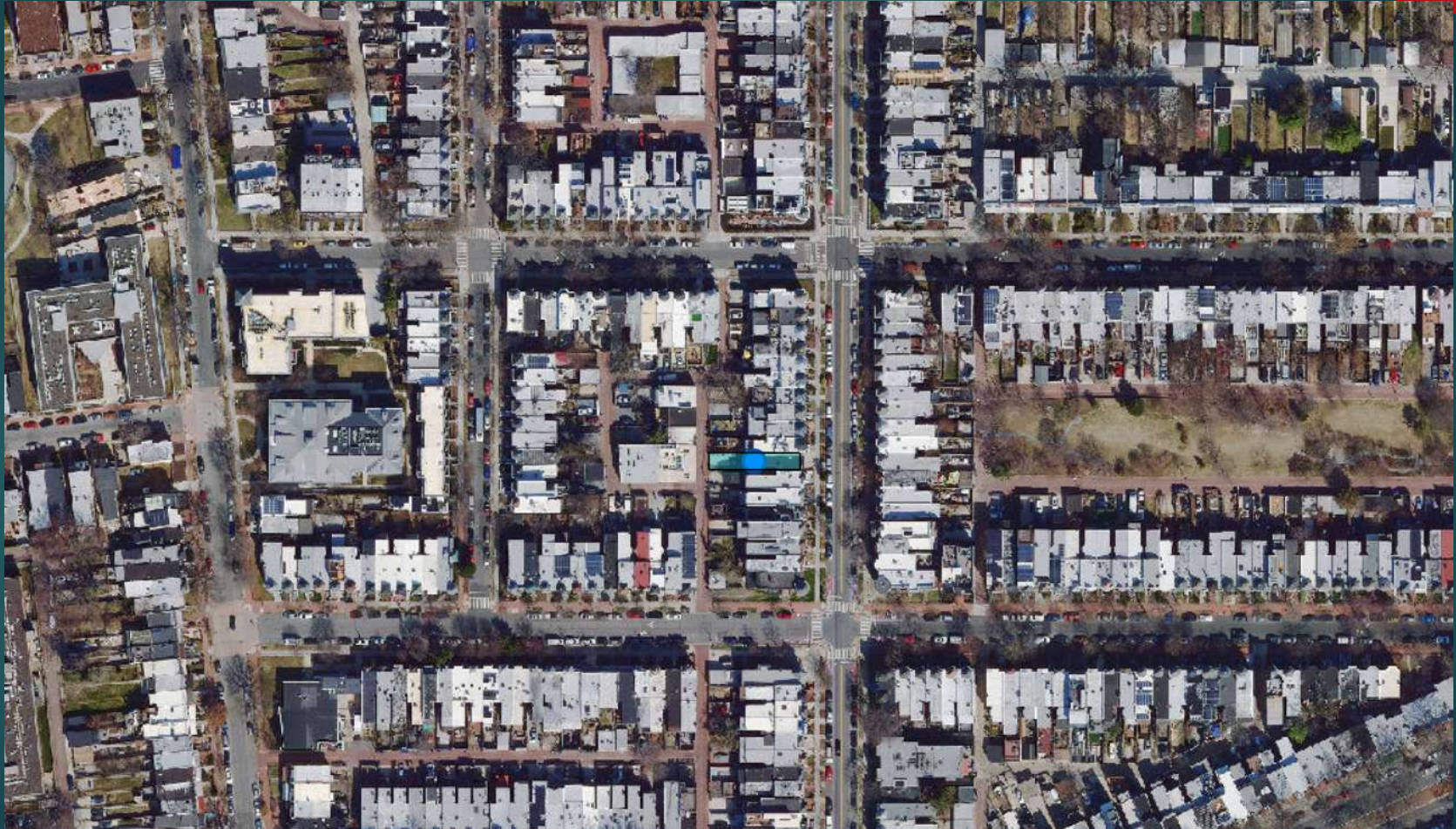




2016 1st St. NW

SPECIAL EXCEPTION AND VARIANCE REQUEST

Aerial View



Overview



Zone: RF-1

- 2 residential units permitted by-right
- 3 units permitted by special exception

Project proposal:

- No proposed construction
- Bringing prior use into compliance

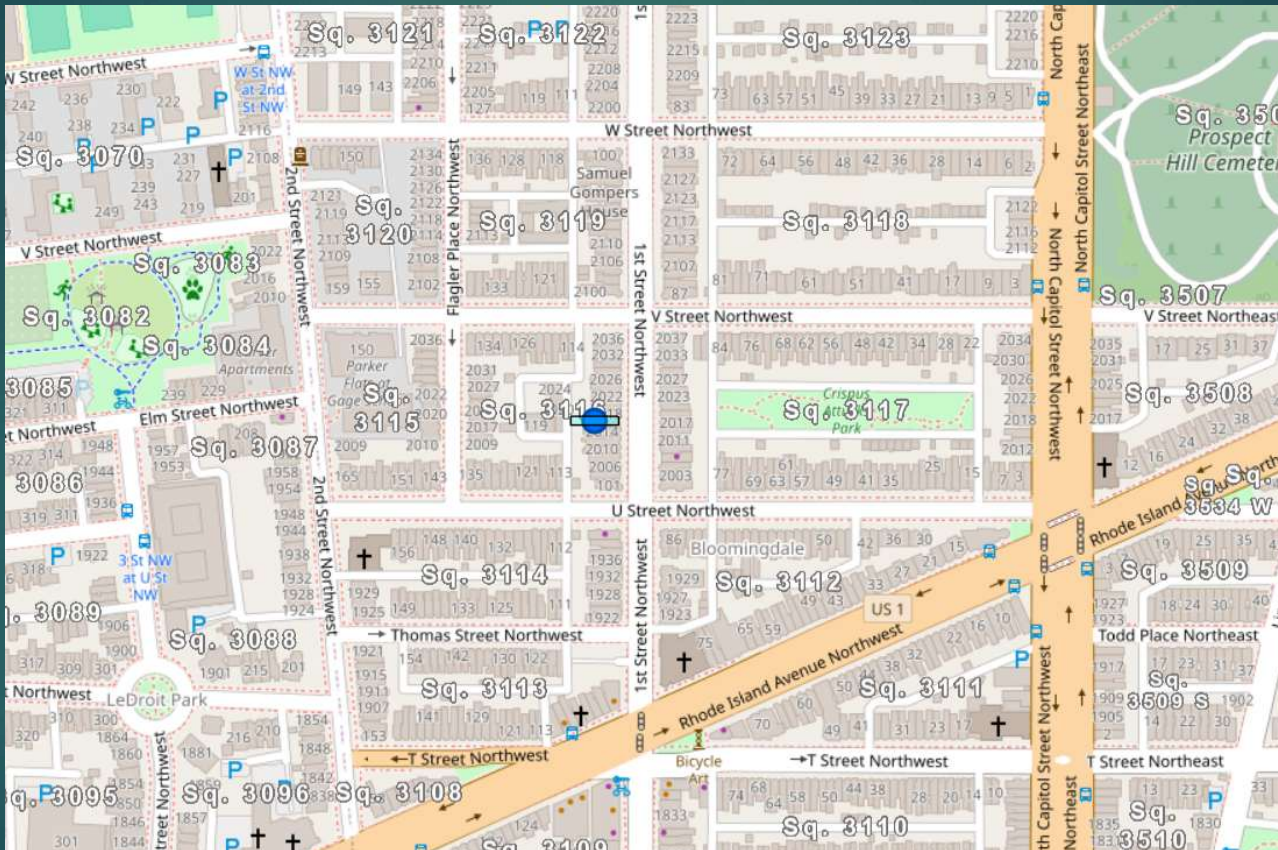
Relief Requested:

- Special Exception for conversion to 3-unit apartment house
- Variance to waive 900 foot rule
- Special Exception to reduce parking requirement

Comparison View – Pre/Post Restoration



Nearby 3-Unit Buildings



Project Support



- Recommendation of approval from Office of Planning
- Support from ANC 5E
- Letters of support from adjacent neighbors
- Support from Bloomingdale Civic Association



Questions?