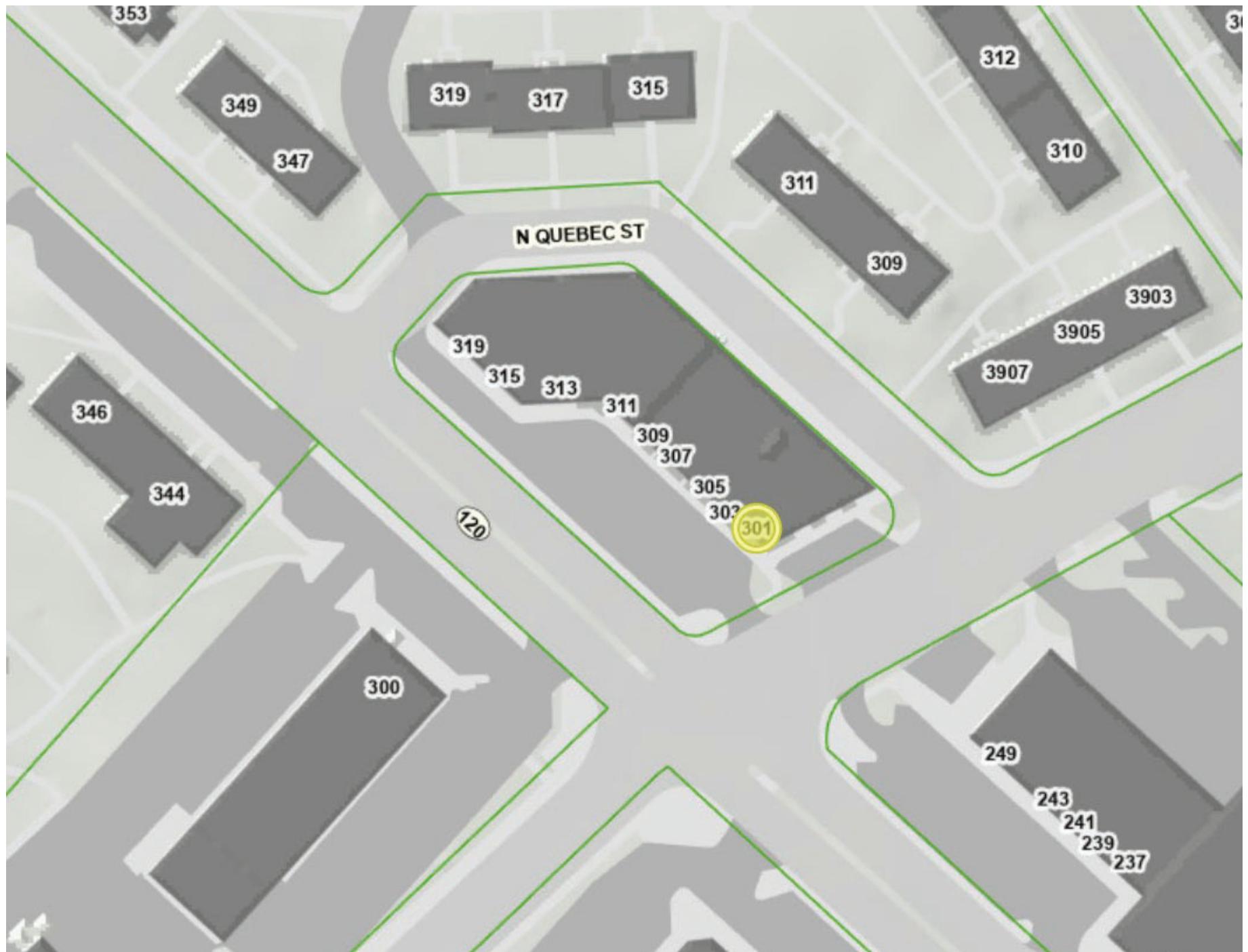


# Historical Affairs and Landmark Review Board

Arlington County, Virginia

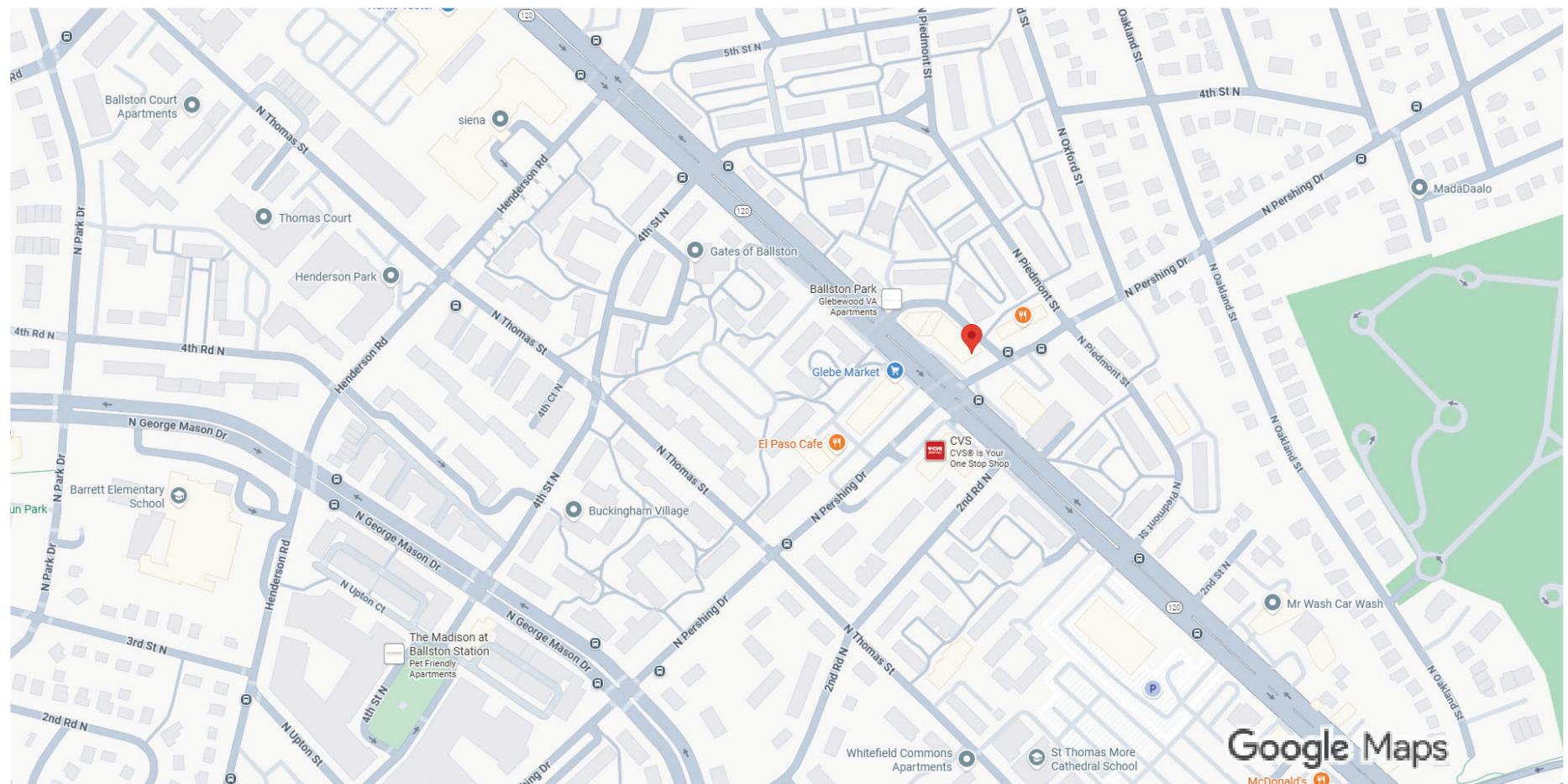


**HALRB Meeting January 21, 2026, CoA 26-02**

**301 N. Glebe Road:** Request for a split system on the roof.

12/29/25, 2:58 PM

301 N Glebe Rd - Google Maps



Imagery ©2025, Map data ©2025 Google 200 ft



## 301 N Glebe Rd



Directions



Save



Nearby



Send to phone



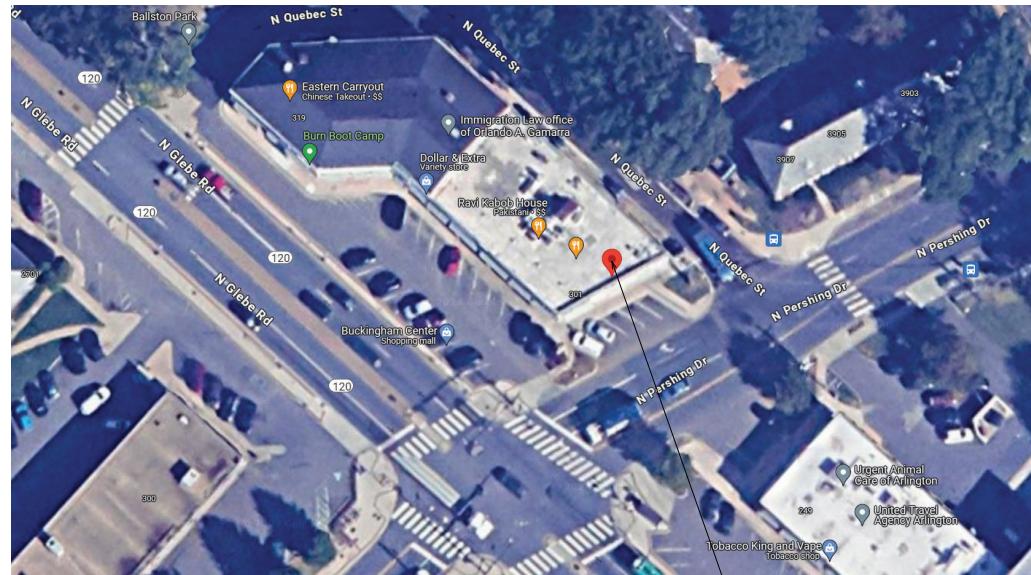
Share



301 N Glebe Rd, Arlington, VA 22203

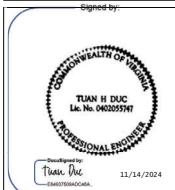
## Photos

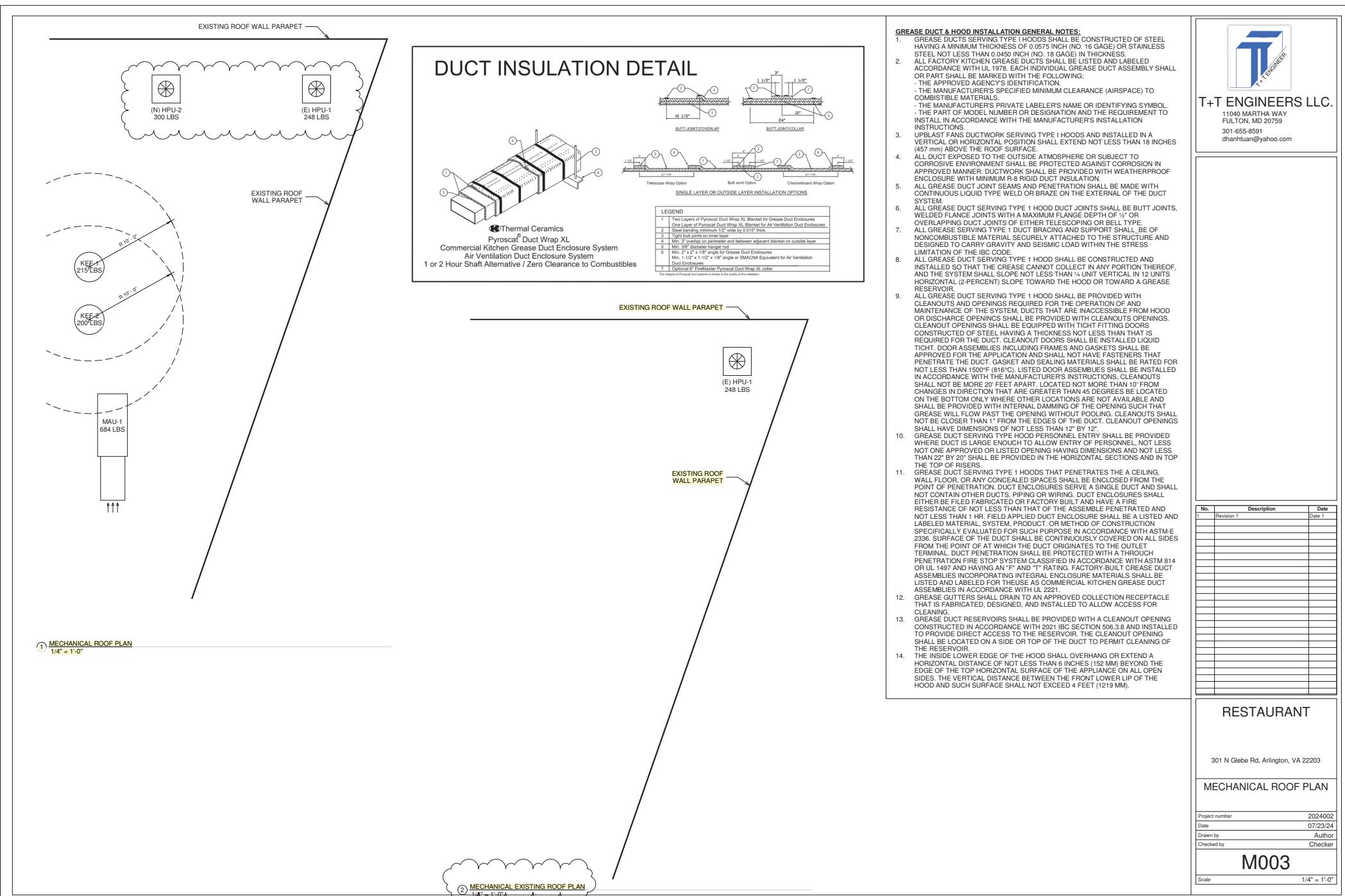
301 N GLEBE RD, ARLINGTON, VA 22203  
RESTAURANT TENANT FITOUT



## SITE PLAN

## — PROJECT LOCATION

BUILDING CODE ANALYSIS		DRAWING INDEX													
<b>PROJECT SUMMARY</b> THE PROJECT IS 1,411 SQ.FT. RESTAURANT. THE EXISTING EMPTY SPACE SHALL BE RENOVATED TO BE A NEW RESTAURANT. LEVEL OF ALTERATION: LEVEL 2		FULTON, MD 20709 301-655-8591 dhanhuan@yahoo.com  Signed by:  Tuan H Duc 040205757 11/14/2024													
<b>APPLICABLE CODES</b> 2021 VIRGINIA CONSTRUCTION CODE 2021 VIRGINIA EXISTING BUILDING CODE 2021 VIRGINIA ENERGY CONSERVATION CODE 2021 VIRGINIA MECHANICAL CODE 2021 VIRGINIA PLUMBING CODE 2021 VIRGINIA SCAFFOLDING CODE 2021 VIRGINIA FIRE PREVENTION CODE 2004 ACCESSIBLE AND USABLE BUILDING AND FACILITIES (ICC/ANSI 117.1)		<b>DRAWING INDEX</b> A100: COVER SHEET A101: DEMOLITION PLAN A102: PROPOSED LAYOUTS A103: LIFE SAFETY PLAN A104: TYPICAL MOULDED DIAGRAMS A105: REFLECTED CEILING PLAN A106: PARTITION TYPES, DETAILS S101: EXISTING ROOF FRAMING PLAN E100: ELECTRICAL NOTES E101: ELECTRICAL PLANS E102: ROOF PLAN E103: ELECTRICAL CALCULATIONS M001: MECHANICAL NOTES M002: MECHANICAL LAYOUT M003: MECHANICAL ROOF PLAN M004: MECHANICAL DETAILS M005: MECHANICAL SCHEDULE/DETAILS M006: KITCHEN HOOD SPECS M007: KITCHEN HOOD SPECS M008: KITCHEN HOOD SPECS M009: KITCHEN HOOD SPECS M010: KITCHEN HOOD SPECS M011: KITCHEN HOOD SPECS M012: KITCHEN HOOD SPECS M013: KITCHEN HOOD SPECS M014: KITCHEN HOOD SPECS M015: KITCHEN HOOD SPECS M016: KITCHEN HOOD SPECS P001: PLUMBING NOTES P002: PLUMBING PLANS P003: GAS PLAN P004: PLUMBING - PIPING DIAGRAMS													
<b>USE OR OCCUPANCY</b> THE EXISTING USE GROUP IS B, CONSTRUCTION TYPE "I-B". THE EXISTING BUILDING IS ONE STORY PLUS BASMENT, THE PROPOSED TENANT SPACE CONSIST BASEMENT AND MAIN LEVEL. THE TOTAL AREA FOR 2 LEVEL IS 2822 SQ.FT. THE BASEMENT IS USED FOR STORAGE ONLY. THE MAIN LEVEL IS FOR DINE IN RESTAURANT. THE BASEMENT AND MAIN LEVEL IS SEPARATED WITH 1 HOUR FIRE RATED WALL AND FLOOR.		<b>GENERAL NOTES:</b> OCCUPANCY GROUP: SEPARATED B AND S-2 CONSTRUCTION TYPE: I-B BUILDING HEIGHT: 18' NO. OF STORIES ABOVE GRADE: 1 WITH BASEMENT FULLY SPRINKLERED: NO FIRE ALARM SYSTEM: NO TENANT'S SQUARE FOOTAGE: 2,822 SQ.FT													
OCCUPANT LOAD: MAIN LEVEL: KITCHEN AREA: 460/200 GROSS = 3 OCCUPANTS SEATING AREA: 643/15 NET = 43 OCCUPANTS TOTAL OCCUPANT LOAD: 46 PER IBC 1004.4		BASEMENT: STORAGE AREA: 1411/300 GROSS = 5 OCCUPANTS TOTAL OCCUPANT LOAD: 5 PER IBC 1004.4													
<b>MEANS OF EGRESS SIZING</b> 1006.2.1 MAIL LEVEL: USE GROUP B 1 EGRESS REQUIRED. 1 EGRESS PROVIDED. EGRESS WIDTH REQUIRED = 46 OCCUPANTS x 0.2" = 9.2 INCHES WIDTH REQUIRED. EGRESS WIDTH PROVIDED = 72 INCHES															
BASEMENT: USE GROUP S-2 1 EGRESS REQUIRED. 1 EGRESS PROVIDED. EGRESS WIDTH REQUIRED = 5 OCCUPANTS x 0.2" = 1.0 INCHES WIDTH REQUIRED. EGRESS WIDTH PROVIDED = 36 INCHES															
<b>TRAVEL DISTANCE</b> MAXIMUM TRAVEL DISTANCE = 200 FT. ACTUAL TRAVEL DISTANCE = 80 FT.															
<b>FIRE NOTES</b> TENANT SPACE MUST BE EQUIPPED FOR FIRE CODE REQUIREMENTS 1. NEW 2 FIRE EXTINGUISHERS.															
<b>RESTAURANT</b> 301 N Glebe Rd, Arlington, VA 22203															
<b>COVER SHEET</b> <table border="1"> <tr> <td>Project number</td> <td>2024002</td> </tr> <tr> <td>Date</td> <td>07/23/24</td> </tr> <tr> <td>Drawn by</td> <td></td> </tr> <tr> <td>Checked by</td> <td></td> </tr> <tr> <td colspan="2">A100</td> </tr> <tr> <td>Scale</td> <td></td> </tr> </table>				Project number	2024002	Date	07/23/24	Drawn by		Checked by		A100		Scale	
Project number	2024002														
Date	07/23/24														
Drawn by															
Checked by															
A100															
Scale															





Air Conditioning & Heating

# GLZS4B



## ENERGY-EFFICIENT STANDARD FAMILY R-32 SPLIT SYSTEM HEAT PUMP UP TO 15.2 SEER2 & 7.8 HSPF2 1½ TO 5 TONS

### Contents

Nomenclature.....	2
Product Specifications.....	3
Expanded Cooling Data .....	4
Expanded Heating Data.....	18
Performance Data .....	20
Dimensions .....	21
Wiring Diagrams .....	22
Accessories .....	24

## R32

### Standard Features

- High-efficiency compressor
- SmartShift® technology to ensure quiet reliable defrost
- Enhanced aluminum fin coil- 5 mm diameter on 1.5T-3.5 Ton
- Enhanced aluminum fin coil with 7mm diameter copper tubes in 4.0- to 5.0-ton
- Single-speed PSC condenser fan motor
- Factory-installed bi-flow liquid-line filter drier
- Factory-installed suction-line accumulator
- Factory-installed compressor crankcase heater
- Factory-installed high-capacity muffler
- High- and low-pressure switches
- Service valves with sweat connections and easy access to gauge ports
- Fully charged for 15' of tubing length
- Fully enclosed contactor with lug connection
- Ground lug connection
- Capacitors with extended life
- AHRI Certified; ETL Listed

### Cabinet Features

- Removable grille-style top design compliant with UL 60335-2-40
- Steel louver coil guard
- Heavy-gauge galvanized-steel cabinet
- Attractive Architectural Gray powder-paint finish with 500-hour salt-spray approval
- Top and side maintenance access
- When properly anchored, meets the 2023 Florida Building Code unit integrity requirements for hurricane-type winds (Anchor bracket kits available.)

10  
YEAR  
PARTS  
LIMITED  
WARRANTY\*



COMPANY WITH  
QUALITY SYSTEM  
CERTIFIED BY DNV GL  
= ISO 9001 =

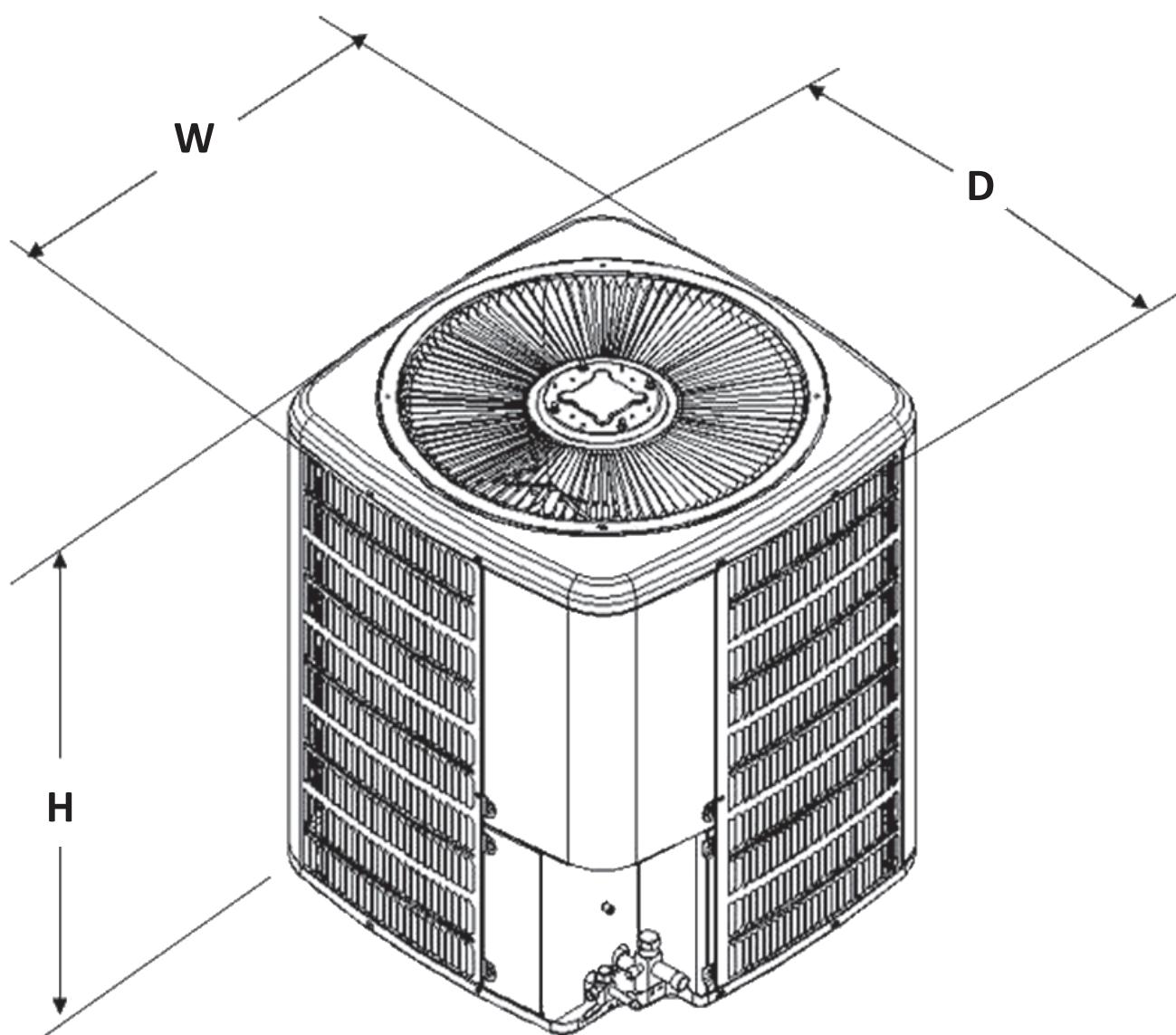
COMPANY WITH  
ENVIRONMENTAL SYSTEM  
CERTIFIED BY DNV GL  
= ISO 14001 =



\* Complete warranty details available from your local dealer or at [www.goodmanmfg.com](http://www.goodmanmfg.com). To receive the 10-Year Parts Limited Warranty, online registration must be completed within 60 days of installation. Online registration is not required in California or Québec. The duration of warranty coverages in Texas and Florida differs in some cases.

**DIMENSIONS**

MODEL	DIMENSIONS		
	W"	D"	H"
GLZS4BA1810A*	29	29	32 $\frac{1}{2}$
GLZS4BA2410A*	29	29	32 $\frac{1}{2}$
GLZS4BA3010A*	29	29	39 $\frac{1}{2}$
GLZS4BA3610A*	35 $\frac{1}{2}$	35 $\frac{1}{2}$	35 $\frac{3}{4}$
GLZS4BA4210A*	35 $\frac{1}{2}$	35 $\frac{1}{2}$	35 $\frac{3}{4}$
GLZS4BA4810A*	35 $\frac{1}{2}$	35 $\frac{1}{2}$	36 $\frac{1}{2}$
GLZS4MA6010A*	35 $\frac{1}{2}$	35 $\frac{1}{2}$	41 $\frac{3}{4}$



## ACCESSORIES

MODEL #	DESCRIPTION	GLZS4BA 1810*	GLZS4BA 2410*	GLZS4BA 3010*	GLZS4BA 3610*	GLZS4BA 4210*	GLZS4BA 4810*	GLZS4BA 6010*
ABK-20	Anchor Bracket Kit ♦	X	X	X	X	X	X	X
ASC01A	Anti-Short Cycle Kit	X	X	X	X	X	X	X
CSR-U-1	Hard-start Kit	X	X	X	X	X	X	X
FSK01A <sup>1</sup>	Freeze Protection Kit	X	X	X	X	X	X	X
LSK02A	Liquid Line Solenoid Kit	X	X	X	X	X	X	X
LAKT01	Low-Ambient Kit	X	X	X	X	X	X	X
OT18-60A <sup>2</sup>	Outdoor Thermostat w/ Lockout Stat	X	X	X	X	X	X	X

<sup>♦</sup> Contains 20 brackets; four brackets needed to anchor unit to pad

<sup>1</sup> Installed on indoor coil

<sup>2</sup> Required for heat pump applications where ambient temperatures fall below 0°F with 50% or higher relative humidity.

**All AHRI system ratings are accessible in the System Configurator tool via PartnerLink.**

Our continuing commitment to quality products may mean a change in specifications without notice.  
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