

Exhibit D

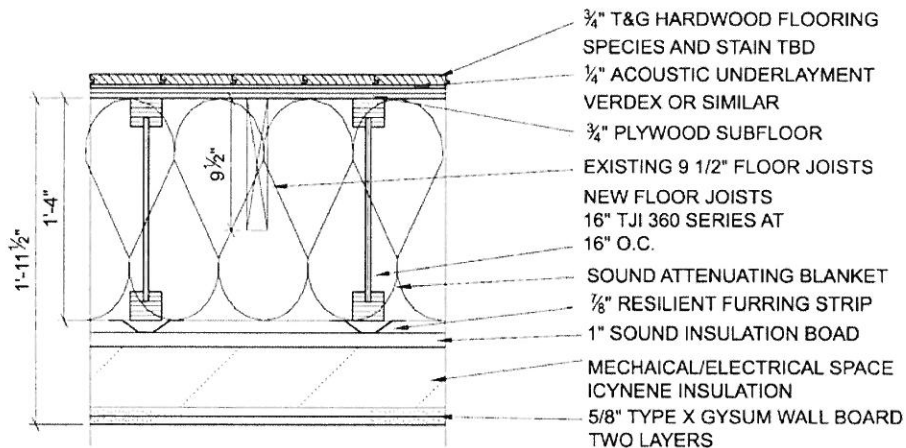
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March 18, 2016

Mr. Matthew Le Grant – Zoning Administrator
Department of Consumer and Regulatory Affairs
1100 4th Street, SW
Washington, DC 20024

Dear Mr. Le Grant –

Thank you for reviewing the concerns at 1514 Q Street, NW. The below image is the detail section that provides the makeup of the floor system at the area in question. The existing floor joists that span the length of the structure are 2x10's (9 1/2" in depth) that do not meet current code or load limits to support the proposed use and are required to be maintained by the HPO office. This requires the new floor joists be placed 16" o.c. between the existing floor joist to maintain their integrity.



The minimum required insulation between floors is R-19 and we must also provide an uninterrupted 1 hour fire separation between the cellar level and 1st floor. The above floor makeup provides this as well as providing an electrical/mechanical area that allows for the continuous 1 hr fire rating to be maintained.

Should you require further information or clarification please do not hesitate in contacting me.

Sincerely,


KC Plice

AYS ENGINEERS, PLC

8837 Western Hemlock Way, Lorton, VA 22079

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March 18, 2016

Re: Floor Framing
1514 Q St NW

The renovation of the building at the address referenced above required a clear floor space of 22 feet from bearing to bearing wall. The minimum joist size that is structurally adequate and that will not provide excessive floor deflection is a 16" depth floor member. As such I recommended a 16" deep wood TJI joist at 16" on center to be used. A floor joist depth of 9 1/4" will not be structurally adequate to span the 22 feet clear floor space.

Please call me at 301-906-5601 if you have any questions.



Alex Sallah, P.E.
Structural Engineer

