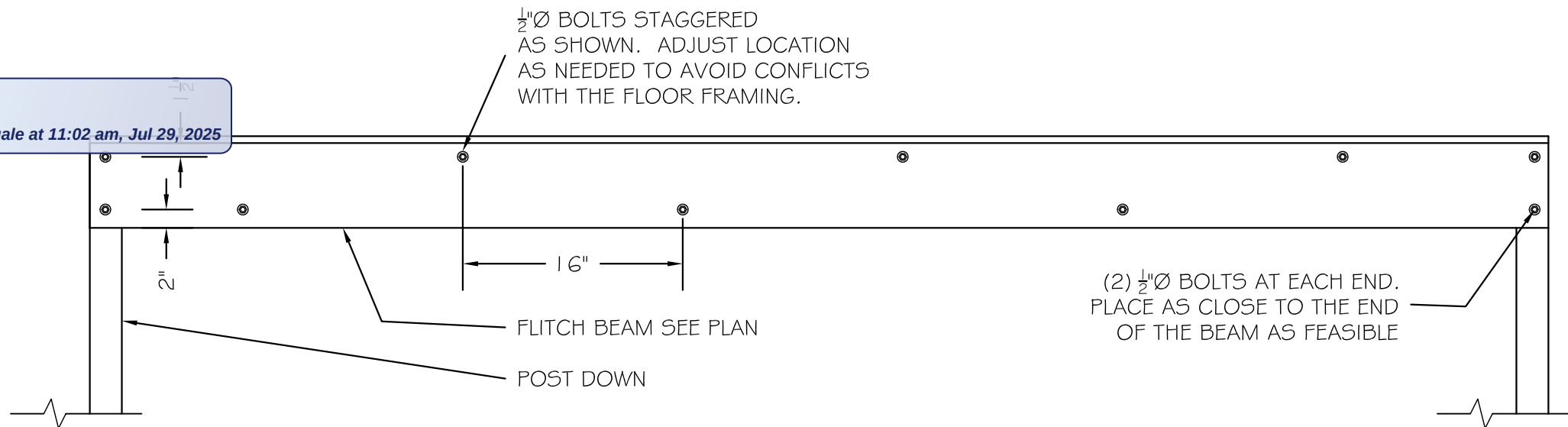


Typical Framing Elevation at EDP Panels

Scale:  $\frac{3}{4}'' = 1'-0'' \pm$

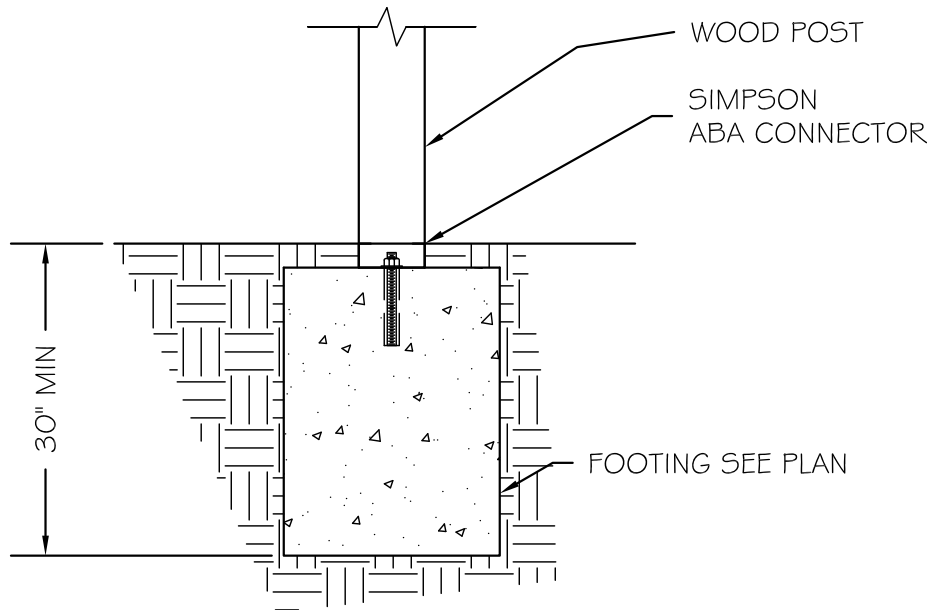


REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



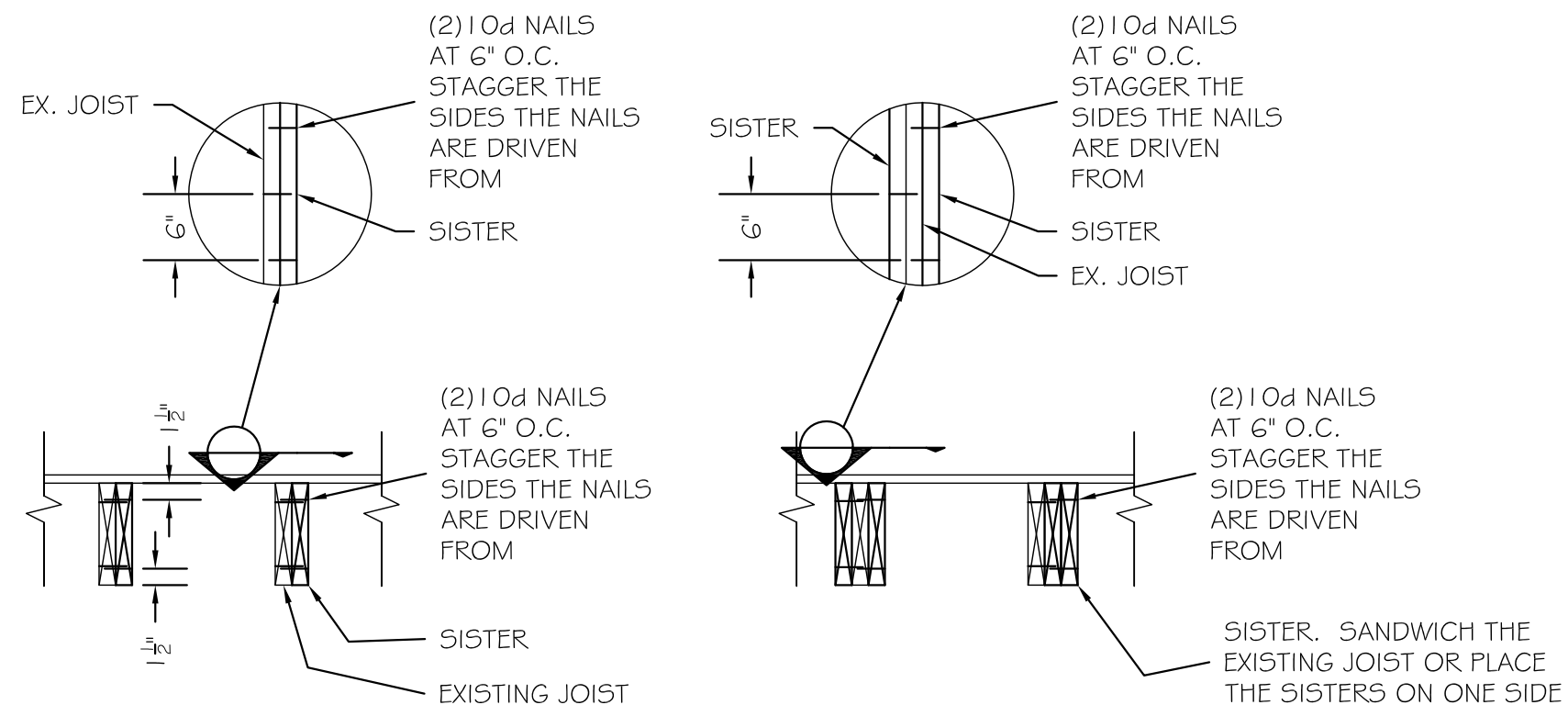
Typical Flitchbeam Framing Elevation

Scale: NOT TO SCALE



Typical Post to Footing Detail

Scale:  $\frac{3}{4}'' = 1'-0''$

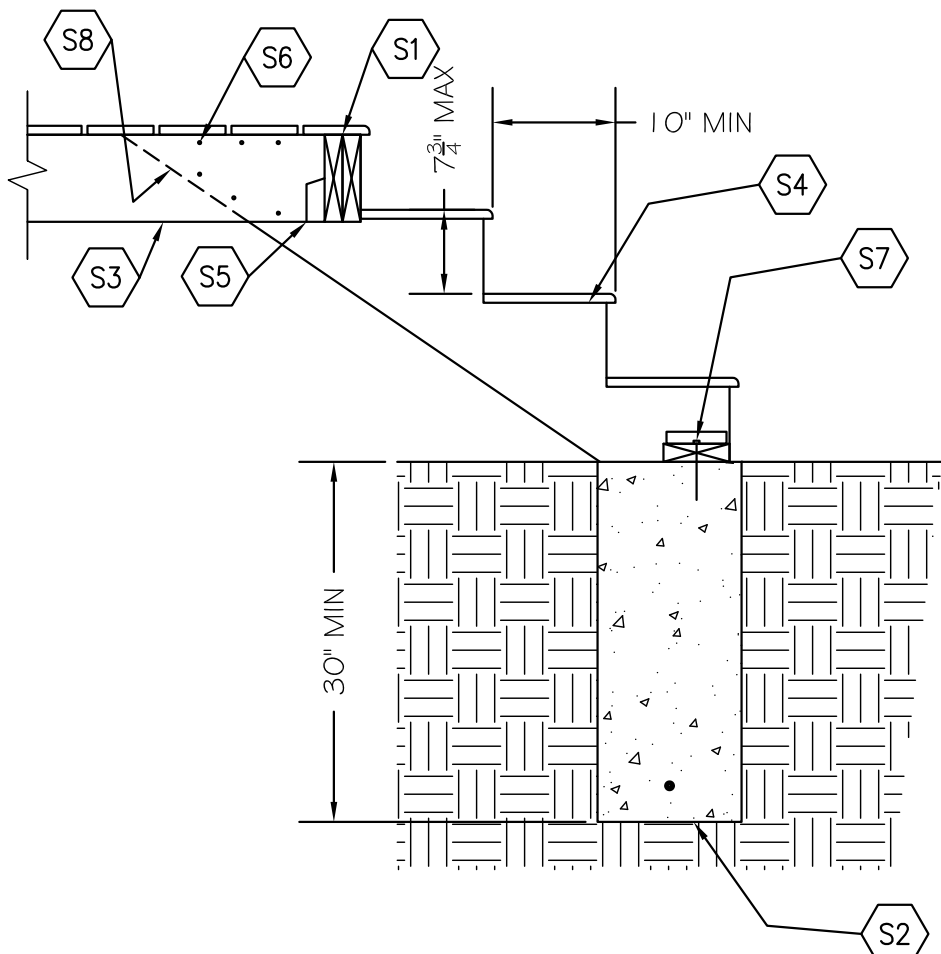


@Single Sister

@Double Sister

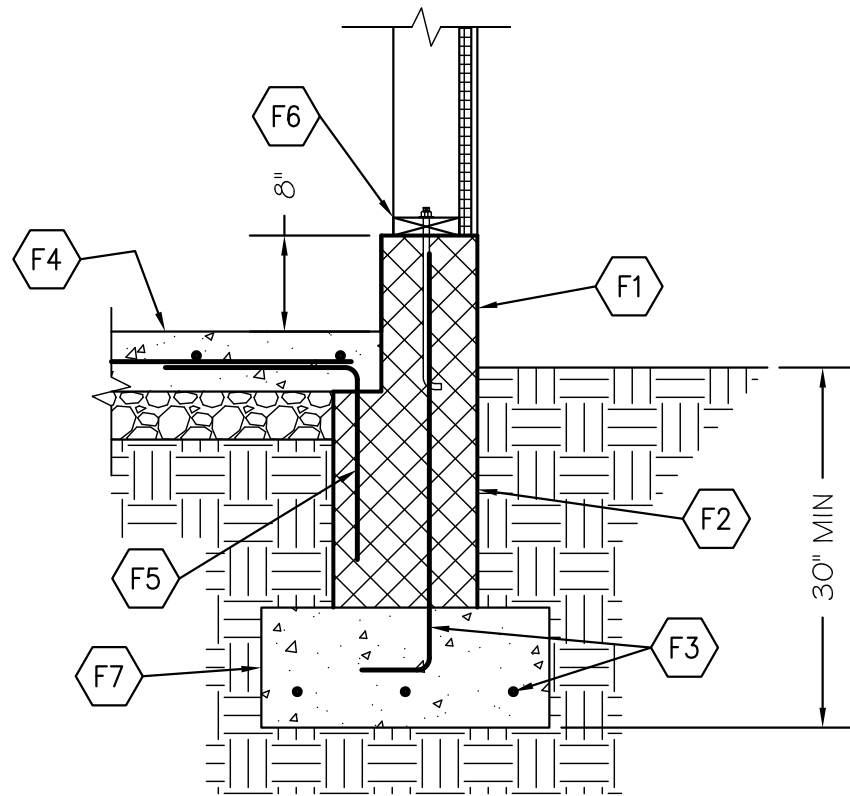
Typical Sistering Details

Scale: NTS



Typical Stringer Details

Scale:  $\frac{3}{4}'' = 1'-0''$

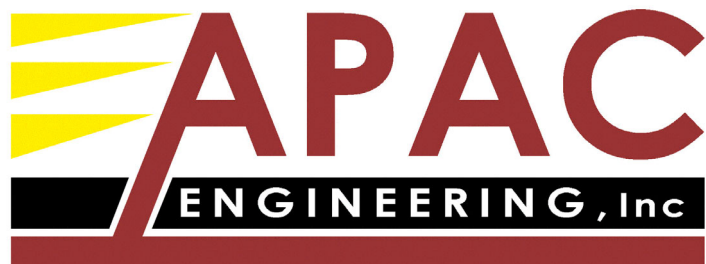


Typ. Footing Detail at the Garage

Scale:  $\frac{3}{4}'' = 1'-0''$

- S1 BEAM PER THE FRAMING PLAN.
- S2 FOOTING PER THE FOUNDATION PLAN.
- S3 NEW DECK JOISTS PER THE FRAMING PLAN.
- S4 FRAME THE STAIRS WITH TREATED 2X STRINGERS AT 16\"/>
- S5 SIMPSON LUS HANGER AT EACH JOIST.
- S6 ATTACH EACH STRINGER TO EACH JOIST WITH (6)10d NAILS.
- S7 PT2X6 CLEAT. ATTACH THE CLEAT TO THE FOOTING WITH  $\frac{1}{2}''$  SIMPSON TITEN SCREWS AT 16\"/>
- S8 PLACE A JOIST NEXT TO EACH STRINGER.

- F1 8\"/>
- F2 12\"/>
- F3 REBAR PER THE FOUNDATION PLAN.
- F4 SLAB ON GRADE AND REBAR PER THE FOUNDATION PLAN.
- F5 REBAR DOWELS PER THE FOUNDATION PLAN.
- F6 SILL PLATE AND ANCHOR BOLTS PER THE FOUNDATION PLAN.
- F7 FOOTING PER THE FOUNDATION PLAN CENTERED BELOW THE FOUNDATION WALL.



8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland. License No. 25427, Expiration Date: 7/17/26.

© 2025 Bennett Frank McCarthy Architects, Inc.

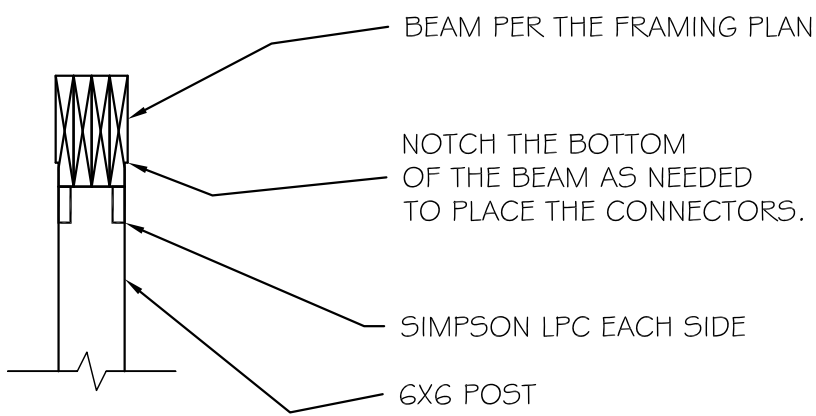
**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

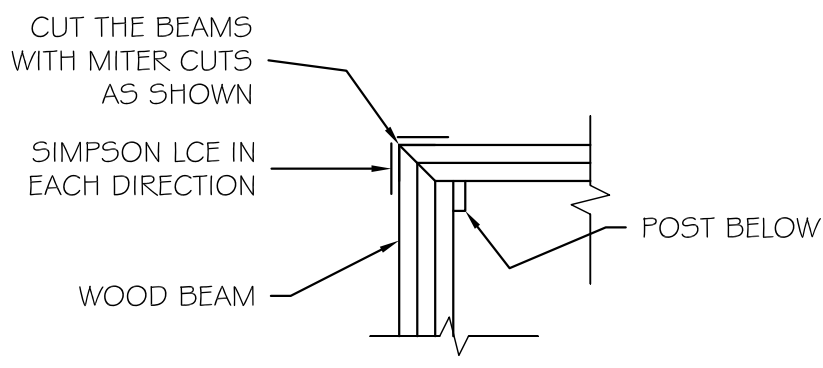
26 April 2025

Structural Details

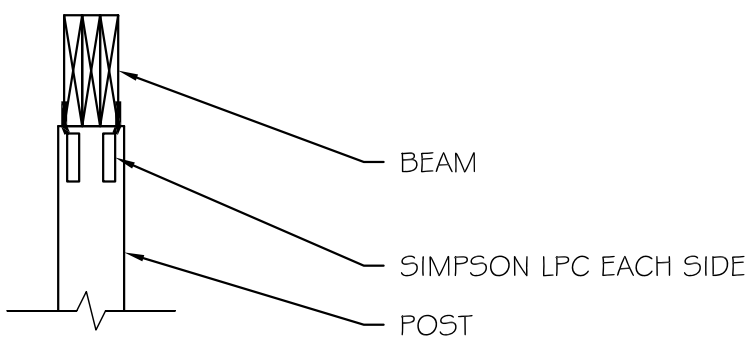
**S201**



LPC Connectors(Quadruple 2x to 6x6 Post)



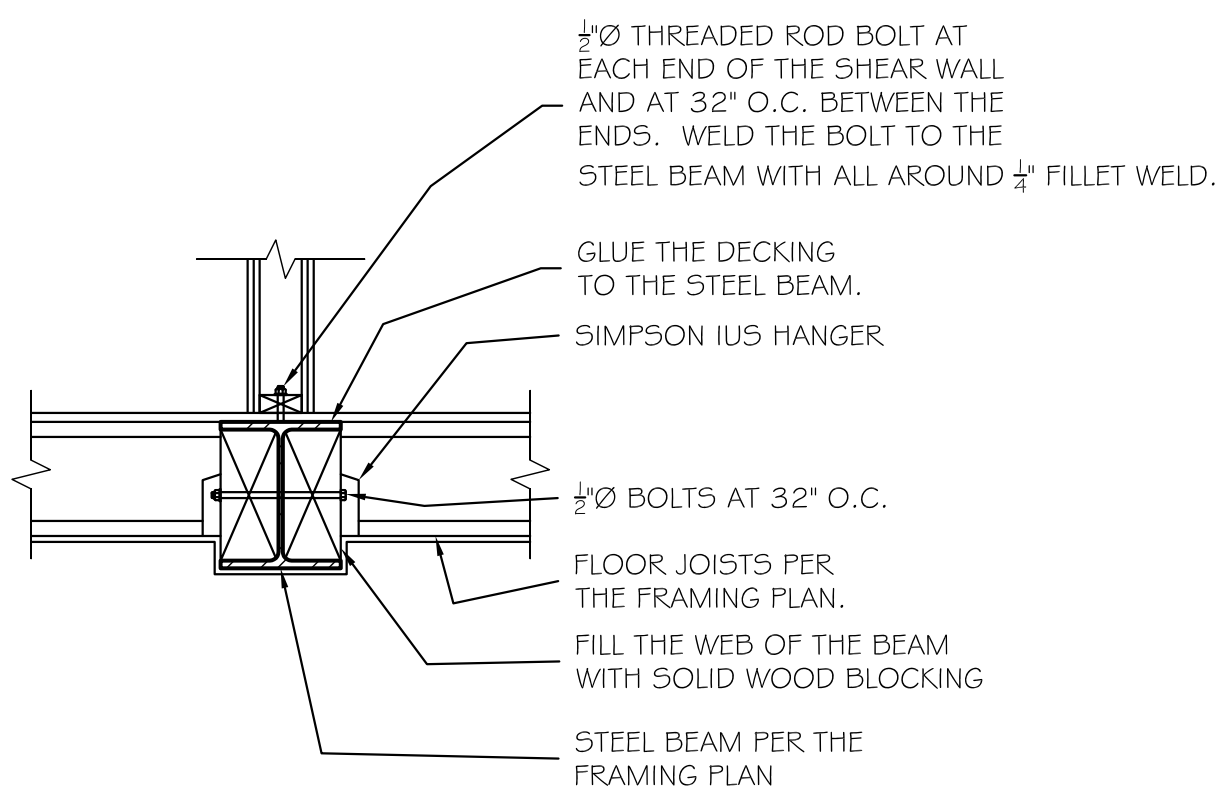
@ Corners



@ Simpson LPC Connectors

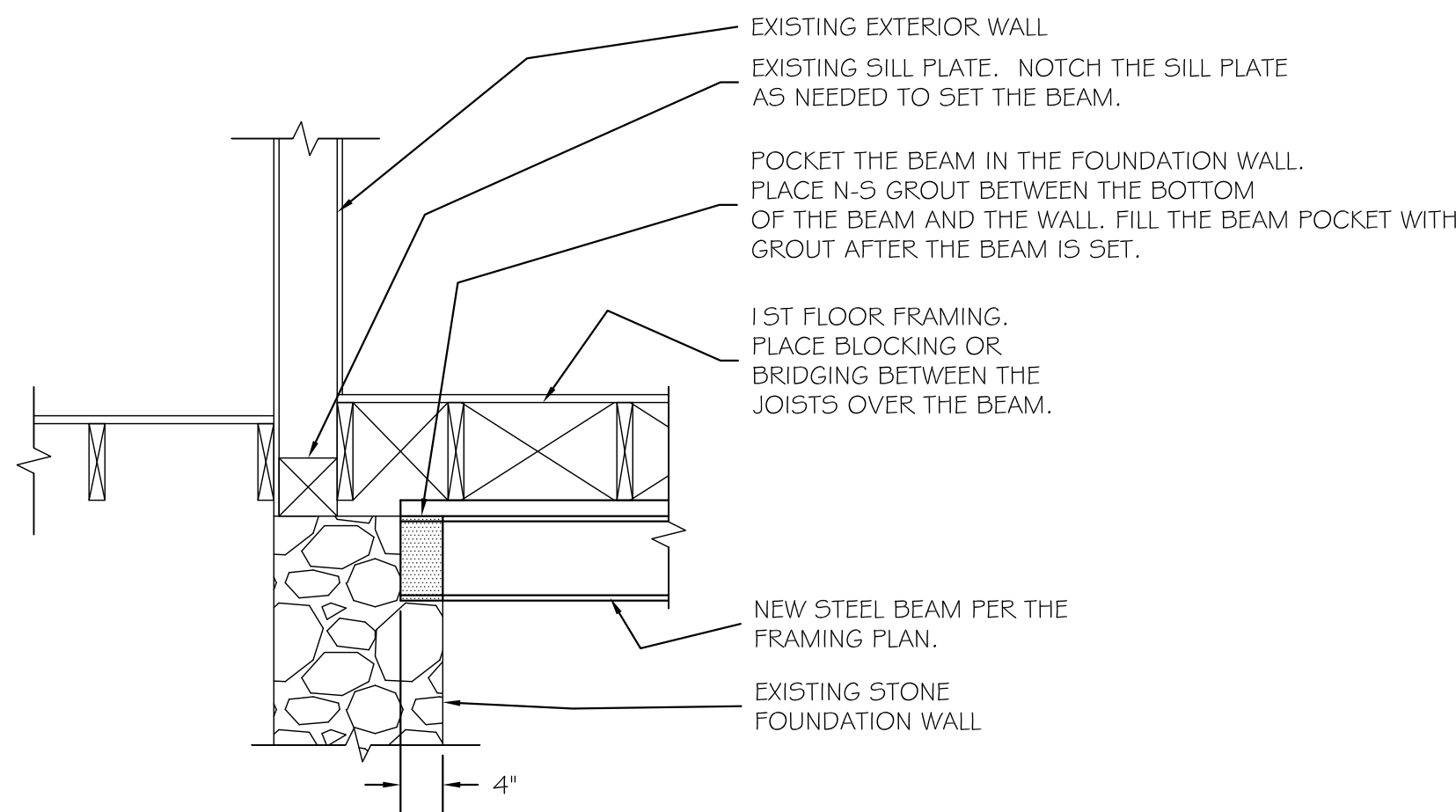
Typ. Wood Post To Wood Beam Details

Scale:  $\frac{3}{4}" = 1'-0"$



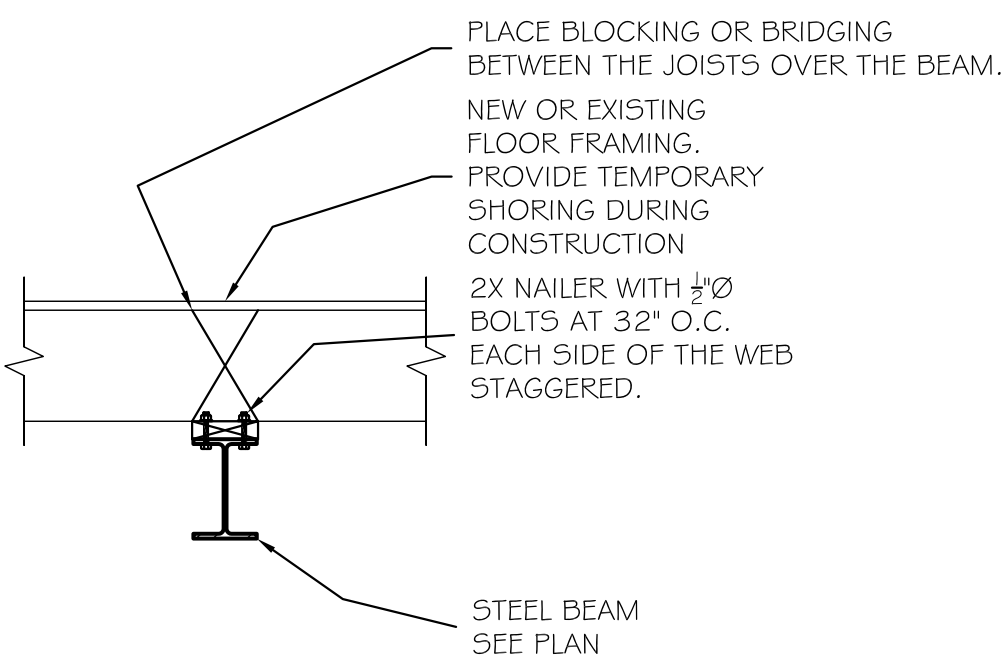
Typical Steel Beam to New CMU Wall Detail

Scale:  $\frac{3}{4}" = 1'-0"$



Typical Steel Beam to Existing Stone Foundation Wall Detail

Scale:  $\frac{3}{4}" = 1'-0"$

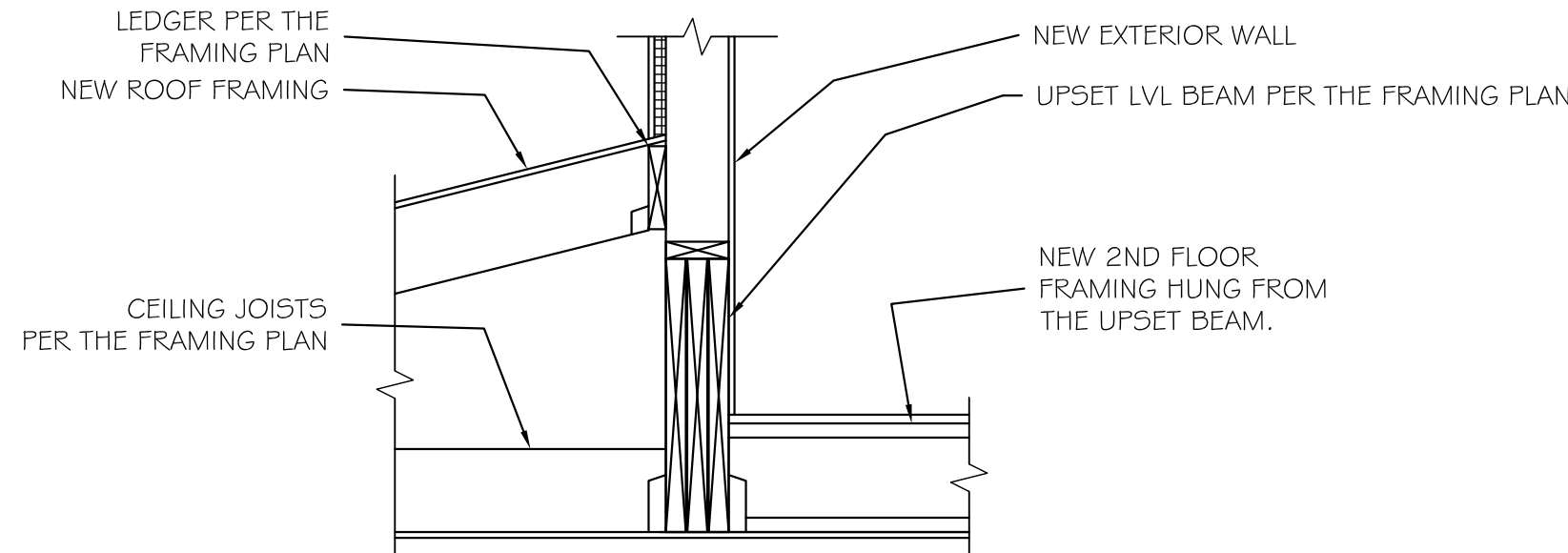


Typical Wood Joists to Steel Beam Details

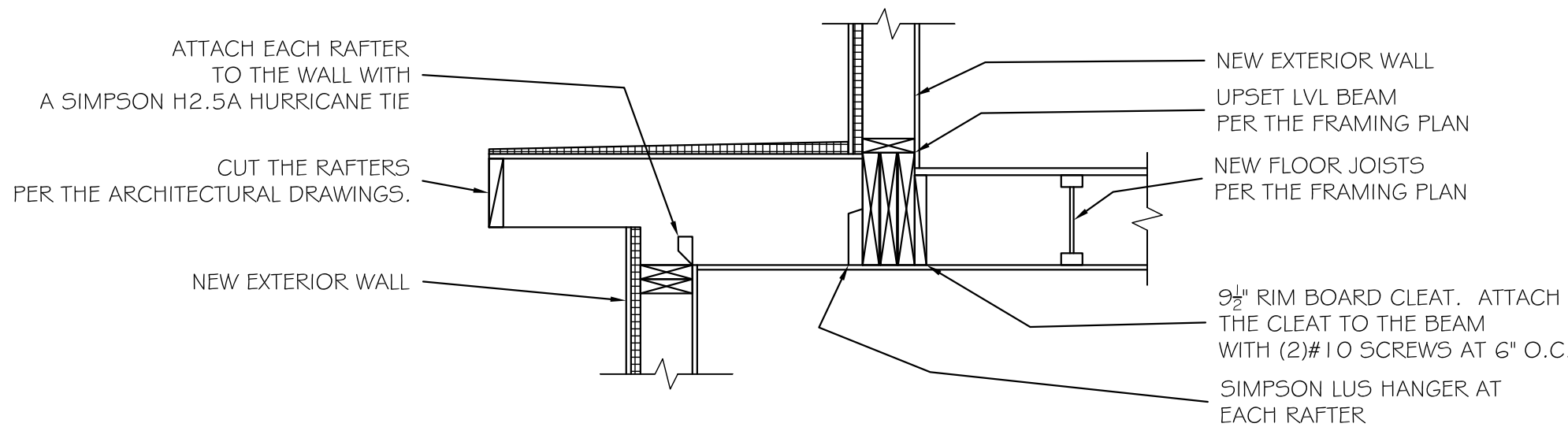
Scale:  $\frac{3}{4}" = 1'-0"$



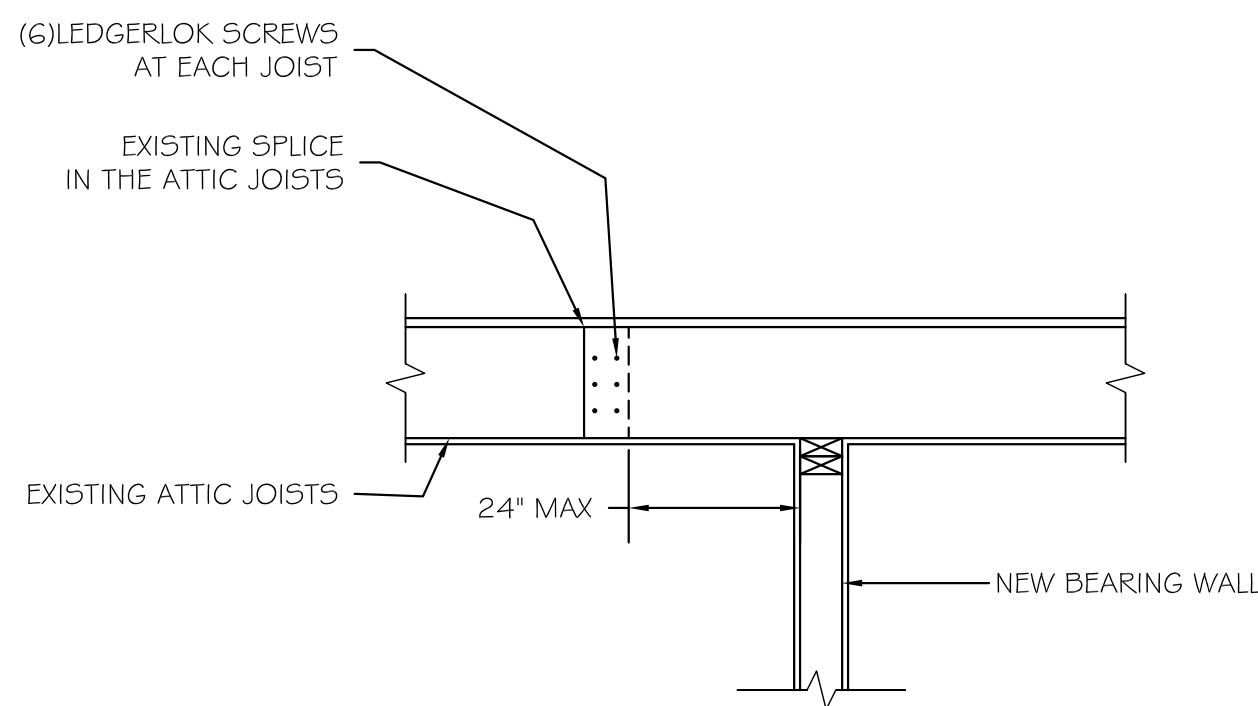
REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



SECTION 1  
SCALE:  $\frac{3}{4}" = 1'-0"$



SECTION 2  
SCALE:  $\frac{3}{4}" = 1'-0"$



SECTION 3  
SCALE:  $\frac{3}{4}" = 1'-0"$

**BENNETT FRANK MCCARTHY**  
architects, inc.  
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



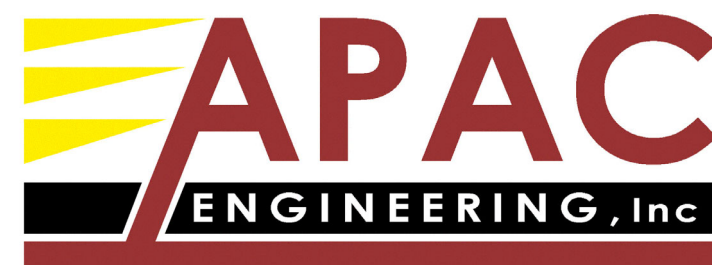
Professional Certification: I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 25427, Expiration Date: 7/17/26.

© 2025 Bennett Frank McCarthy Architects, Inc.

**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

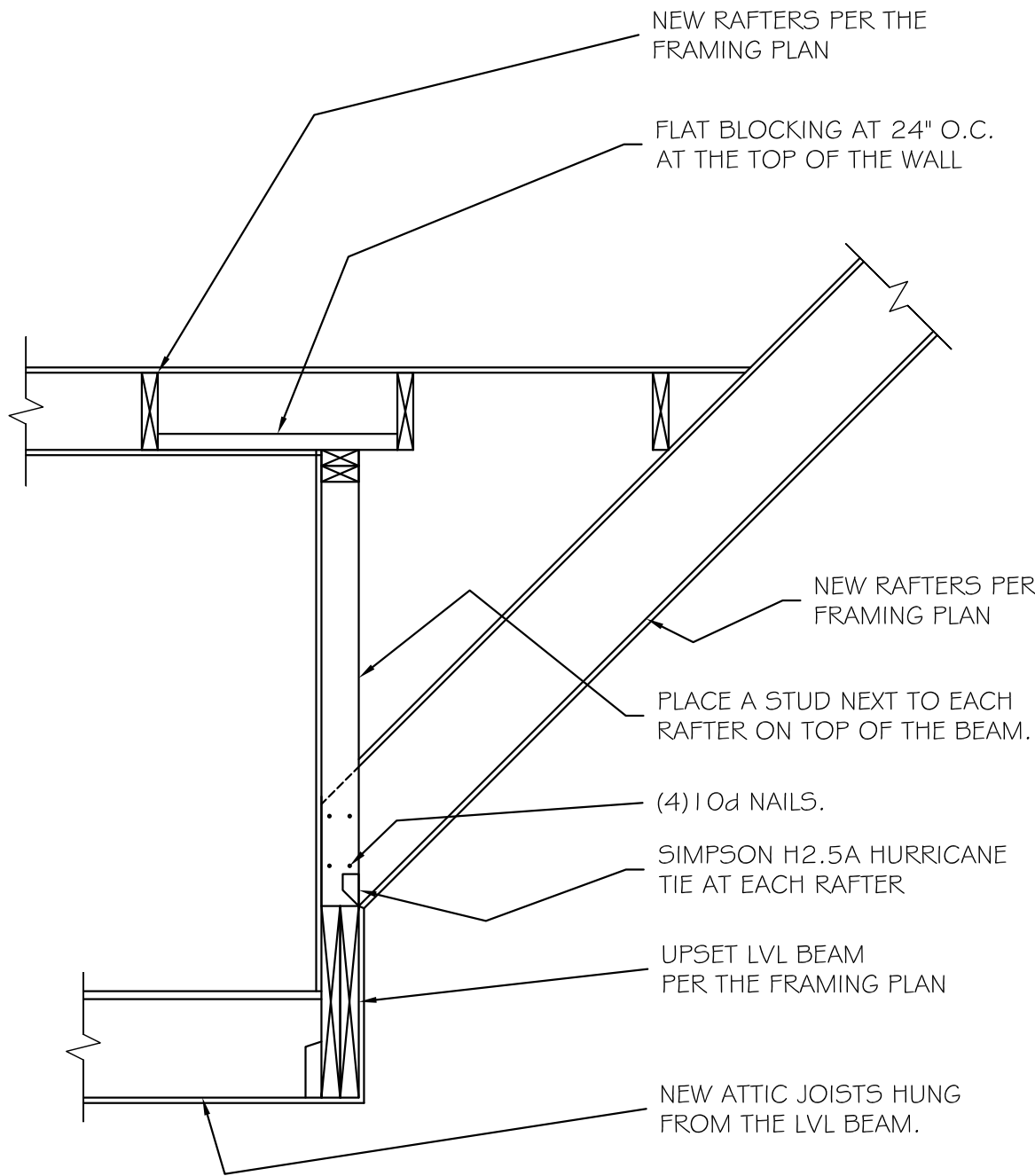
26 April 2025



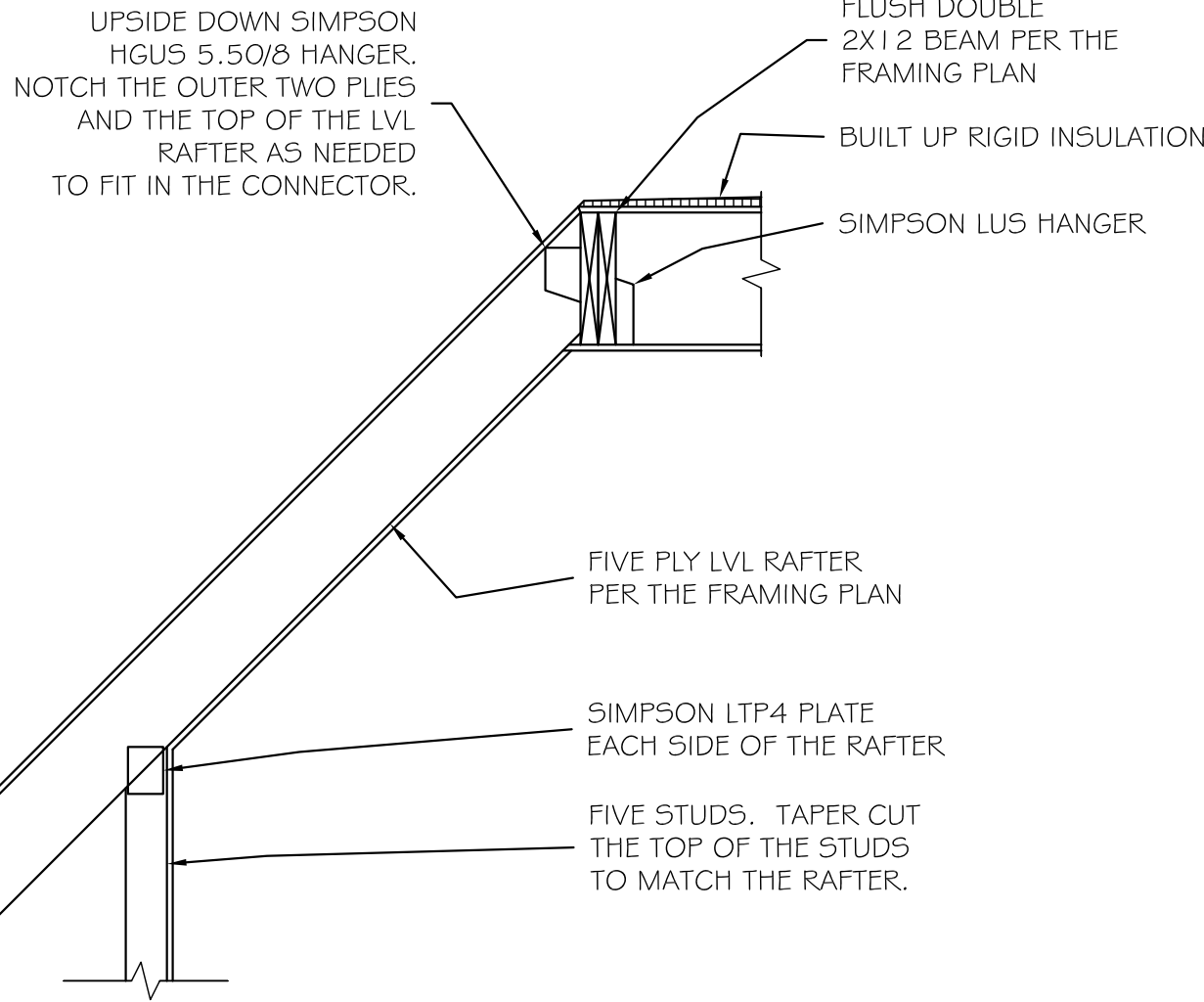
8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

Structural Details

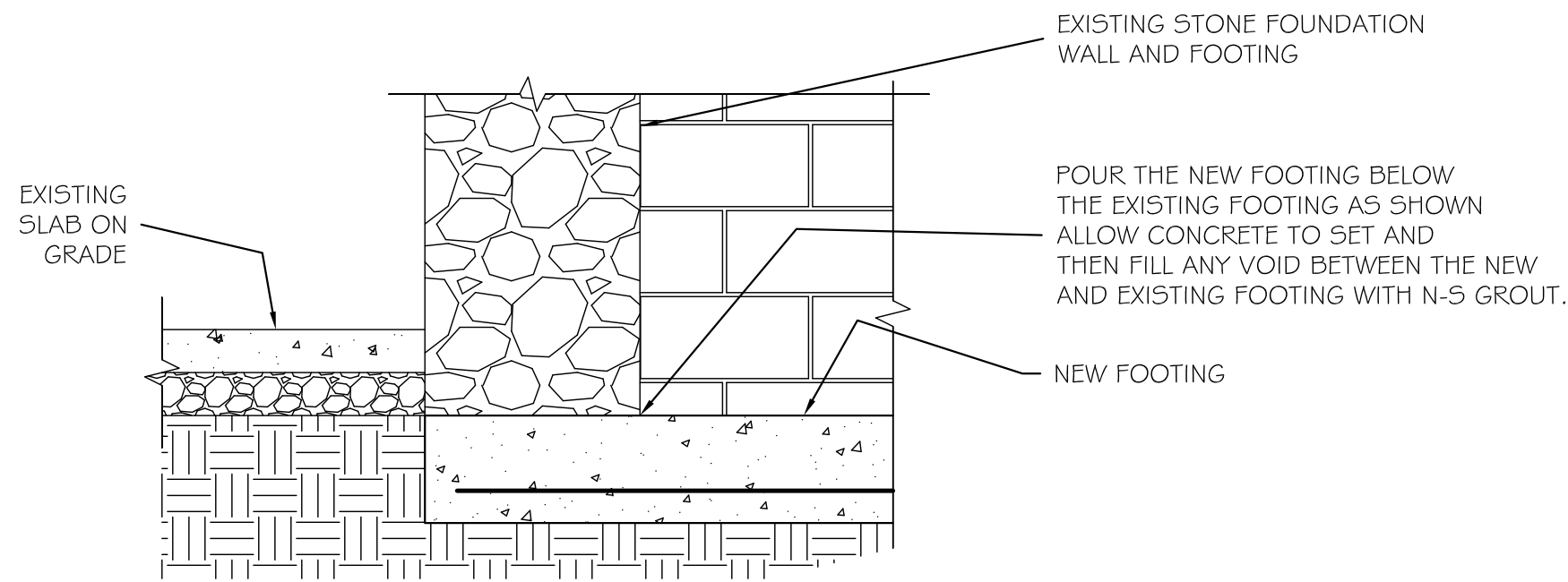
S202



SECTION 1  
SCALE:  $\frac{3}{4}'' = 1'-0''$



SECTION 2  
SCALE:  $\frac{3}{4}'' = 1'-0''$

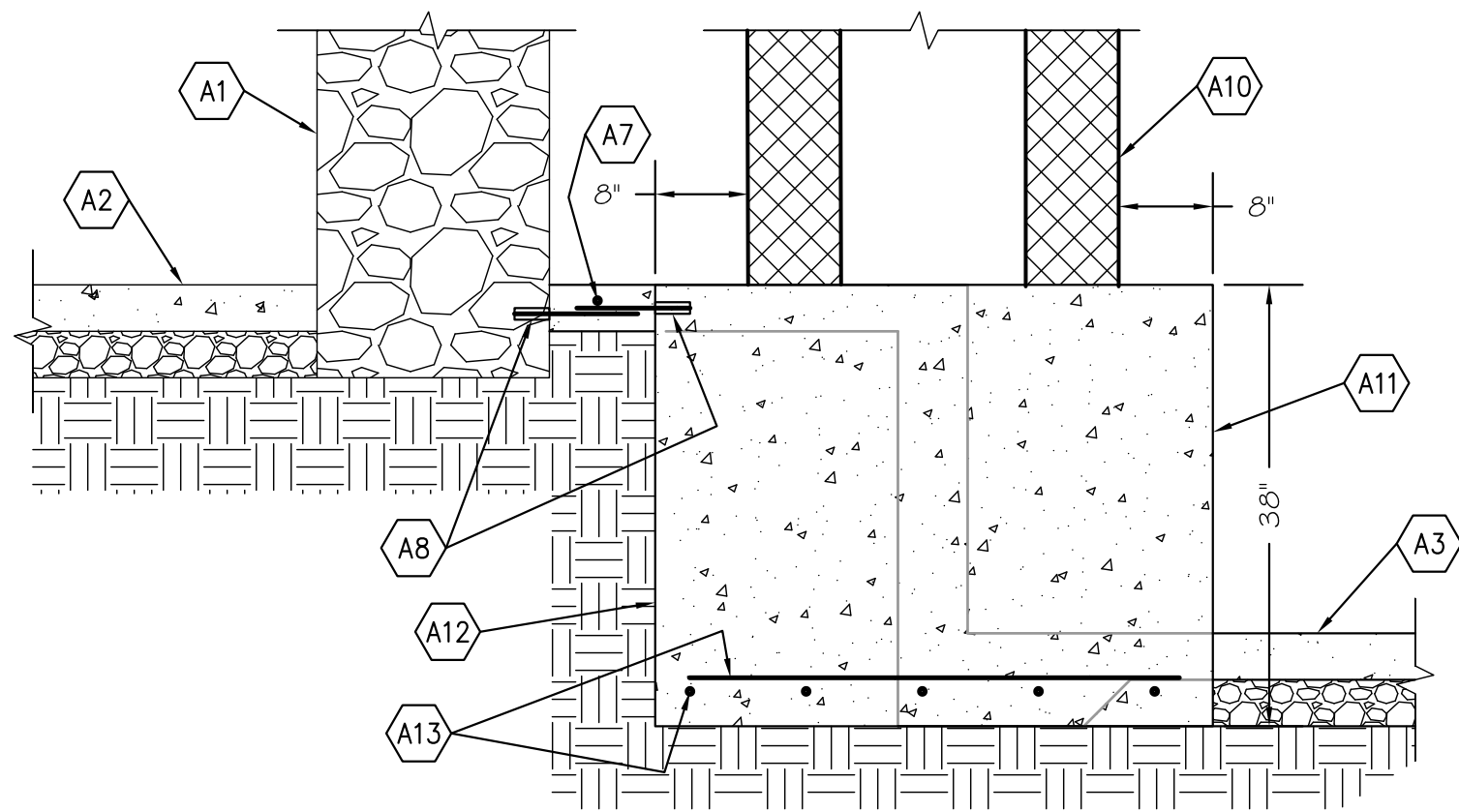


SECTION 3  
SCALE:  $\frac{3}{4}'' = 1'-0''$

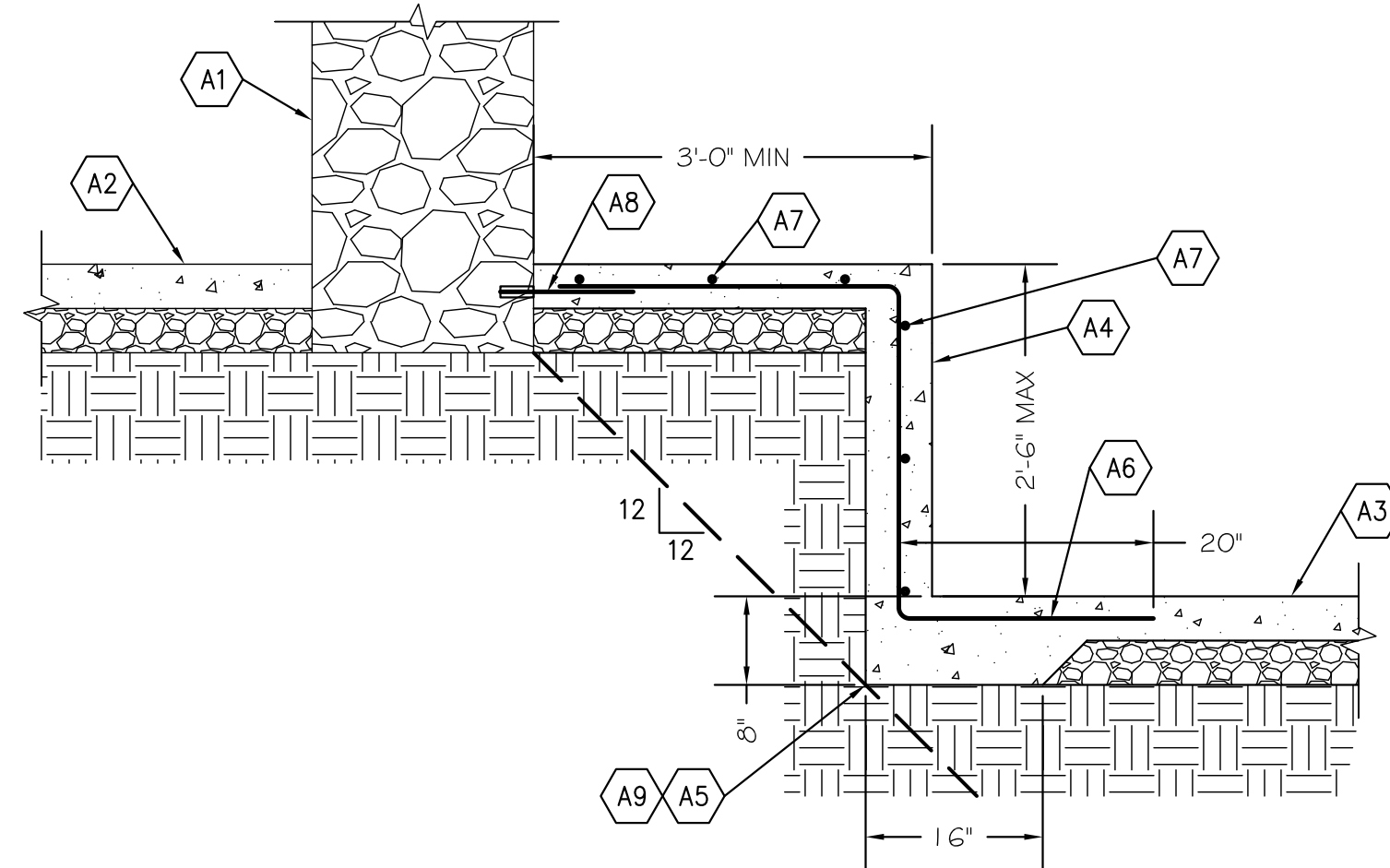


REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

- A1 EXISTING FOUNDATION WALL AND FOOTING. PROVIDE TEMPORARY SHORING FOR THE WALL DURING CONSTRUCTION.
- A2 EXISTING BASEMENT SLAB ON GRADE.
- A3 NEW SLAB ON GRADE.
- A4 STEP THE SLAB AS SHOWN.
- A5 THE BOTTOM OF THE THICKENED SLAB SHALL NOT EXTEND TO THE LEFT OF THE DASHED LINE. FIELD DETERMINE THE EXACT LOCATION OF THE INTERSECTION.
- A6 #4 BAR "Z" SHAPED REBAR AT 12" O.C.
- A7 #4 BARS AT 12" O.C.
- A8 12" LONG #4 BAR DOWELS AT 12" O.C. WITH 3" EMBEDMENT IN THE EXISTING WALL OR NEW FOOTING WITH SIMPSON SET-XP EPOXY.
- A9 THICKEN THE SLAB AT THE CORNER AS SHOWN.
- A10 NEW CMU CHIMNEY.
- A11 NEW CONCRETE FOOTING FOR THE CHIMNEY.
- A12 POUR THE FOOTING AGAINST NATURAL GRADE ON THE SIDE ADJACENT TO THE EXISTING FOUNDATION WALL.
- A13 #4 BARS AT 10" O.C. IN EACH DIRECTION.

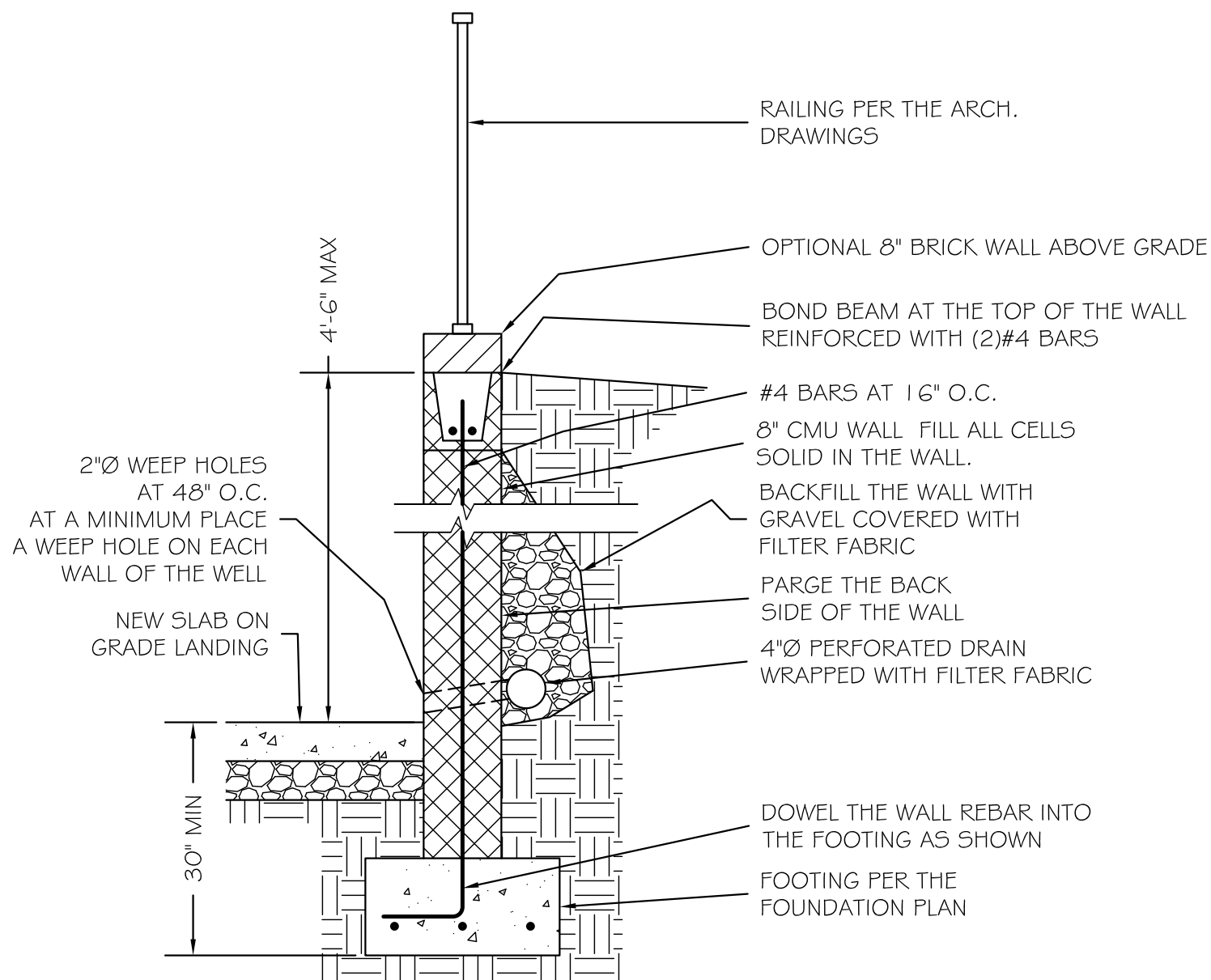


@ The Chimney



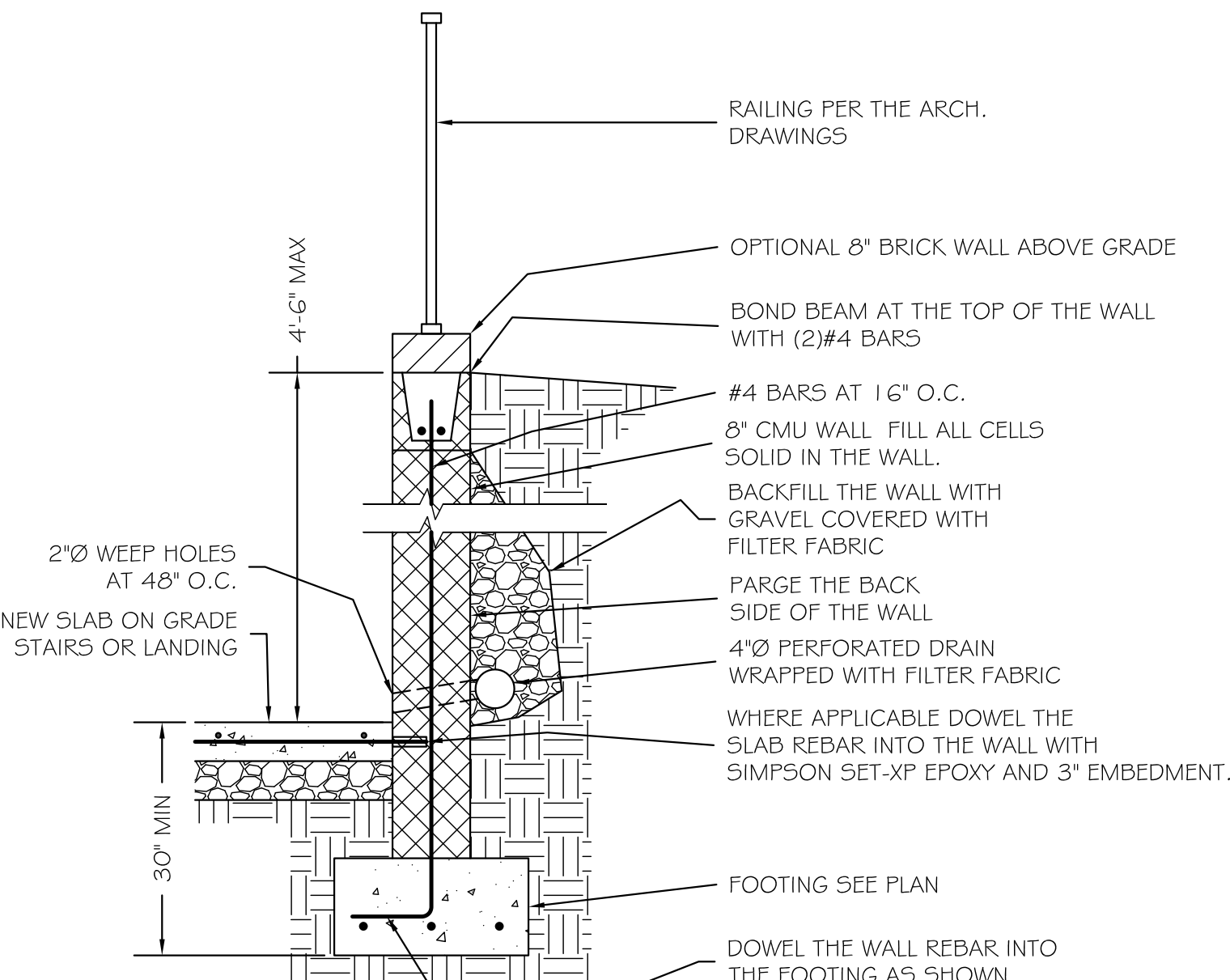
@ The Slab Step

SECTION 4  
SCALE:  $\frac{3}{4}'' = 1'-0''$



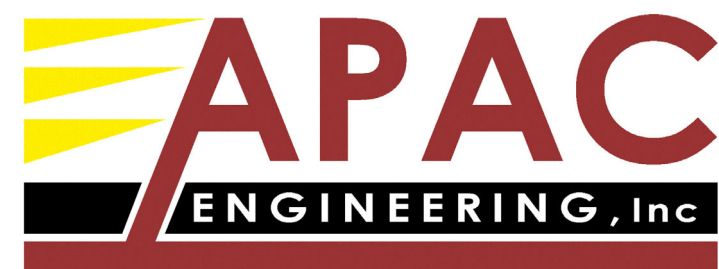
Typical Window Well Wall Detail

Scale:  $\frac{3}{4}'' = 1'-0''$



Typical Areaway Wall Detail

Scale:  $\frac{3}{4}'' = 1'-0''$



8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



Professional Certification: I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland, License No. 25427, Expiration Date: 7/17/26.

© 2025 Bennett Frank McCarthy Architects, Inc.

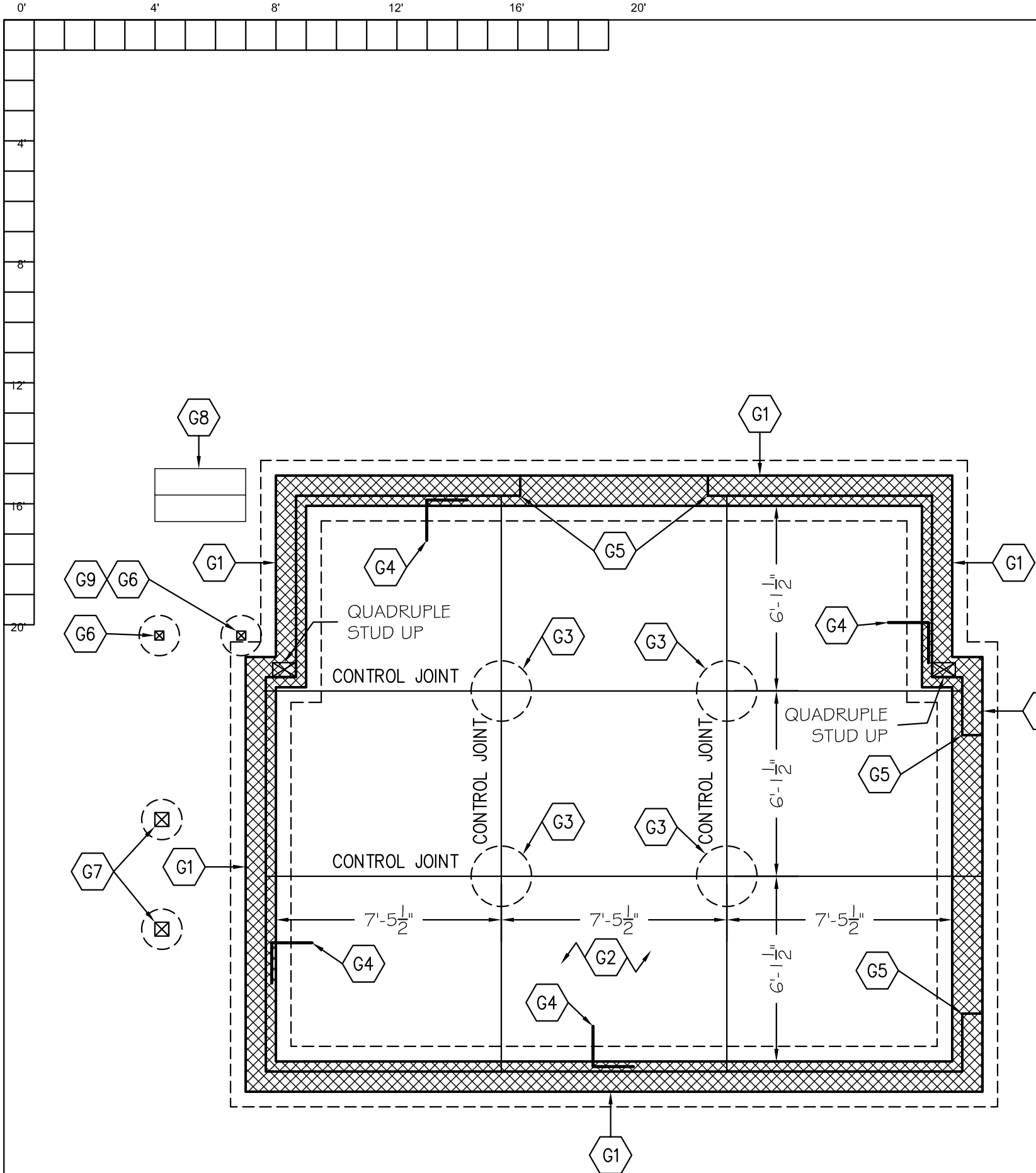
**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

26 April 2025

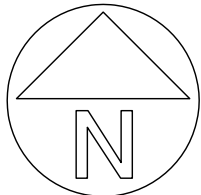
Structural Details

**S203**



Garage Ground Floor & Foundation Plan

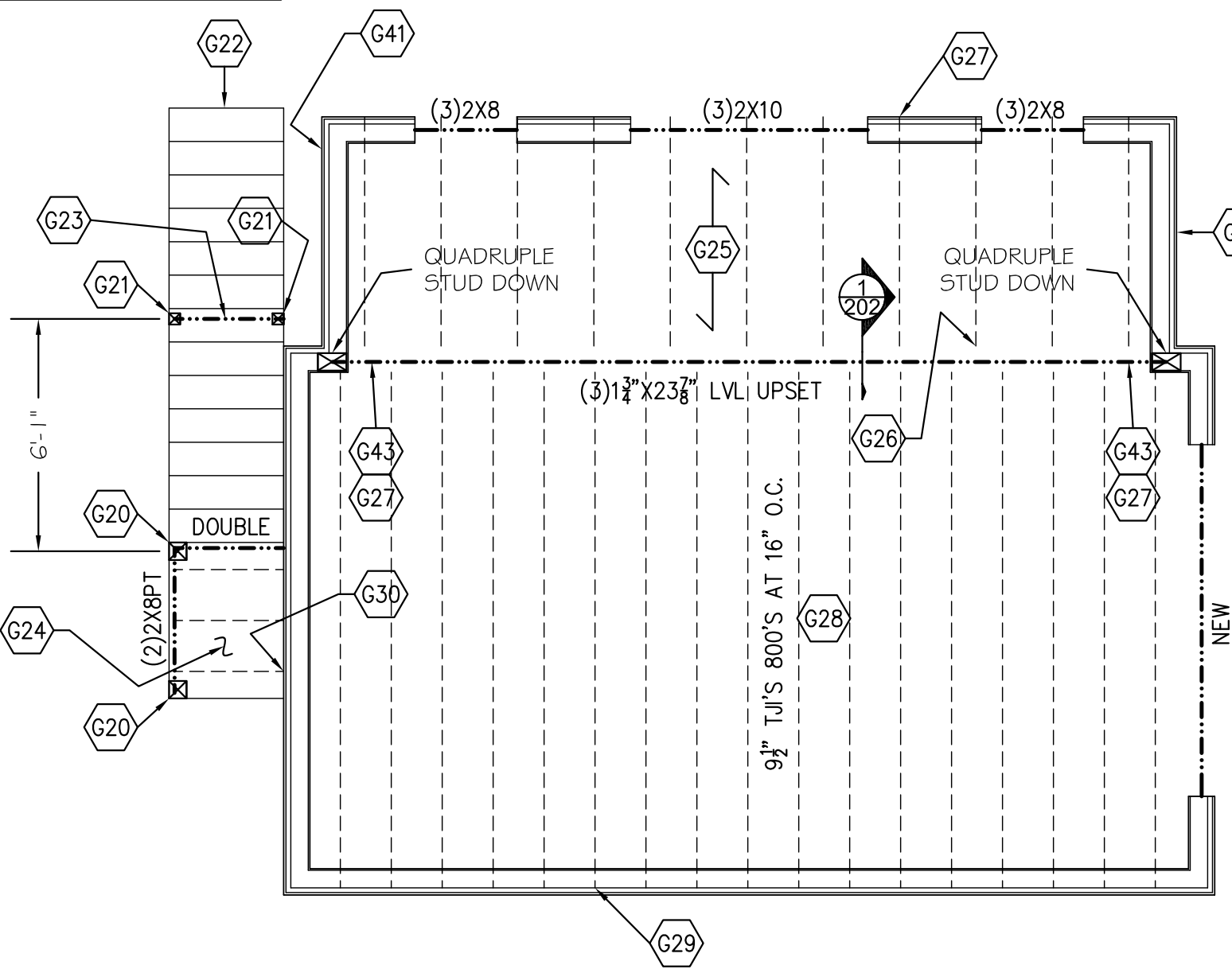
Scale:  $\frac{1}{4}" = 1'-0"$



- G1 12" CMU WALL BELOW THE GARAGE SLAB AND 8" CMU ABOVE THE GARAGE SLAB. PLACE THE WALL ON A 24X10 FOOTING REINFORCED WITH (3)#4 BARS. REINFORCE THE WALL WITH #4 BARS AT 48" O.C. FILL ALL CELLS SOLID IN THE WALL. PROVIDE #4 BAR DOWELS BETWEEN THE WALL AND THE FOOTING AT 48" O.C. PLACE A PT2X6 SILL PLATE ON TOP OF THE 8" CMU STEM WALL. ATTACH THE SILL PLATE TO THE STEM WALL WITH  $\frac{1}{2}"$   $\phi$  ANCHOR BOLTS AT 48" O.C. WITH 7" EMBEDMENT. EACH SILL PLATE SHALL HAVE A MINIMUM OF TWO BOLTS.
- G2 NEW SLAB ON GRADE: 5" CONCRETE SLAB ON 4" GRAVEL. REINFORCE THE SLAB WITH #4 BARS AT 12" O.C. IN EACH DIRECTION. SLOPE THE SLAB TO SHED WATER OUT OF THE GARAGE.
- G3 PLACE A 24"  $\phi$  FOOTING BELOW THE GARAGE SLAB. THE BOTTOM OF THE FOOTING SHALL BE 30" BELOW THE TOP OF THE SLAB OR EXTEND 12" INTO NATURAL GRADE, WHICH EVER IS DEEPER.
- G4 #4 BAR DOWELS BETWEEN THE SLAB AND THE WALL AT 24" O.C. EACH LEG SHALL BE 16" LONG.
- G5 STOP THE 8" CMU CURB AT THE DOOR JAMB. THE FOUNDATION WALL AND FOOTING SHALL CONTINUE BELOW THE DOOR.
- G6 PT4X4 POST UP ON A 16"  $\phi$  CONCRETE FOOTING. THE TOP OF THE FOOTING SHALL BE 1" BELOW GRADE. ATTACH THE POST TO THE FOOTING WITH A SIMPSON ABA44.
- G7 PT6X6 POST UP ON A 16"  $\phi$  CONCRETE FOOTING. THE TOP OF THE FOOTING SHALL BE 1" BELOW GRADE. ATTACH THE POST TO THE FOOTING WITH A SIMPSON ABA66.
- G8 PLACE THE STAIRS ON FOOTINGS PER THE MONTGOMERY COUNTY TYPICAL DECK DETAILS.
- G9 PLACE THE POST FOOTING ON TOP OF AND NEXT TO THE WALL FOOTING.

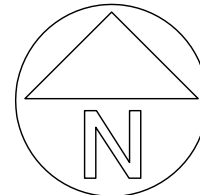
APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen Bulech*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



Garage Upper Floor Framing Plan

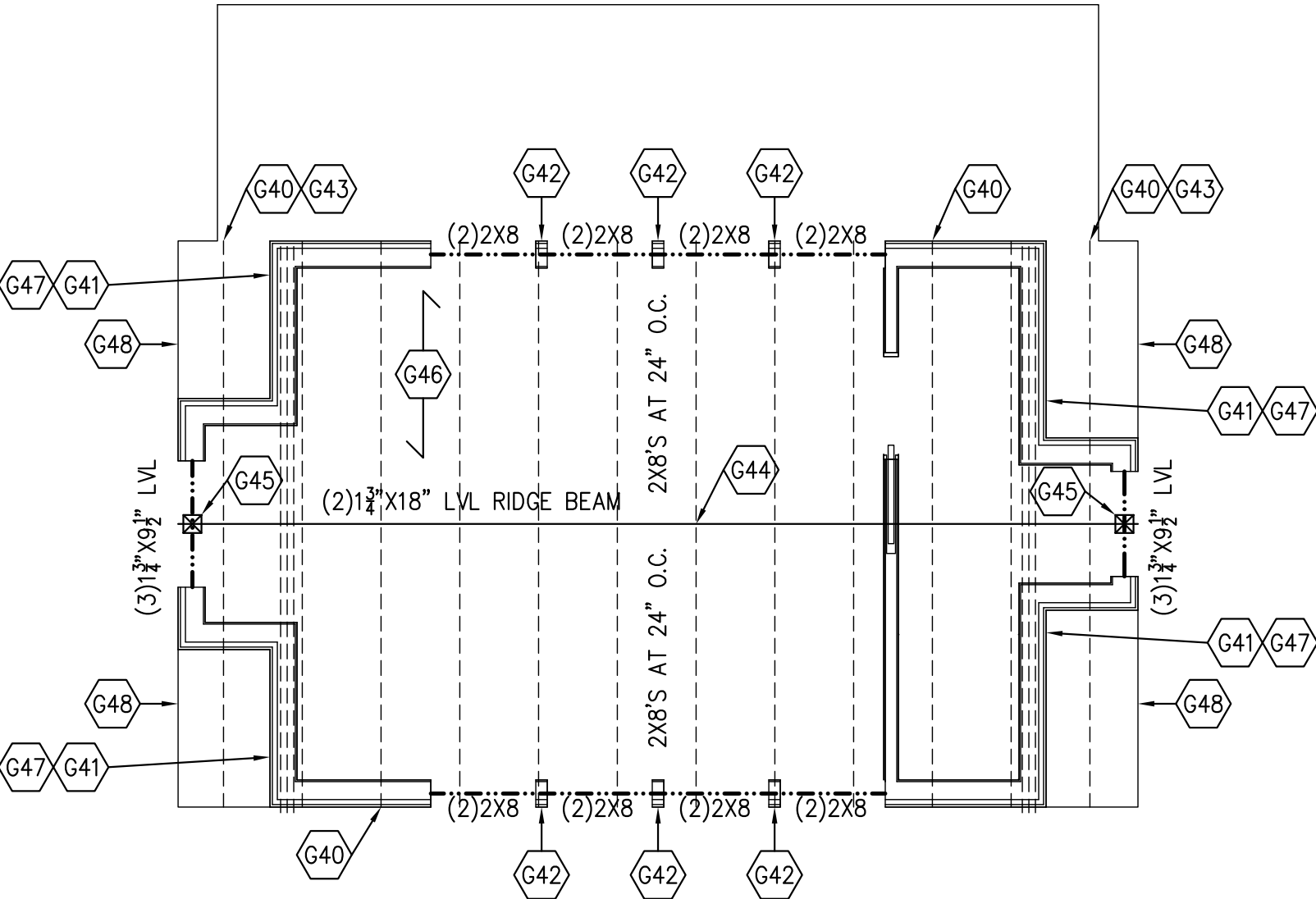
Scale:  $\frac{1}{4}" = 1'-0"$



- G20 PT6X6 POST DOWN. ATTACH THE DECK FRAMING WITH A SIMPSON LCE IN EACH DIRECTION.
- G21 PT4X4 POST DOWN. ATTACH THE POST TO THE BEAM WITH A SIMPSON LPC4 ON EACH SIDE OF THE BEAM. PLACE DIAGONAL BRACING BETWEEN THE POST AND THE BEAM PER THE MONTGOMERY COUNTY TYPICAL DECK DETAILS.
- G22 FRAME THE STAIRS PER THE MONTGOMERY COUNTY TYPICAL DECK DETAILS.
- G23 DROPPED DOUBLE 2X8PT BEAM. NOTCH THE STRINGERS AND PLACE THEM ON THE BEAM. ATTACH EACH STRINGER TO THE BEAM WITH A SIMPSON H2.5A HURRICANE TIE.
- G24 FRAME THE LANDING WITH PT2X8 JOISTS AT 16" O.C.
- G25 FRAME THE ROOF WITH 2X8 RAFTERS AND 2X6 CEILING JOISTS AT 24" O.C.
- G26 2X8 LEDGER FOR THE ROOF. ATTACH THE LEDGER TO EACH WALL STUD WITH (2)LEDGERLOK SCREWS. ATTACH EACH RAFTER TO THE LEDGER WITH A SIMPSON LSSR HANGER.
- G27 ATTACH EACH RAFTER THE WALL WITH A SIMPSON H2.5A HURRICANE TIE. HOLD THE TOP OF THE RAFTERS UP AS NEEDED FOR INSULATION AND VENTILATION.
- G28 PLACE BLOCKING BETWEEN THE JOISTS AT THE MID-POINT OF THE SPAN.
- G29 DECORATIVE EAVE PER THE TYPICAL DETAIL.
- G30 PT2X8 LEDGER. ATTACH THE LEDGER TO THE RIM BOARD WITH  $\frac{1}{2}"$   $\phi$  THRU BOLTS AT 16" O.C. TOP AND BOTTOM STAGGERED. ATTACH EACH JOIST TO THE LEDGER WITH A SIMPSON LUS HANGER. ATTACH EACH RIM JOIST TO THE LEDGER WITH A SIMPSON HUG CONCEALED FLANGE HANGER. PLACE FLASHING PER THE MONTGOMERY COUNTY TYPICAL DECK DETAILS.

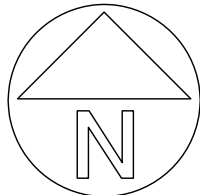
FRAMING NOTES:

- THE BOTTOM OF ALL FOOTINGS SHALL BE 30" MINIMUM BELOW GRADE.
- ALL HEADERS ARE ASSUMED TO BE SUPPORTED BY A DOUBLE JACK AND SINGLE KING STUD, UNLESS NOTED OTHERWISE.
- PROVIDE SQUASH BLOCKING AS NEEDED BELOW ALL POSTS, COLUMNS, AND MULTIPLE STUDS.
- ATTACH ALL QUADRUPLE AND QUINTUPLE BEAMS TOGETHER WITH 2 ROWS OF  $\frac{1}{2}"$   $\phi$  BOLTS AT 16" O.C. STAGGERED.
- EPOXY BOLTS SHALL BE SIMPSON "SET-XP". FOLLOW MANUFACTURES INSTRUCTIONS FOR INSTALLATION AND THE INSTRUCTIONS OF ESR 1772. EPOXY BOLTS SHALL HAVE 6" EMBEDMENT WITH SCREEN TUBES WHEN PLACED IN HOLLOW MASONRY UNLESS NOTED OTHERWISE.
- THE CONTRACTOR SHALL PROVIDE TEMPORARY SHORING DURING CONSTRUCTION AS NEEDED FOR THE EXISTING AND PROPOSED STRUCTURAL ELEMENTS OF THE HOME.
- ALL NAILS USED FOR EXTERIOR APPLICATIONS SHALL BE RING SHANK NAILS.
- ALL NAILS, HANGERS, BOLTS, AND SCREWS EXPOSED TO THE EXTERIOR SHALL BE GALVANIZED.
- ALL LUMBER EXPOSED TO EXTERIOR CONDITIONS SHALL BE TREATED SOUTHERN PINE #2.
- ALL SLAB CONCRETE SHALL HAVE A 28 DAY COMPRESSIVE STRENGTH OF 4500PSI AND HAVE 6 $\pm$ 1% AIR ENTRAINMENT.
- WHEN ATTACHING EXISTING JOISTS TO FLUSH BEAMS USE OVERSIZED SIMPSON LUS HANGERS. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE JOIST AND THE HANGER.
- THE CONTRACTOR SHALL SURVEY ALL EXPOSED MASONRY IN THE HOME AND POINT ANY DETERIORATED JOINT THAT IS DISCOVERED AND REPLACE ANY DETERIORATED BRICKS OR BLOCKS. THE MORTAR, BRICKS AND BLOCKS SHALL MATCH THE STRENGTH AND POROSITY OF THE EXISTING WALL.
- TYPICAL JOIST HANGER SHALL BE A SIMPSON IUS OR SIMPSON LUS HANGER.
- TYPICAL RAFTER TO RIDGE HANGER SHALL BE A SIMPSON LSSR.
- TYPICAL RAFTER TO FLUSH BEAM HANGER SHALL BE A SIMPSON L70 ON EACH SIDE OF THE RAFTER.
- TYPICAL POST TO BEAM CONNECTOR SHALL BE A SIMPSON LPC ON EACH SIDE.
- TYPICAL POST TO FLOOR PLATE CONNECTOR SHALL BE A SIMPSON L30 ON EACH SIDE OF THE POST.
- TYPICAL STRINGER TO FRAMING CONNECTOR SHALL BE A SIMPSON MTS16 ON EACH SIDE.
- TYPICAL DIMENSIONAL BEAM TO BEAM HANGER SHALL BE A SIMPSON HU MAX.
- TYPICAL LVL TO LVL BEAM HANGER SHALL BE A SIMPSON HHUS.
- TYPICAL FLITCH BEAM HANGER SHALL BE AN OVERSIZED SIMPSON HHUS HANGER. ADD BLOCKING AS NEEDED TO FILL THE GAPS BETWEEN THE FLITCH BEAM AND THE HANGER.
- SEE THE MONTGOMERY COUNTY TYPICAL DECK DETAILS FOR ITEMS NOT SHOWN ON THESE PLANS SUCH AS GUARD RAILS, STAIRS, LEDGER BOARD ATTACHMENTS ETC . . .
- PLACE A DOUBLE JOIST BELOW ALL WALLS THAT ARE PARALLEL TO THE FLOOR FRAMING. ALTERNATE: PLACE BLOCKING BETWEEN THE JOISTS BELOW THE WALLS AT 16" O.C.
- ADD BLOCKING TO THE WEB OF ENGINEERED JOISTS AS NEEDED FOR HANGERS, CONNECTORS, STRAPS OR NAILING MULTIPLE MEMBERS TOGETHER.
- ADD JOIST HANGERS TO ALL EXISTING FRAMING CONNECTIONS THAT ARE FOUND TO LACK THEM SUCH AS FRAMING AROUND PLUMBING STACKS, CHIMNEYS, OR THE EXISTING STAIRS.



Garage Roof Framing Plan

Scale:  $\frac{1}{4}" = 1'-0"$



- G40 ATTACH EACH RAFTER TO THE SUPPORTING WALL WITH A SIMPSON H2.5A HURRICANE TIE. HOLD THE TOP OF THE RAFTERS UP AS NEEDED FOR VENTILATION AND INSULATION AT THE EAVE.
- G41 THE ROOF DECKING SHALL CANTILEVER OVER THE END WALL TO SUPPORT THE RAKE. NO SPLICE SHALL OCCUR IN THE ROOF DECKING WITHIN 4'-0" OF THE END WALL. PROVIDE 2X LADDER FRAMING AT 24" O.C. OR BLOCKING AS NEEDED TO FORM THE RAKE DETAIL.
- G42 PLACE A DOUBLE JACK STUD BETWEEN EACH WINDOW.
- G43 SET THE RAFTERS FROM THE UPPER ROOF AND THE RAFTERS FROM THE LOWER ROOF ON THE WALL. PLACE BLOCKING BETWEEN THE RAFTERS. PLACE "V" SHAPED NOTCHES IN THE TOP OF THE BLOCKING AS NEEDED FOR VENTILATION.
- G44 ATTACH EACH RAFTER TO THE RIDGE WITH A SIMPSON LSSR HANGER. HOLD THE TOP OF THE RIDGE DOWN AS NEEDED FOR VENTILATION AND SO THAT THE BOTTOM OF THE RIDGE IS EVEN WITH OR DEEPER THAN THE BOTTOM OF THE RAFTERS.
- G45 PLACE A TRIPLE STUD BETWEEN THE RIDGE AND THE HEADER BELOW.
- G46 2X8 CEILING JOISTS AT 24" O.C. THE CEILING JOISTS SHALL ALIGN WITH THE NEW OR EXISTING RAFTERS. WHEN APPLICABLE ATTACH EACH CEILING JOIST TO EACH RAFTER WITH (6)10d NAILS.
- G47 PLACE A TRIPLE RAFTER IN THE STEEP ROOF PLANE. PLACE THE STEEP ROOF DECKING ON THE TRIPLE RAFTER AND THEN BUILD THE DORMER WALL ON THE ROOF DECKING. ATTACH THE TRIPLE RAFTER TO THE RIDGE WITH A SIMPSON LUS HANGER. NOTCH THE TRIPLE RAFTER AS NEEDED TO FIT IN THE CONNECTOR.
- G48 FRAME THE STEEP ROOF WITH ROOF DECKING BETWEEN THE TRIPLE RAFTER AND THE RIM RAFTER. NO SPLICE SHALL OCCUR IN THE DECKING THAT IS PARALLEL TO THE ROOF SLOPE. FORM THE RAKE WITH 2X LADDER FRAMING AT 24" O.C. OR SOLID BLOCKING.

**BENNETT FRANK MCCARTHY**  
**architects, inc.**  
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



Professional Certification: I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland. License No. 25427, Expiration Date: 7/17/26.

© 2025 Bennett Frank McCarthy Architects, Inc.

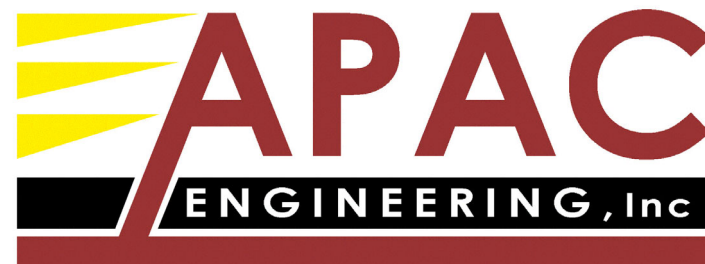
**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

26 April 2025

GARAGE FRAMING  
PLANS

**S300**



8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

APPROVED  
Montgomery County  
Historic Preservation Commission  
*Karen G. Smith*

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025

**BENNETT FRANK MCCARTHY**  
**architects, inc.**

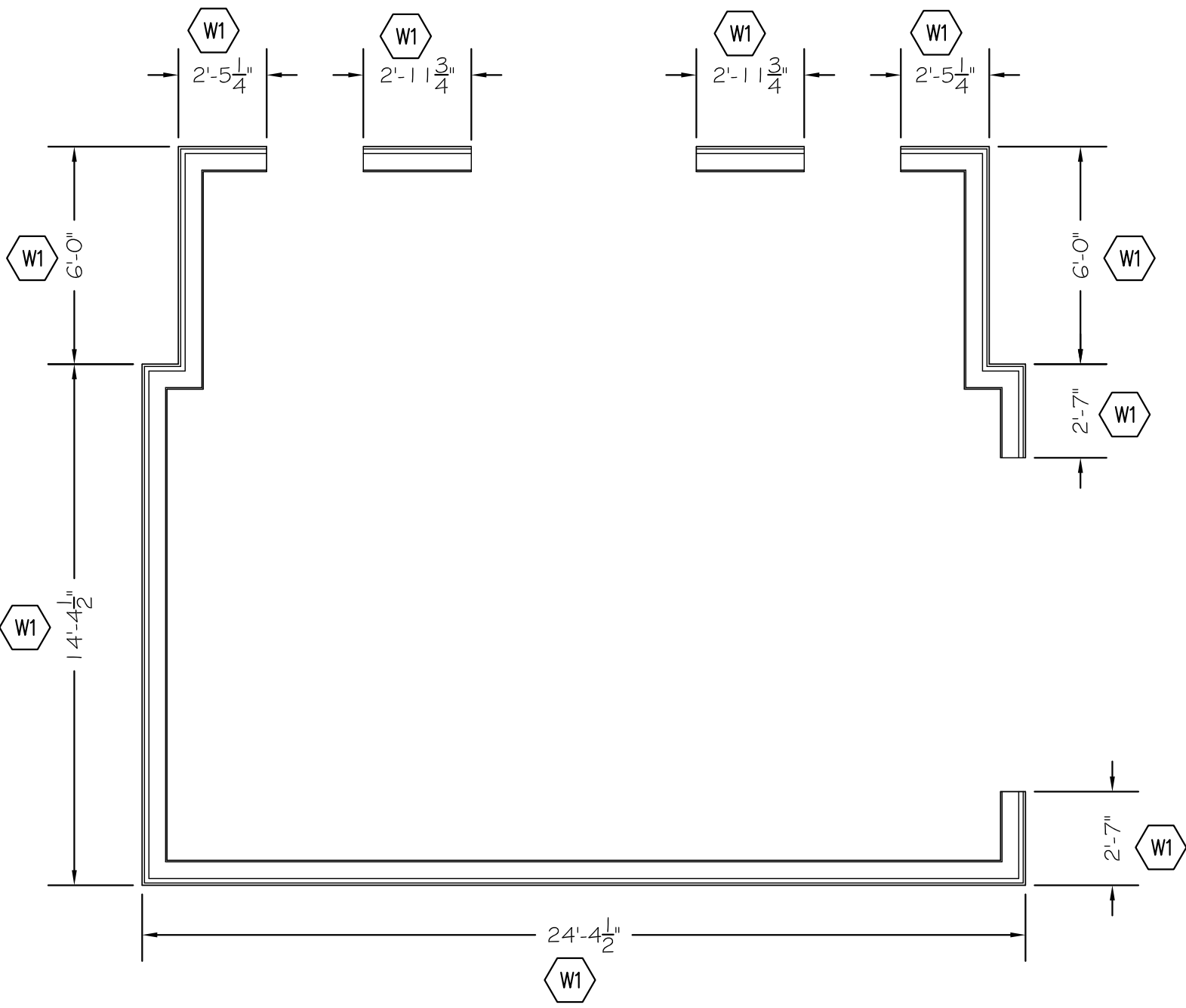
1400 Spring Street, Suite 320  
Silver Spring, Maryland 20910-2755  
www.bfmarch.com  
(301)-585-2222

| DATE | ISSUE - REMARKS |
|------|-----------------|
| **   | **              |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |
|      |                 |



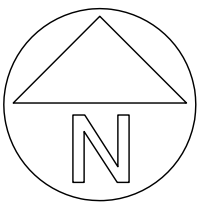
Professional Certification. I hereby certify that these documents were prepared or approved by me, and that I am a duly licensed professional engineer under the laws of the State of Maryland. License No. 25427. Expiration Date: 7/17/26.

© 2025 Bennett Frank McCarthy Architects, Inc.



Garage Lower Floor Wind Bracing Plan

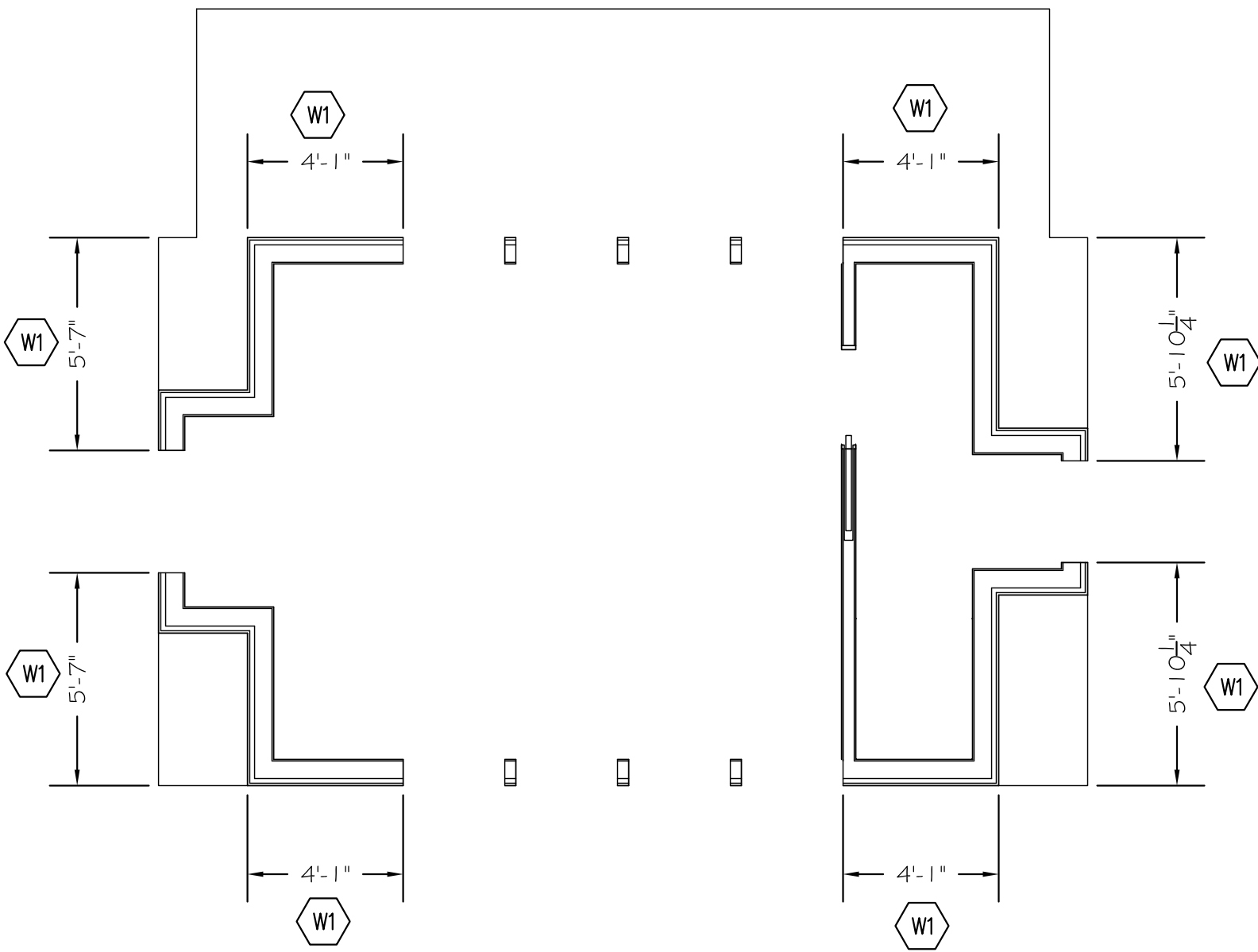
Scale: 1/4" = 1'-0"



W1 EDP WIND BRACING PANEL.

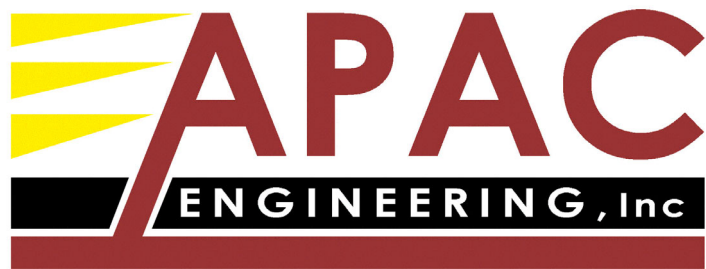
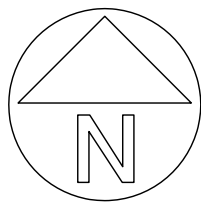
**WIND BRACING NOTES:**

1. WALLS BRACED PER IRC R602.10 AND R301.1.3 "ENGINEERED DESIGN".
2. APPLY 7/16" OSB SHEATHING TO ALL EXTERIOR WALLS.
3. ATTACH OSB TO WOOD FRAMING WITH 8d NAILS AT 4" O.C. AT PANEL EDGES AND 8" O.C. ELSEWHERE.
4. EDP DENOTES "ENGINEERED DESIGNED PANEL".
5. ATTACH THE BOTTOM PLATE OF THE WALL TO THE JOISTS OR BLOCKING WITH 1-16d (0.135X3 1/2) NAIL. ATTACH THE BOTTOM PLATE TO THE RIM BOARD WITH 16d NAILS AT 12" O.C.
6. ATTACH EACH JOIST AND RAFTER TO THE TOP PLATE OF THE WALL WITH 2-16d (0.135X3 1/2) TOE NAILS.
7. ATTACH THE RIM BOARD TO THE TOP PLATE OF THE WALL WITH 16d (0.135X3 1/2) TOE NAILS AT 12" O.C.
8. ATTACH RIM BOARD TO SILL PLATE WITH 16d (0.135X3 1/2) TOE NAILS AT 12" O.C.



Garage Upper Floor Wind Bracing Plan

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



8555 16th Street #200  
Silver Spring, MD 20910  
301-565-0543  
301-563-9477 (fax)

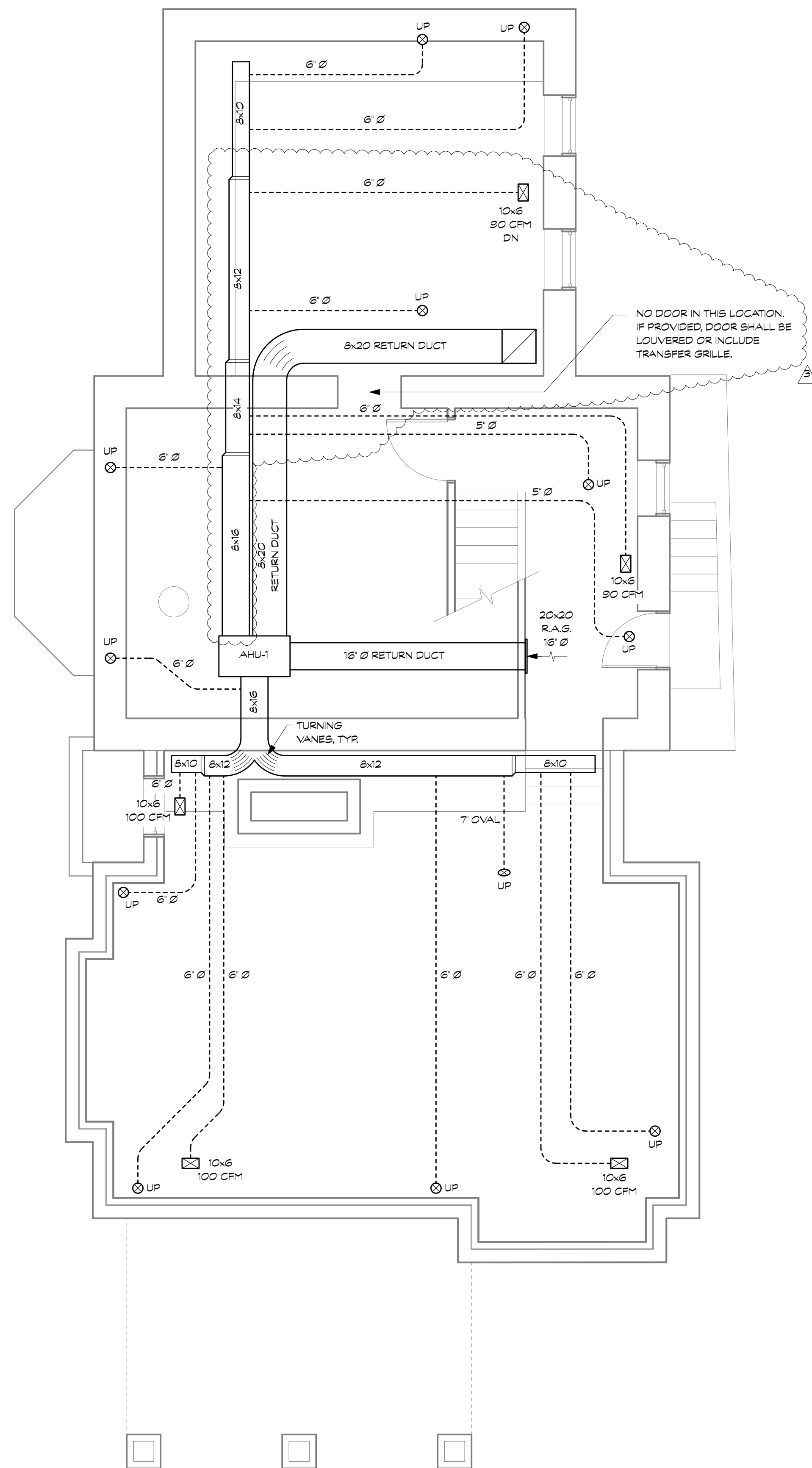
**Williams Lane Renovation**  
3806 Williams Lane - Chevy Chase, MD 20815  
Project #2462

PERMIT SET

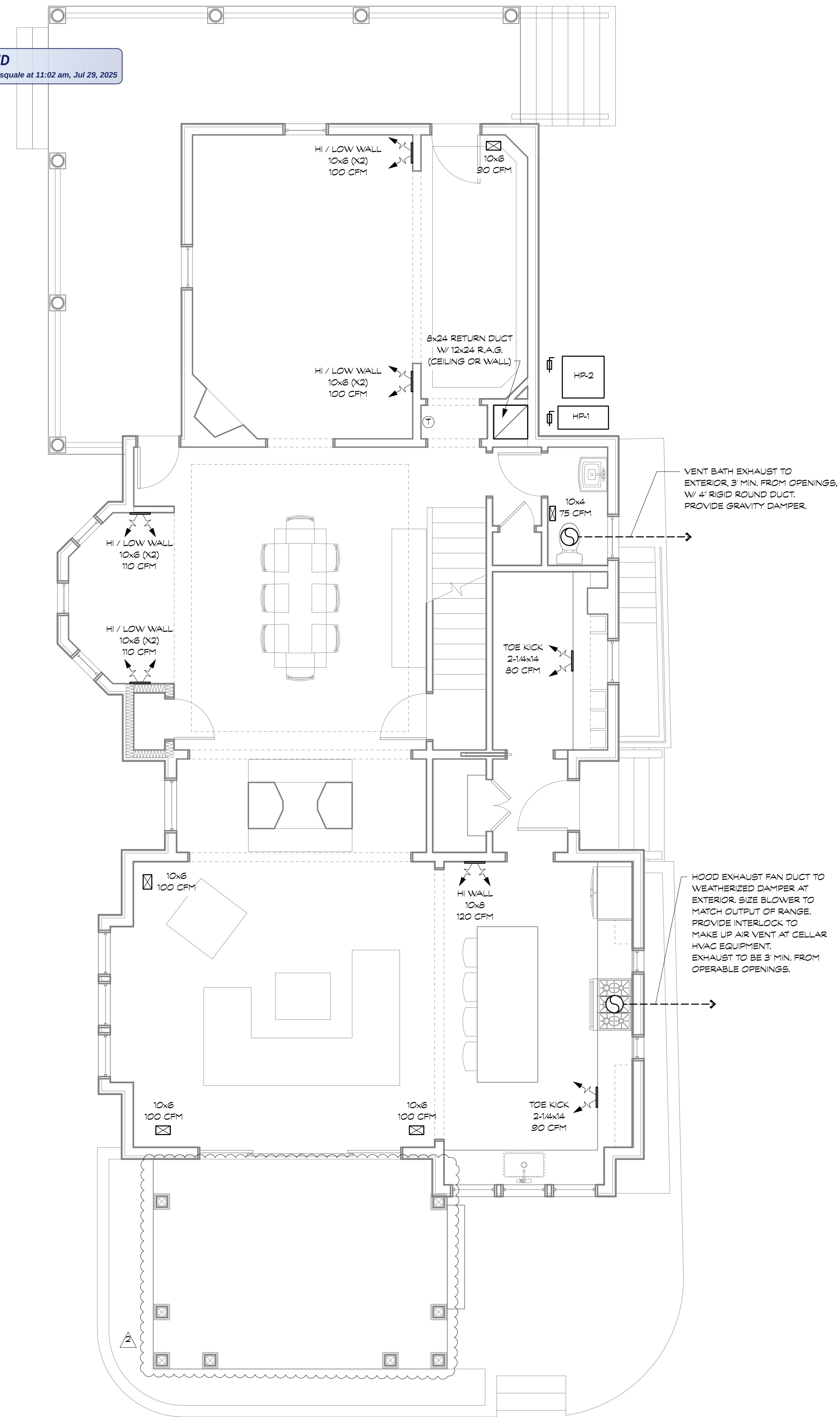
26 April 2025

GARAGE WIND  
BRACING PLANS

**S301**



1 CELLAR MECHANICAL PLAN  
Scale: 1/4" = 1'-0"



2 FIRST FLOOR MECHANICAL PLAN  
Scale: 1/4" = 1'-0"



**BENNETT FRANK McCARTHY**  
a r c h i t e c t s , i n c .

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      [www.bfmarch.com](http://www.bfmarch.com)      fax (301) 585-8917

| DATE    | ISSUE - REMARKS                                                                                        |
|---------|--------------------------------------------------------------------------------------------------------|
| 3/26/25 | HAWP PERMIT SET                                                                                        |
| 4/28/25 | PERMIT SET                                                                                             |
| 6/19/25 | PERMIT RESPONSE #2  |
| 7/15/25 | PERMIT RESPONSE #3  |
|         |                                                                                                        |
|         |                                                                                                        |
|         |                                                                                                        |
|         |                                                                                                        |
|         |                                                                                                        |

I CERTIFY THAT THESE  
CONTRACT DOCUMENTS  
WERE PREPARED UNDER  
MY SUPERVISION OR  
APPROVED BY ME AND I  
AM A duly LICENSED  
REGISTERED ARCHITECT  
UNDER THE LAWS OF THE  
STATE OF MARYLAND.



LICENSE #: \_\_\_\_\_

15215 \_\_\_\_\_

EXPIRATION DATE: \_\_\_\_\_

10/31/2025 \_\_\_\_\_

© 2025 Bennett Frank McCarthy Architects, Inc.

MECHANICAL CONSULTANT

Ron Gallant, Gallant Mechanical  
13001 Cleveland Drive  
Rockville, Maryland 20850 (240) 750-4988

WILLIAMS LANE RENOVATION

3806 Williams Lane, Chevy Chase, MD 20815

Project # 2462

# CELLAR & FIRST FLOOR MECHANICAL PLANS

M100

28 APRIL 2025 - PERMIT SET



DS

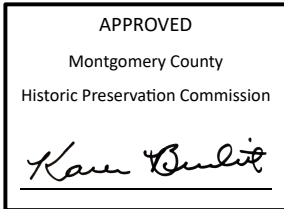


EXPIRATION DATE: 10/31/2025

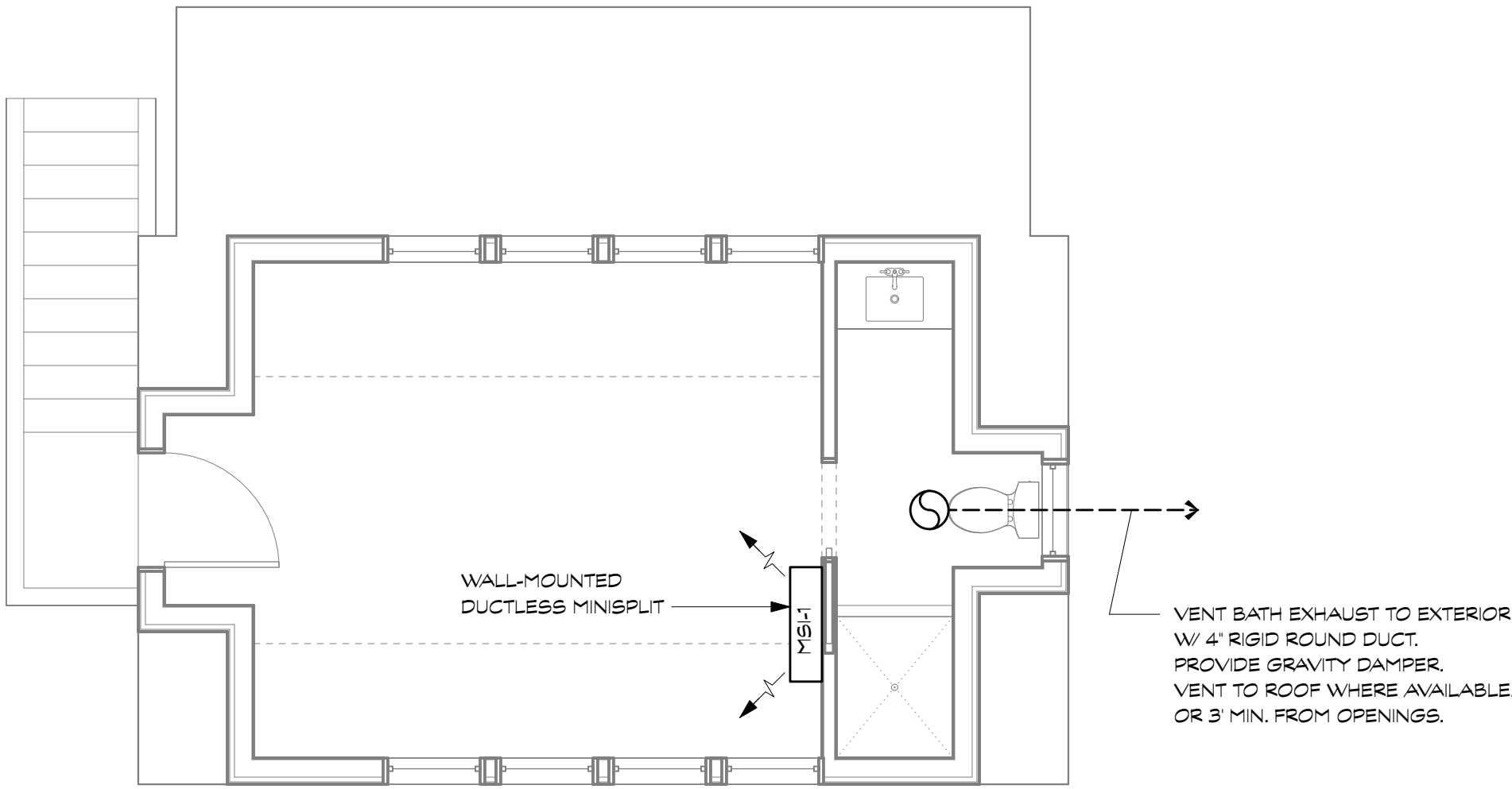
|                                                                                       |                |
|---------------------------------------------------------------------------------------|----------------|
| Ron Gallant, Gallant Mechanical<br>13001 Cleveland Drive<br>Rockville, Maryland 20850 | (240) 750-4988 |
|---------------------------------------------------------------------------------------|----------------|

Project # 2462

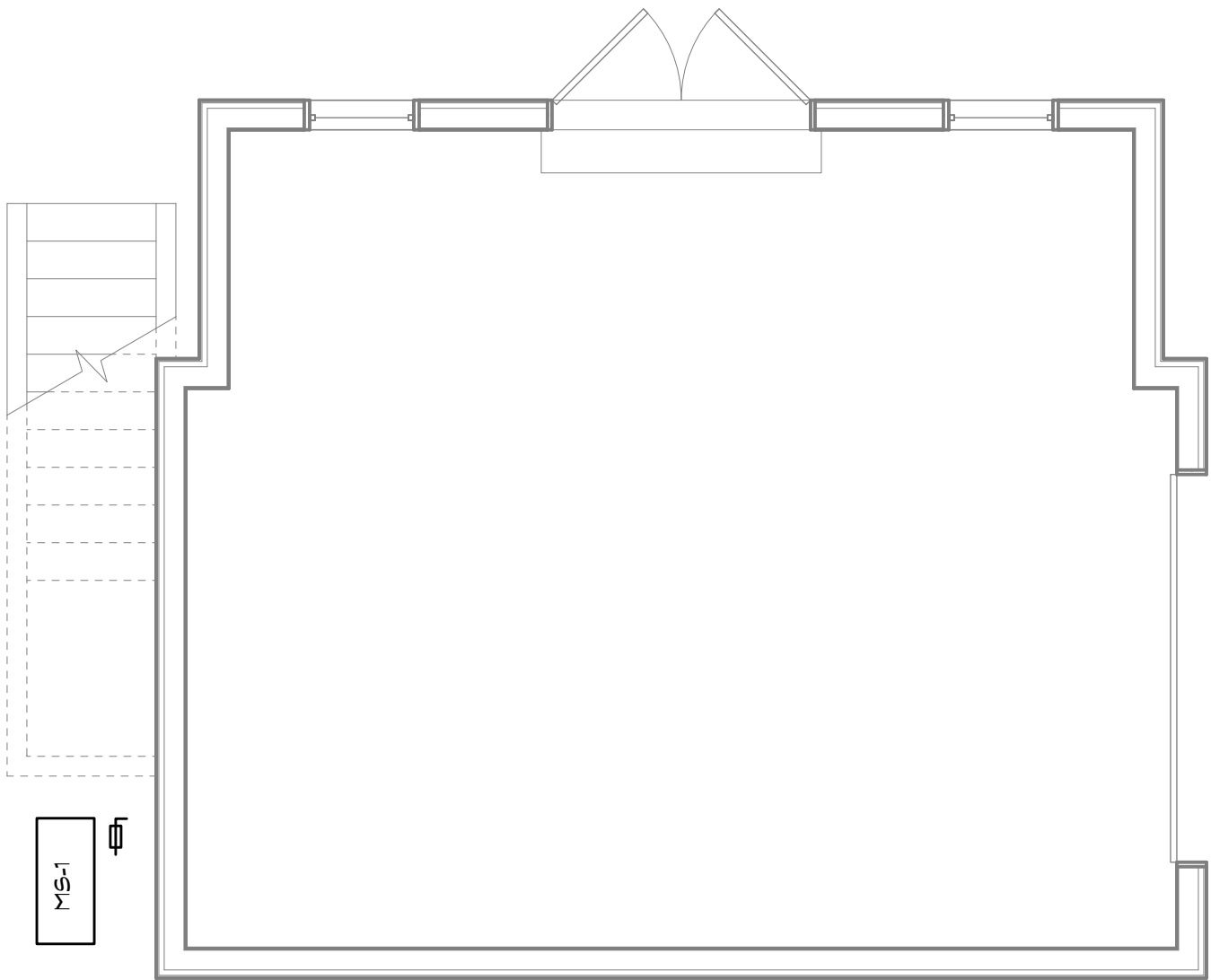
SECOND FLOOR &  
ATTIC MECHANICAL  
PLANS  
**M101**



REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



2 GARAGE MECHANICAL PLAN - LOFT  
Scale: 1/4" = 1'-0"



1 GARAGE MECHANICAL PLAN - GROUND FLOOR  
Scale: 1/4" = 1'-0"

| MECHANICAL SCHEDULE |         |       |                     |                   |           |                                       |        |              |                   |         |            |                    |           |              |              |       |         |
|---------------------|---------|-------|---------------------|-------------------|-----------|---------------------------------------|--------|--------------|-------------------|---------|------------|--------------------|-----------|--------------|--------------|-------|---------|
| ZONE SERVED         | LOCATED | TAG   | INDOOR AHU          |                   |           |                                       |        |              | OUTDOOR CONDENSER |         |            |                    |           |              |              |       |         |
|                     |         |       | MAKE/MODEL          | HEATER KIT        | NOM SIZE  | V/PH/HZ                               | MCA    | FUSE/BREAKER | TAG               | LOCATED | MAKE/MODEL | NOM SIZE           | V/PH/HZ   | MCA          | FUSE/BREAKER | SEER2 |         |
| CELLAR 1ST FL       | CELLAR  | AHU 1 | DAIKIN CAPEA6030    |                   | 60 KBTU/H | 208-230/1/60                          | 11.4 A | 15 A         |                   | HP 1    | PER PLAN   | DAIKIN DH7VSA42    | 42 KBTU/H | 208-230/1/60 | 37.5 A       | 40 A  | 16.5    |
|                     |         |       |                     | FURNACE DR97MC080 | 80KBTU/H  |                                       |        |              |                   |         |            |                    |           |              |              |       |         |
| STUDIO/LOFT         | STUDIO  | MSI 1 | DAIKIN RXB09AXVJU   | N/A               | 9 KBTU    | INDOOR UNIT POWERED FROM OUTDOOR UNIT |        |              |                   | MS 1    | PER PLAN   | DAIKIN FTXB09AXVJU | 9 KBTU/H  | 208-230/1/60 | 7.0          | 15 A  | SEER 17 |
| 2ND FL ATTIC        | 2ND FL  | AHU 2 | DAIKIN DMV160DP1300 |                   | 60 KBTU/H | 208-230/1/60                          | 83.6 A | 90 A         |                   | HP 2    | PER PLAN   | DAIKIN DHS5EA6010  | 60 KBTU/H | 208-230/1/60 | 34.5         | 60 A  | 16      |
|                     |         |       |                     | HKTS*15X1         | 15 KW     |                                       |        |              |                   |         |            |                    |           |              |              |       |         |

- NOTES:
- LINE SETS SHALL BE SIZED ACCORDING TO MANUFACTURERS REQUIREMENTS
  - ALL CONDENSATE LINES TO BE PITCHED DOWNWARD AWAY FROM INDOOR UNIT
  - OUTDOOR UNITS MUST HAVE LOCAL FUSED DISCONNECT
  - OUTDOOR UNITS SHALL NOT BE PLACED ON LUMBER, ONLY CONCRETE OR PREMANUFACTURED PAD AND PUMP UPS/ RISERS.
  - WALL MOUNTED THERMOSTAT TO BE 7 DAY PROGRAMMABLE
  - ALL OUTDOOR PORTIONS OF LINESET SHALL HAVE UV RATED WRAP OR PROTECTION IN ADDITION TO INSULATION
  - FOLLOW ALL MANUFACTURERS RECOMMENDATIONS / INSTALLATION INSTRUCTIONS
  - DAIKIN OR EQUAL WITH SAME UNIT MCA RATING AND NOMINAL SIZE AND HEAT OUTPUT
  - COORDINATE WITH ELECTRICIAN FOR ELECTRICAL BREAKER SIZING AND SERVICE DISCONNECTS

## SPECIFICATIONS (CONTINUED FROM SP100)

### DIVISION 15: PLUMBING / MECHANICAL

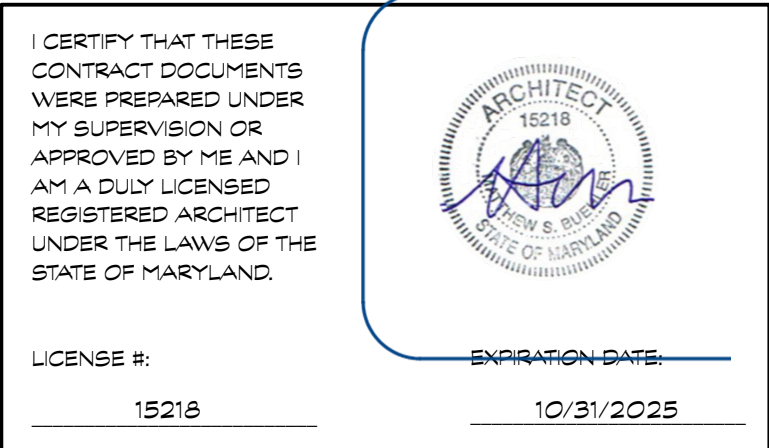
- 15.1 Plumbing: Contractor shall furnish and install complete domestic hot and cold copper waterpiping and PVC waste and vent system to new fixtures in accordance with all applicable codes, standards, and manufacturer's specifications. Water and waste lines to be tied into existing house system. Existing house waste to be modified as required by new construction. Condition and capacity of existing supply and drainage piping should be reviewed with recommendations for replacement/repair as necessary. All piping in finished areas shall be run in concealed spaces. Neither supply nor waste piping shall be installed anywhere it would limit headroom below 6'-8", without the expressed approval of the Owner.
- 15.1.1 Incoming service: Existing 1" service to remain. Provide 1.25" distribution pipe inside home.
- 15.1.2 Supply Piping: Hot and cold supply piping shall be type 'L' hard temper copper piping with wrought copper sweat fittings, 95-5 lead-free solder. Supply piping shall be insulated with min. R3, continuous foam pipe jacket insulation. Water service and supply shall be type 'K' copper with matching fittings. Shut-off valves shall be provided at all fixtures. All exposed piping, couplings, valves and accessories shall be chrome plated unless noted otherwise. Copper piping shall be cleaned of all flux residue after installation is complete. Water hammer arrestors shall be provided at all valved appliances such as dishwashers and washing machines.
- 15.1.3 Sanitary lines and vent pipes shall be PVC (UNO). Primary (≥3 inch dia.) horizontal waste lines and stacks above and adjacent to primary common areas (DR/LR/FR) shall be cast iron for sound dampening. See Division 10 for acoustic accessories.
- 15.1.4 Pipe penetrations through partitions should not make rigid contact with framing of gypsum board. Provide resilient sealant around the perimeter opening where pipe passes through.
- 15.1.5 Hose Bibs: in locations as shown. Provide internal shut-offs.
- 15.1.6 Hot Water Heater: Provide new gas-fired tankless water heater (Rennai or equivalent).
- 15.1.7 Gas: Supply gas service/piping to all new gas appliances. Review gas service capacity and determine in advance if service size needs to be increased and include such increase in base bid.
- 15.1.8 Kitchen fixtures: Owner to provide, Contractor to install. Provide water via copper tubing supply with in-line filter and shut-off to main refrigerator for water / ice dispenser.
- 15.1.9 Primary bath fixtures (basins and faucets x2, toilet, shower head and controls, tub and controls). Owner to provide, Contractor to install. Provide membrane pan and tiled shower floor and curb, per Division 9.
- 15.1.10 Second floor bath fixtures x2 (basin and faucet, toilet, tub, tub faucet, shower head and controls): Owner to provide, Contractor to install.
- 15.1.11 Attic bath fixtures (basin and faucet, toilet, shower head and controls): Owner to provide, Contractor to install.
- 15.1.12 Powder room fixtures (basin, faucet and toilet): Owner to provide, Contractor to install.
- 15.1.13 Lower level bath fixtures (basin, faucet, toilet, shower head and controls): Owner to provide, Contractor to install.
- 15.2 Mechanical
- Remove all existing mechanical equipment and associated plumbing and ductwork for replacement.
- 15.2.1 Provide new heating and cooling equipment for entire house, per mechanical plans and equipment schedules. See drawings for equipment locations, sizing, and model numbers.
- 15.2.2 All new mechanical equipment shall insude the following:
- Air handler cabinet leakage shall be ≤ 2% of air flow.
  - Programmable, WiFi enabled Touch Control
  - Vibration isolation
  - Back-up/emergency overflow pan drained to exterior.
  - Provide balancing dampers in lieu of zone control as shown.
  - Heat pumps having supplementary electric-resistance heat shall have controls that, except during defrost, prevent supplemental heat operation when the heat pump compressor can meet the heating load.
- 15.2.3 Energy load calculations: See plans for load calculations.
- 15.2.4 Equipment to be installed in strict conformance with manufacturer's instructions.
- 15.2.5 Warranties:
- 2 years on all parts and labor.
  - 5 years on parts covered by Carrier; 10 years if registered on website within 90 days of installation.
  - 10 years on compressor.
  - Lifetime on heat exchanger.
- 15.2.6 Provide gravity flow PVC condensate drain lines. Condensate from systems ≥ 90% efficient must discharge inside the conditioned envelope (i.e. laundry sink or sump) to avoid freezing at an external outfall. Include an auxiliary safety drain pan beneath fan coil unit in attic. Pan to contain float switch to cut off unit upon accumulation of water in pan.
- 15.2.7 Floor register equal to Lima 40, Selkirk 310 or Hart & Cooley 411. Wall and ceiling registers to be Hart & Cooley 661 (use H&C 821 in throw applications). Return grilles to be Tuttle and Bailey T-70. Registers located in damp areas - notably bathrooms - shall be made of aluminum, not steel.
- 15.2.8 Ductwork to be galvanized steel fabricated and installed in conformance with ASHRAE GUIDE and ACCA Manual
- Elbows in trunk ducts to be square-throated, square-back with turn vanes. Round branch ducts to be connected to trunk ducts using square-to-round take-off fittings.
  - Maximum air velocity in the main duct and branches shall be 900 fpm and 600 fpm respectively.
  - All duct joints, seams, and connections are to be sealed to SMACNA Class A regardless of pressure class.
  - Total duct leakage shall be ≤ 8 cfm per 100 square feet with air handler installed.
  - Lining only as shown. Internal duct insulation/lining shall be NOT be used on any supply ductwork. All returns shall be lined though the second bend away from air handler unit.
  - Flexible pre-insulated branch ducts may be used in attic as shown. Use flexible duct connections to the air handler.
  - All ductwork in unconditioned spaces shall be insulated and sealed in foil-coated (to inhibit condensation) fiberglass blanket insulation (min R8). Ductwork shall NOT be installed anywhere it would limit headroom below 6'-8" in occupied areas.
  - Oval duct shall be used only as necessitated by framing depths.
  - Building cavities shall not be used as ducts or plenums.
- 15.2.9 Refrigerant piping to follow routes to be determined at site.
- 15.2.10 HVAC piping carrying fluids > 105 degrees F or < 55 degrees F shall be insulated to R3 minimum. Provide UV resistant pipe protection at all exterior applications.
- 15.2.11 Include pre-fabricated foundation for outdoor unit(s).
- 15.2.12 Media type filters with static pressure drop higher than MERV 13 shall not be used.
- 15.3 Exhaust Fans. All exhaust fans and intakes shall have weatherized auto gravity dampers. All vents run through unconditioned space shall be insulated to min R5. Mechanical ventilation system fans shall meet the efficacy requirements of Table R403.6.1 or be certified to the most current version of ENERGY STAR.
- 15.3.1 Bath exhaust: Contractor shall install wall and ceiling mounted exhaust fans and vents per Division 16, and exterior louver in bathroom(s) per plans. Contractor shall be responsible for ducting through exterior wall and wiring as required. Provide Lutron Maestro timer switch per Division 16: Electrical.
- 15.3.2 Kitchen exhaust: install new kitchen exhaust and duct to exterior in accordance with manufacturers recommendations. Provide weatherized/dampened termination. Make-up air shall be provided for hoods ≥ 400 CFM. Provide 6 inch diameter outside air duct connected to return of HVAC unit closest to kitchen. Intake shall have a 6 inch wall cap with screen (no flap) with 6 inch automated damper initiated upon operation of the hood exhaust fan at any RPM. Provide low voltage 18/5 control wire interlock from damper to hood. Use induction/current sensing relay or pressure switch on hood monitor.
- 15.3.3 Dryer vent: Duct dryer vent to exterior with rigid flue.

## BENNETT FRANK MCCARTHY

architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222 www.bfmarch.com fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |



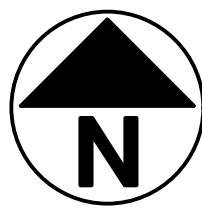
© 2025 Bennett Frank McCarthy Architects, Inc.

### MECHANICAL CONSULTANT

Ron Gallant, Gallant Mechanical  
13001 Cleveland Drive  
Rockville, Maryland 20850 (240) 750-4988

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

GARAGE  
MECHANICAL PLANS  
& SPECIFICATIONS  
M102



28 APRIL 2025 - PERMIT SET

ELECTRICAL SYMBOLS

|  |                                                                                                  |
|--|--------------------------------------------------------------------------------------------------|
|  | TAMPER RESISTANT DUPLEX RECEPTACLE (OUTLET) - 15/20 AMP @ 18" AFF - COORDINATE W/ PANEL & EQUIP. |
|  | TAMPER RESISTANT DUPLEX RECEPTACLE (OUTLET) - 15/20 AMP @ 45" AFF - COORDINATE W/ PANEL & EQUIP. |
|  | TAMPER RESISTANT GFI OUTLET - 20 AMP @ 18" AFF.                                                  |
|  | TAMPER RESISTANT GFI OUTLET - 20 AMP @ 45" AFF.                                                  |
|  | HALF-SWITCH OUTLET - 20 AMP @ 18" AFF.                                                           |
|  | QUAD RECEPTACLE 15/20 AMP @ 18" AFF (U.N.O.)                                                     |
|  | FLOOR MOUNTED DUPLEX RECEPTACLE W/ FLUSH DECORATIVE COVER                                        |
|  | JUNCTION BOX - SIZE AS REQUIRED                                                                  |
|  | DATA/TELEPHONE JACK - MOUNT @ 18" AFF (U.N.O.)                                                   |
|  | CABLE TV OUTLET                                                                                  |
|  | DRYER OUTLET (ELECTRIC)                                                                          |
|  | EXISTING SMOKE DETECTOR - REPLACE/RELOCATE AS NECESSARY TO MEET CODE                             |
|  | SMOKE / CARBON MONOXIDE DETECTOR - HARDWIRED INTERCONNECT PER CODE                               |
|  | EXHAUST FAN                                                                                      |

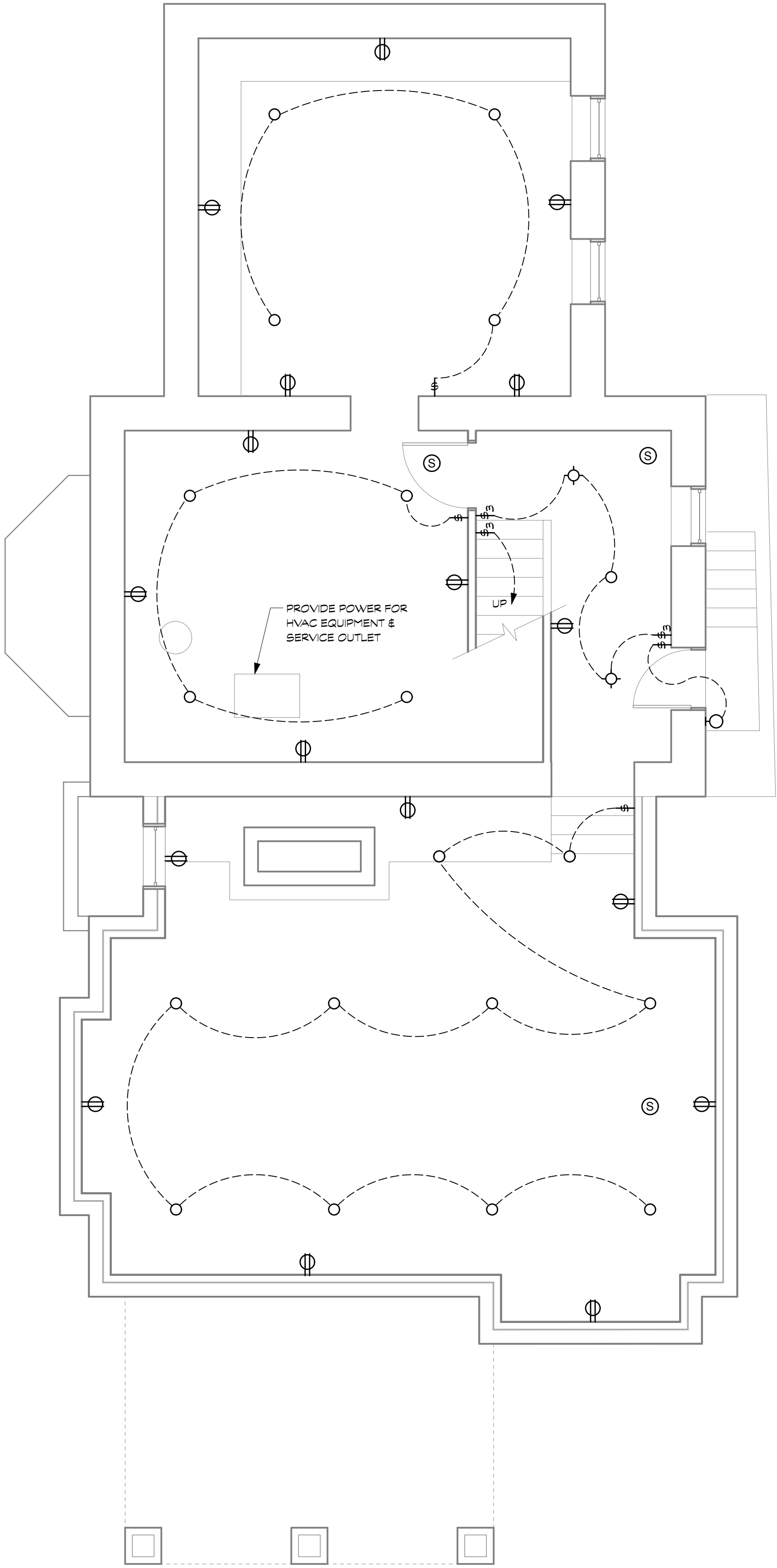
\* ALL ELECTRICAL WORK SHALL COMPLY WITH NEC 2014

LIGHTING SYMBOLS

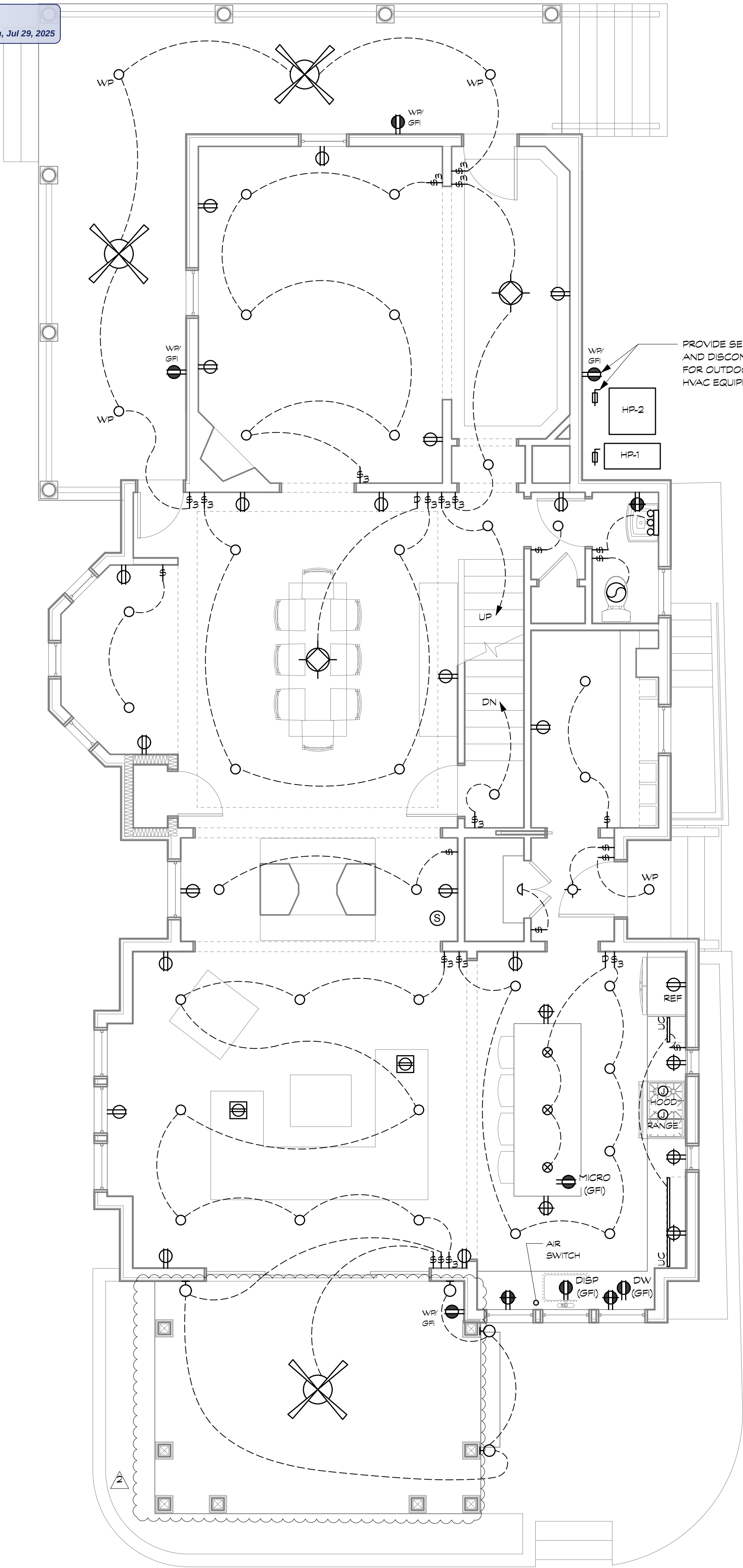
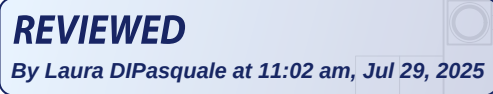
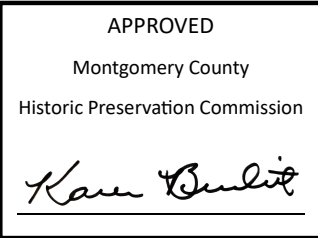
|  |                                        |
|--|----------------------------------------|
|  | SURFACE MOUNTED CEILING LIGHT FIXTURE  |
|  | FULLY RECESSED LED LIGHT               |
|  | SUSPENDED PENDANT FIXTURE              |
|  | PENDANT FIXTURE                        |
|  | VANITY LIGHT                           |
|  | WALL-MOUNTED LIGHT FIXTURE             |
|  | SCONCE FIXTURE                         |
|  | CEILING FAN/LIGHT                      |
|  | LED STRIP LIGHT                        |
|  | SWITCH                                 |
|  | THREE WAY SWITCH                       |
|  | DIMMER SWITCH                          |
|  | DIMMER THREE WAY SWITCH                |
|  | JAMB SWITCH                            |
|  | SECURITY FLOODLIGHT ON MOTION DETECTOR |

GENERAL NOTES:

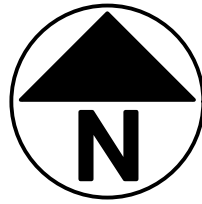
- PROVIDE I.C. HOUSING AS NECESSARY IN INSULATED CAVITIES
- PROVIDE TIMER SWITCHES AT ALL EXHAUST FANS
- 85% OF ALL LAMPS SHALL BE HIGH EFFICACY LAMPS
- PROVIDE TAMPER RESISTANT RECEPTACLES AT ALL LOCATIONS EXCEPT WHERE MOUNTED HIGHER THAN 5.5' ABOVE FLOOR OR IN SPACE DEVOTED TO A SPECIFIC APPLIANCE



1 CELLAR ELECTRICAL PLAN  
Scale: 1/4" = 1'-0"



2 FIRST FLOOR ELECTRICAL PLAN  
Scale: 1/4" = 1'-0"



BENNETT FRANK MCCARTHY  
architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS    |
|---------|--------------------|
| 3/26/25 | HAMP PERMIT SET    |
| 4/28/25 | PERMIT SET         |
| 6/19/25 | PERMIT RESPONSE #2 |
|         |                    |
|         |                    |
|         |                    |
|         |                    |
|         |                    |

I CERTIFY THAT THESE CONTRACT DOCUMENTS WERE PREPARED UNDER MY SUPERVISION OR APPROVED BY ME AND I AM A DULY LICENSED REGISTERED ARCHITECT UNDER THE LAWS OF THE STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

CELLAR & FIRST  
FLOOR ELECTRICAL  
PLANS  
E100

28 APRIL 2025 - PERMIT SET

ELECTRICAL SYMBOLS

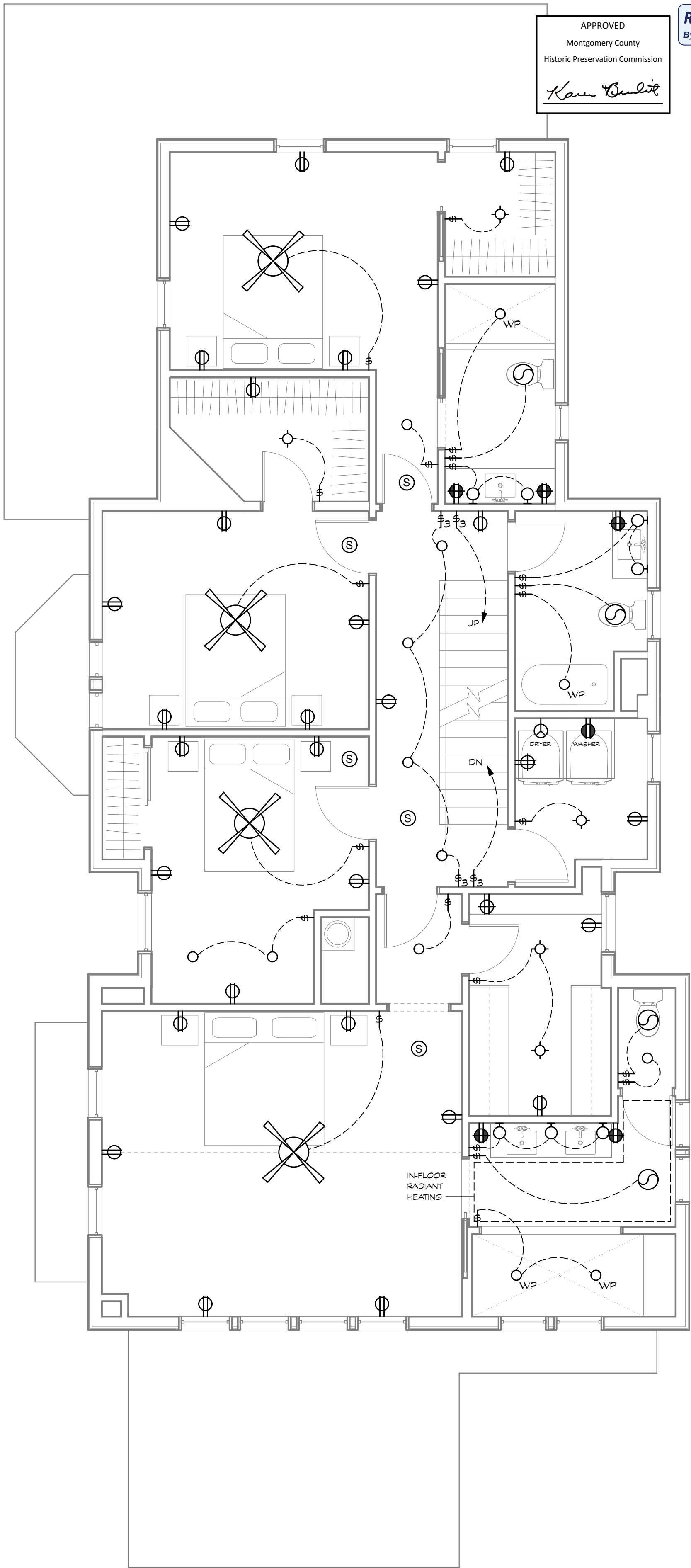
|  |                                                                                                     |
|--|-----------------------------------------------------------------------------------------------------|
|  | TAMPER RESISTANT DUPLEX RECEPTACLE (OUTLET) - 15/20 AMP @ 15' A.F.F. - COORDINATE W/ PANEL & EQUIP. |
|  | TAMPER RESISTANT DUPLEX RECEPTACLE (OUTLET) - 15/20 AMP @ 45' A.F.F. - COORDINATE W/ PANEL & EQUIP. |
|  | TAMPER RESISTANT GFI OUTLET - 20 AMP @ 15' A.F.F.                                                   |
|  | TAMPER RESISTANT GFI OUTLET - 20 AMP @ 45' A.F.F.                                                   |
|  | HALF-SWITCH OUTLET - 20 AMP @ 15' A.F.F.                                                            |
|  | QUAD RECEPTACLE 15/20 AMP @ 15' A.F.F. (U.N.O.)                                                     |
|  | FLOOR MOUNTED DUPLEX RECEPTACLE W/ FLUSH DECORATIVE COVER                                           |
|  | JUNCTION BOX - SIZE AS REQUIRED                                                                     |
|  | DATA/TELEPHONE JACK - MOUNT @ 15' A.F.F. (U.N.O.)                                                   |
|  | CABLE TV OUTLET                                                                                     |
|  | DRYER OUTLET (ELECTRIC)                                                                             |
|  | EXISTING SMOKE DETECTOR - REPLACE/RELOCATE AS NECESSARY TO MEET CODE                                |
|  | SMOKE / CARBON MONOXIDE DETECTOR - HARDWIRED INTERCONNECT PER CODE                                  |
|  | EXHAUST FAN                                                                                         |

\* ALL ELECTRICAL WORK SHALL COMPLY WITH NEC 2014

LIGHTING SYMBOLS

|  |                                        |
|--|----------------------------------------|
|  | SURFACE MOUNTED CEILING LIGHT FIXTURE  |
|  | FULLY RECESSED LED LIGHT               |
|  | SUSPENDED PENDANT FIXTURE              |
|  | PENDANT FIXTURE                        |
|  | VANITY LIGHT                           |
|  | WALL-MOUNTED LIGHT FIXTURE             |
|  | SCONCE FIXTURE                         |
|  | CEILING FAN/LIGHT                      |
|  | LED STRIP LIGHT                        |
|  | SWITCH                                 |
|  | THREE WAY SWITCH                       |
|  | DIMMER SWITCH                          |
|  | DIMMER THREE WAY SWITCH                |
|  | JAMB SWITCH                            |
|  | SECURITY FLOODLIGHT ON MOTION DETECTOR |

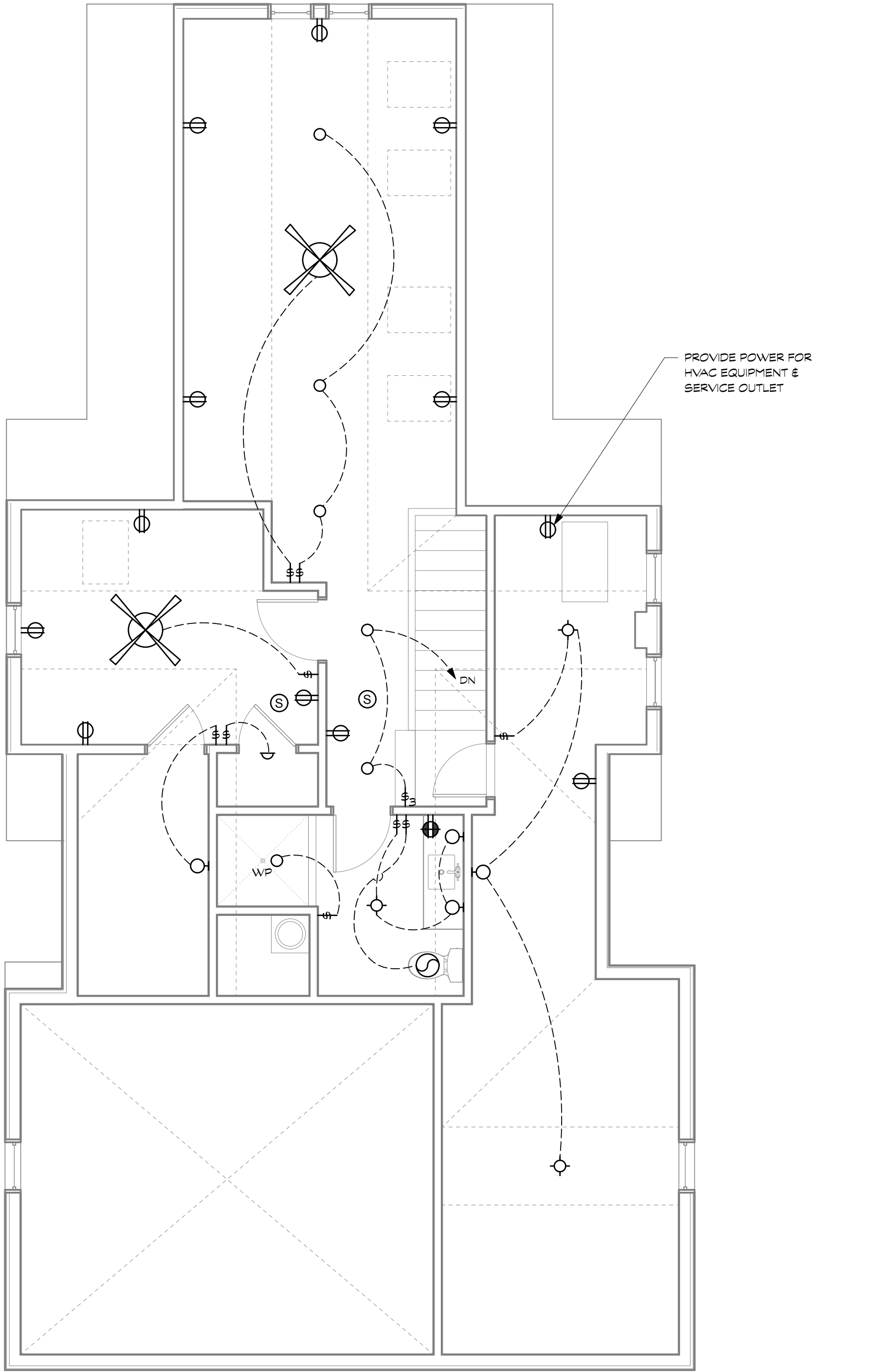
- GENERAL NOTES:
- PROVIDE 1" C.I. HOUSING AS NECESSARY IN INSULATED CAVITIES
  - PROVIDE TIMER SWITCHES AT ALL EXHAUST FANS
  - 85% OF ALL LAMPS SHALL BE HIGH EFFICACY LAMPS
  - PROVIDE TAMPER RESISTANT RECEPTACLES AT ALL LOCATIONS EXCEPT WHERE MOUNTED HIGHER THAN 5.5' ABOVE FLOOR OR IN SPACE DEVOTED TO A SPECIFIC APPLIANCE



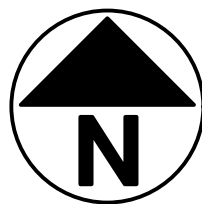
1 SECOND FLOOR ELECTRICAL PLAN  
Scale: 1/4" = 1'-0"

APPROVED  
Montgomery County  
Historic Preservation Commission

REVIEWED  
By Laura DiPasquale at 11:02 am, Jul 29, 2025



2 ATTIC ELECTRICAL PLAN  
Scale: 1/4" = 1'-0"



BENNETT FRANK MCCARTHY  
architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222      www.bfmarch.com      fax (301) 585-8917

| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |

I CERTIFY THAT THESE  
CONTRACT DOCUMENTS  
WERE PREPARED UNDER  
MY SUPERVISION OR  
APPROVED BY ME AND I  
AM A DULY LICENSED  
REGISTERED ARCHITECT  
UNDER THE LAWS OF THE  
STATE OF MARYLAND.

LICENSE #: 15218      EXPIRATION DATE: 10/31/2025

DS

© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

SECOND FLOOR &  
ATTIC ELECTRICAL  
PLANS  
E101

28 APRIL 2025 - PERMIT SET

ELECTRICAL SYMBOLS

|  |                                                                                                     |
|--|-----------------------------------------------------------------------------------------------------|
|  | TAMPER RESISTANT DUPLEX RECEPTACLE (OUTLET) - 15/20 AMP @ 15' A.F.F. - COORDINATE W/ PANEL & EQUIP. |
|  | TAMPER RESISTANT DUPLEX RECEPTACLE (OUTLET) - 15/20 AMP @ 45' A.F.F. - COORDINATE W/ PANEL & EQUIP. |
|  | TAMPER RESISTANT GFI OUTLET - 20 AMP @ 15' A.F.F.                                                   |
|  | TAMPER RESISTANT GFI OUTLET - 20 AMP @ 45' A.F.F.                                                   |
|  | HALF-SWITCH OUTLET - 20 AMP @ 15' A.F.F.                                                            |
|  | QUAD RECEPTACLE 15/20 AMP @ 15' A.F.F. (U.N.O.)                                                     |
|  | FLOOR MOUNTED DUPLEX RECEPTACLE W/ FLUSH DECORATIVE COVER                                           |
|  | JUNCTION BOX - SIZE AS REQUIRED                                                                     |
|  | DATA/TELEPHONE JACK - MOUNT @ 15' A.F.F. (U.N.O.)                                                   |
|  | CABLE TV OUTLET                                                                                     |
|  | DRYER OUTLET (ELECTRIC)                                                                             |
|  | EXISTING SMOKE DETECTOR - REPLACE/RELOCATE AS NECESSARY TO MEET CODE                                |
|  | SMOKE / CARBON MONOXIDE DETECTOR - HARDWIRED INTERCONNECT PER CODE                                  |
|  | EXHAUST FAN                                                                                         |

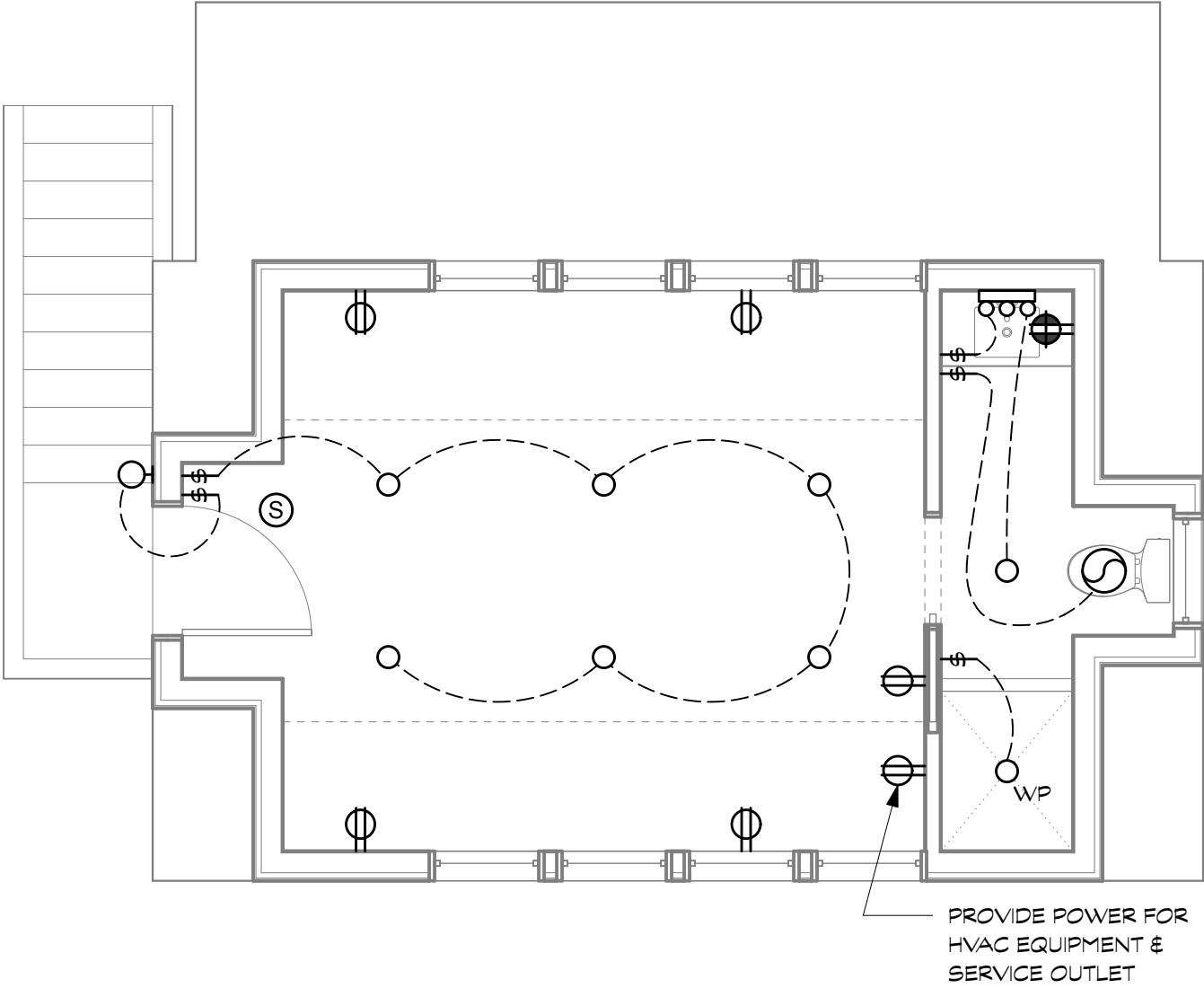
\* ALL ELECTRICAL WORK SHALL COMPLY WITH NEC 2014

LIGHTING SYMBOLS

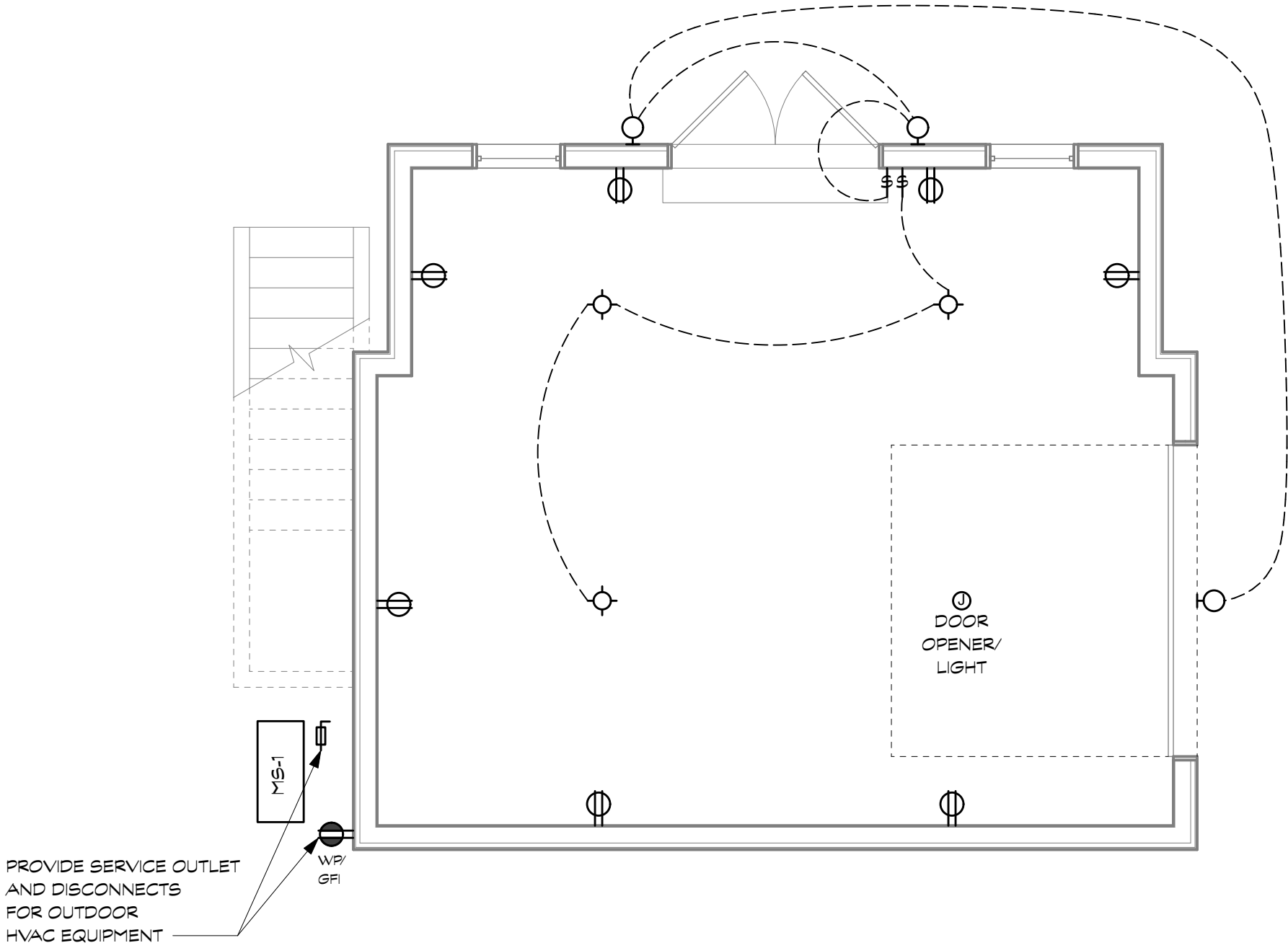
|  |                                        |
|--|----------------------------------------|
|  | SURFACE MOUNTED CEILING LIGHT FIXTURE  |
|  | FULLY RECESSED LED LIGHT               |
|  | SUSPENDED PENDANT FIXTURE              |
|  | PENDANT FIXTURE                        |
|  | VANITY LIGHT                           |
|  | WALL-MOUNTED LIGHT FIXTURE             |
|  | SCONCE FIXTURE                         |
|  | CEILING FAN/LIGHT                      |
|  | LED STRIP LIGHT                        |
|  | SWITCH                                 |
|  | THREE WAY SWITCH                       |
|  | DIMMER SWITCH                          |
|  | DIMMER THREE WAY SWITCH                |
|  | JAMB SWITCH                            |
|  | SECURITY FLOODLIGHT ON MOTION DETECTOR |

GENERAL NOTES:

- PROVIDE I.C. HOUSING AS NECESSARY IN INSULATED CAVITIES
- PROVIDE TIMER SWITCHES AT ALL EXHAUST FANS
- 85% OF ALL LAMPS SHALL BE HIGH EFFICACY LAMPS
- PROVIDE TAMPER RESISTANT RECEPTACLES AT ALL LOCATIONS EXCEPT WHERE MOUNTED HIGHER THAN 5.5' ABOVE FLOOR OR IN SPACE DEVOTED TO A SPECIFIC APPLIANCE



2 GARAGE ELECTRICAL PLAN - LOFT  
Scale: 1/4" = 1'-0"



1 GARAGE ELECTRICAL PLAN - GROUND FLOOR  
Scale: 1/4" = 1'-0"

SPECIFICATIONS (CONTINUED FROM SP100)

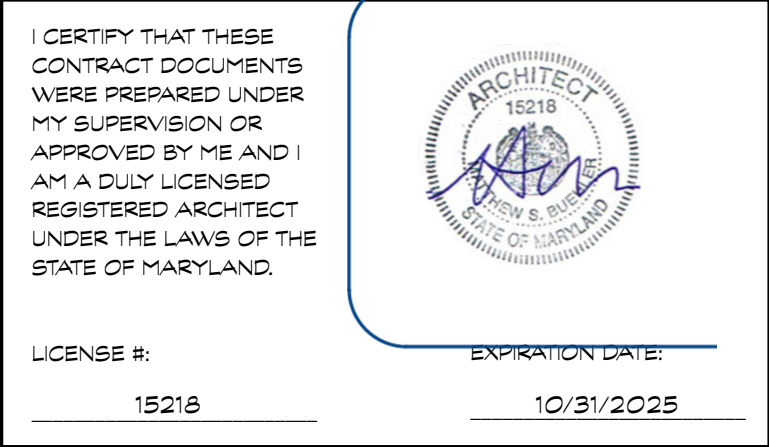
DIVISION 16: ELECTRICAL

- 16.1 Electrical service: Existing electric service shall be reviewed by Contractor and Electrical subcontractor. Provide new service, subpanel and/or additional breakers as necessary to accommodate new work, equipment, systems and appliances. Provide ground fault circuit interrupt breakers at panels as required for all outlets requiring GFCI safety cutoff where indicated and where otherwise required. Label all new circuits at the panel.
- 16.2 Receptacles and Switches: Contractor shall provide wall switches, dimmer switches, and wall plates, etc. in areas of new work in conformance with NEC and local code. Contractor shall provide and install all specialty and appliance receptacles and switches.
- Style: Decora style as manufactured by Lutron.
  - Typical single pole rocker switch shall be Lutron model CA-1PS-WH.
  - Three way rocker switch shall be Lutron model CA-3PS-WH.
  - Dimmer switch shall be Lutron model LUT DVCL-153P-WH (wattage rating requirement should be coordinated with fixtures).
  - Representative duplex receptacle style shall be Lutron model CAR-15/20-SW (coordinate amperage with equipment/circuit).
  - Timer switch for exhaust fans shall be Maestro model MA-T51-WH.
  - Color: All devices and cover plates shall be white, unless noted otherwise.
  - Consistency: Provide new switches and outlets at all new and existing devices through out the house.
  - Plates: use standard, not enlarged wall plates, in finish to match devices.
- 16.3 Provide ground fault interrupt devices where indicated and where otherwise required by code. Provide arc fault devices in all habitable spaces where ground fault are not otherwise provided.
- 16.4 Lighting: Owner to provide, Contractor to install. See drawings for locations. Coordinate mounting heights with Architect. Provide housings rated for insulation contact in all insulated ceiling cavities (housings shall be labeled to indicate <2.0 CFM leakage at 75 Pa.). Seal at housing / interior finish. Submit all recessed fixtures for review and approval prior to rough wiring. 85% of lamps in permanent fixtures or 85% of permanent fixtures shall use high efficiency lamps.
- 16.5 Bath exhausts: Owner to provide, Contractor to install. All exhaust fans shall be Energy Star rated.
- Powder room: Ceiling mounted, 0.5 sones, 50 CFM with 4 inch dia duct.
  - Master bath: Ceiling mounted, 1.0 sones, 110 CFM with 4 inch dia duct.
  - Basement, hall and attic baths: Ceiling mounted, 1.0 sones, 100 CFM with 4" round duct.
- 16.6 Smoke/Fire protection: Smoke/Carbon Monoxide detectors shall be installed in each sleeping room, outside of each separate sleeping area in the immediate vicinity of the bedrooms and on each additional story of the dwelling, including basements and cellars. Provide 10-year lithium ion battery or hardwired with battery back-up. All detectors shall be approved and listed and shall be installed in accordance with the manufacturer's instructions.
- 16.7 Cable TV / Data: Provide Category 5E, 4 pair wiring at each jack as shown on drawings. Contractor shall provide jacks and install for data. Each jack shall be homerun to the service panel.
- 16.8 Door Bell/Chime: Contractor shall install new door bell button at the new front door, hardwired to power and an internal chime. Coordinate locations with Owner for final approval.

BENNETT FRANK MCCARTHY  
architects, inc.

1400 Spring Street, Suite 320, Silver Spring, Maryland 20910-2755  
(301) 585-2222 www.bfmarch.com fax (301) 585-8917

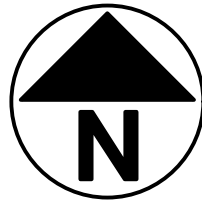
| DATE    | ISSUE - REMARKS |
|---------|-----------------|
| 3/26/25 | HAMP PERMIT SET |
| 4/28/25 | PERMIT SET      |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |
|         |                 |



© 2025 Bennett Frank McCarthy Architects, Inc.

WILLIAMS LANE RENOVATION  
3806 Williams Lane, Chevy Chase, MD 20815  
Project # 2462

28 APRIL 2025 - PERMIT SET



GARAGE  
ELECTRICAL PLANS  
& SPECIFICATIONS  
E102