STATEMENT OF EXISTING AND INTENDED USE

The subject property, Lot 801 in Square 3956 , with premises address of 1300 Rhode Island Avenue, NE, is currently vacant.

The applicant requests special exception approval to permit construction of gasoline service station. The development will also include a convenience store and a car wash, both of which are matter-of-right uses in the C-2-A zone. The C-2-A zone permits development to a total of 2.5 FAR (1.5 of which may be commercial). As proposed, the gasoline service station will have an FAR of 0.11.

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Board of Zoning Adjustment
District of Columbia
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EXHIBIT NO.9