GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS

Building and Land Regulation Administration
Office of the Zoning Administrator

July 17, 2003

MEMORANDUM

TO: Board of Zoning Adjustment

FROM: Faye Ogunneye, Chief
Zoning Review Branch

SUBJECT: Proposed Construction of an Addition to a Non-conforming Structure located at premises 2609 P Street, N.W., Lot(s) 95, in Square 1265, Zoned C-1

Review of plans for the proposed structure at the above subject premises indicates that the Board of Zoning Adjustment approval is required as follows:

1. Variance relief from Section 2001.3(a) for a non-conforming percentage of lot occupancy requirements of a single family dwelling in the C-1 Zone. (3103.2)

fo/ee

BZA
Case No. 17060
Exhibit No. 5

Board of Zoning Adjustment
District of Columbia
CASE NO. 17060
EXHIBIT NO. 5

NOTES AND COMPUTATIONS

ADDRESS: **2609 P Street, N.W.** LOT(S): **95** SQUARE: **1265**

ZONED: **C-1**

	REQUIRED	ALLOWED	PROVIDED	VARIANCE
LOT AREA	N/P		607 Sq. Ft.	
LOT WIDTH	N/P		15.08'	
LOT OCCUPANCY (60%)	60%	364 Sq. Ft.	546.5 Sq. Ft.	182.5 Sq. Ft. (30%)
FLOOR AREA RATIO ()	N/A			
PARKING SPACES	Existing			
LOADING BERTHS	N/A		N/A	
FRONT YARD	N/A		N/a	
REAR YARD	20'		4'	N/A (Existing)
SIDE YARD	N/A		N/A	
COURT, OPEN	N/A		N/A	
COURT, CLOSED	N/A		N/A	