



MEMO

To: Board of Zoning Adjustment

From: 2222 Q Street Owner LLC

Date: July 15, 2026

Re: BZA #21453 – 2222 Q Street NW – Trash Management Plan

Trash Management Plan

- Current Operations. Prior to the Applicant acquiring the property, the building did not provide a dedicated space for trash collection, with trash being stored in plastic rolling bins located outside to the rear of the property and being rolled to the public alley for pick-up on trash collection days. See Figure 1 below.
- Proposed New Waste Management Facility and Building-Wide System. Approval of the requested variance will enable the Applicant to make the necessary investment to renovate a portion of the cellar level to create a centralized, indoor trash collection facility and to construct trash and recycling chutes for residents on all levels to drop trash and recycling directly down to the new cellar facility. The proposed wholly new waste management system and facility will reduce the burden of trash management borne primarily by residents under the prior system and allow the Applicant to fully internalize trash collection and storage operations. See Figure 2 below
- Proposed Trash Management. The proposed new cellar trash facility will include a compactor and will collect trash & recycling (via the chutes) into dumpsters to be internally stored until trash day. On trash collection days, property management will roll the dumpsters out of the newly constructed egress to the public alley, where trash pickup occurs, and then return the dumpsters back to the indoor cellar-level trash facility.

*Note: Construction of the new cellar-level trash collection facility and building-wide trash/recycling chute collection system is contingent upon approval of the requested variance. Denial of the variance and the resulting reduction in the approved construction financing would require the elimination of these features from the project budget and proposed scope of work for building and system improvements. The Applicant is committed to providing effective waste management to serve building residents and to combat rodents and pests, which are an ongoing issue throughout Dupon Circle and the surrounding area, and the proposed improvements and newly-installed trash and recycling systems, if achievable, will best ensure successful long-term waste management for the building.

[illegible]

PROPOSED BASEMENT PLAN