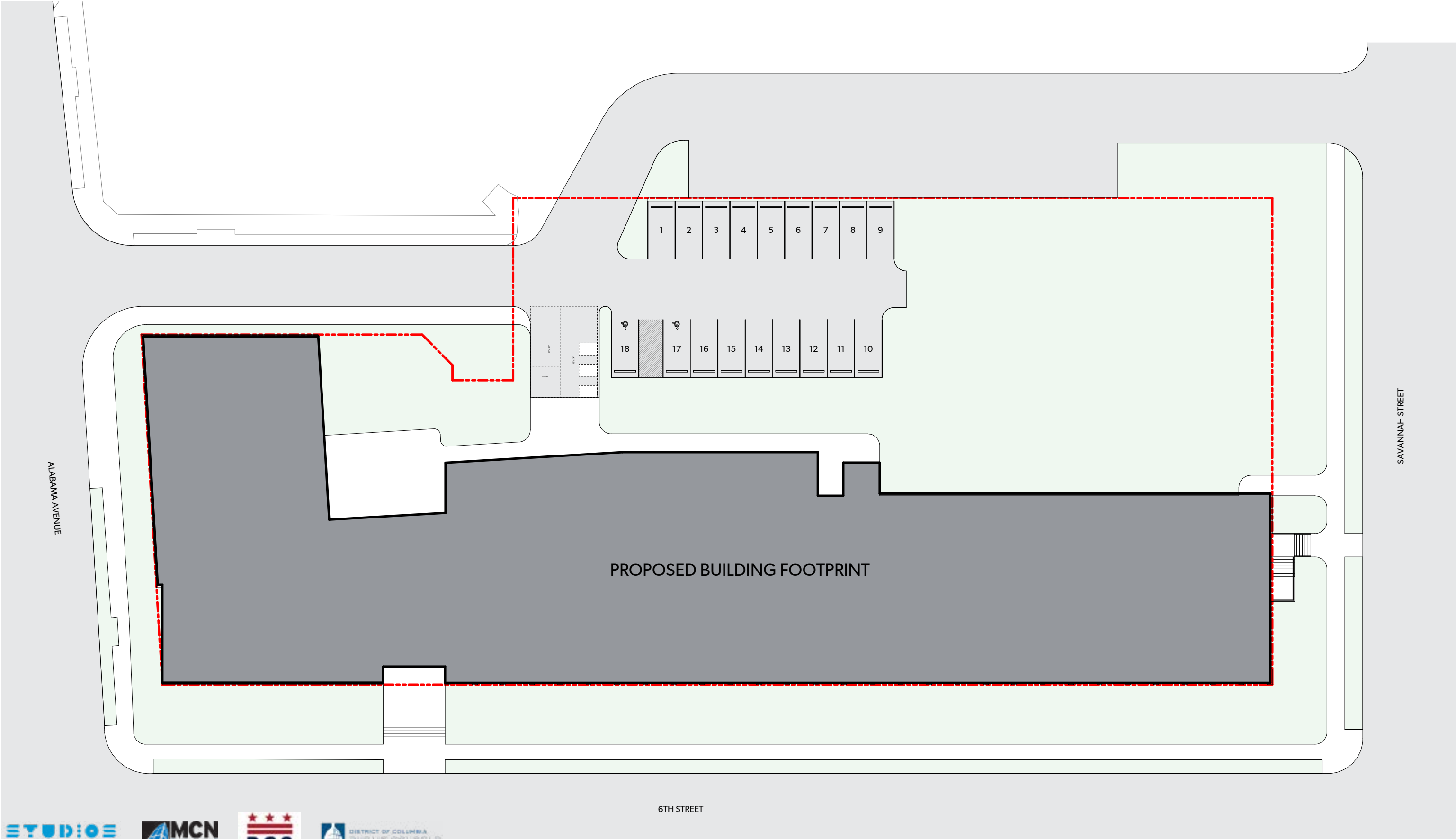


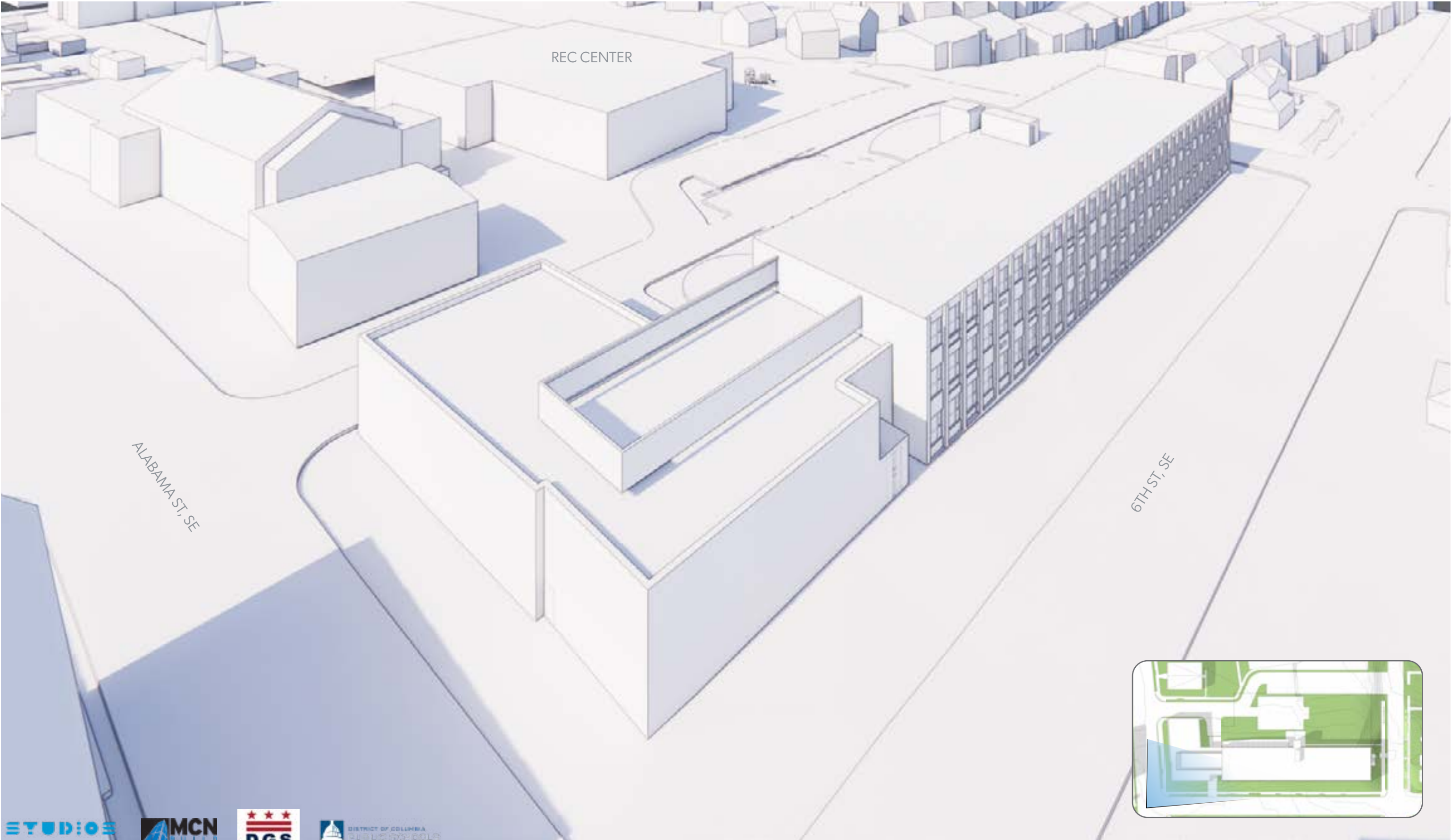
KING ELEMENTARY SCHOOL

BZA

16-OCTOBER-2024

ZONING DEVELOPMENT DATA - KING ELEMENTARY SCHOOL			
	ALLOWED / REQUIRED	PROPOSED	COMMENTS
ADDRESS	3200 6th St, SE	-	
SQUARE / LOT	5975 / 0806	-	
ZONING DISTRICT	R-2	-	
LOT SIZE	53,331 SF	-	Confirmed by Wiles Mensch survey team
FAR (MAX)	1.8 (96,142.5 SF)	1.28 (68,081 SF)	
LOT OCCUPANCY	60%	52% (27,323 SF)	Max allowed lot coverage: 31,998.6 SF
BUILDING HEIGHT	60'-0"	40' - 0"	
NUMBER OF STORIES	N/A	3	
PENTHOUSE	1:1 setback; Max Height of 18'-6"	12'-0" H	
FRONT SETBACK	No lesser/greater than existing setbacks on block	-	
REAR YARD SETBACK	None	-	Subtitle D 4907.2 in the case of a lot that abuts or adjoins along the rear lot line a rec area, no rear yard shall be required
SIDE YARD SETBACK	(2) required; 8'-0"	8'-0"	4905.5 side yard may be omitted along a side street abutting a corner lot in an R zone
PERVIOUS SURFACE %	30%		
COURTS	2 1/2" / FT, Min. 6 FT Wide; Area must be twice the square of the req dims, 250 sf min.	N/A	
GREEN AREA RATIO	N/A	N/A	GAR not applicable in Zone R
LOADING BERTHS	(1) 12x30	(1) 12x30	
LOADING PLATFORMS	(1) min. 8 FT deep, 100 SF	(1) 8 FT deep, 100 SF	
DELIEVERY/SERVICE SPACE	(1) 10x20	(1) 10x20	
PARKING	.25 / 1,000 GSF	18	
SHORT TERM BICYCLE STORAGE	1 / 2,000 GSF	35	
LONG TERM BICYCLE STORAGE	1 / 7,500 GSF	10	

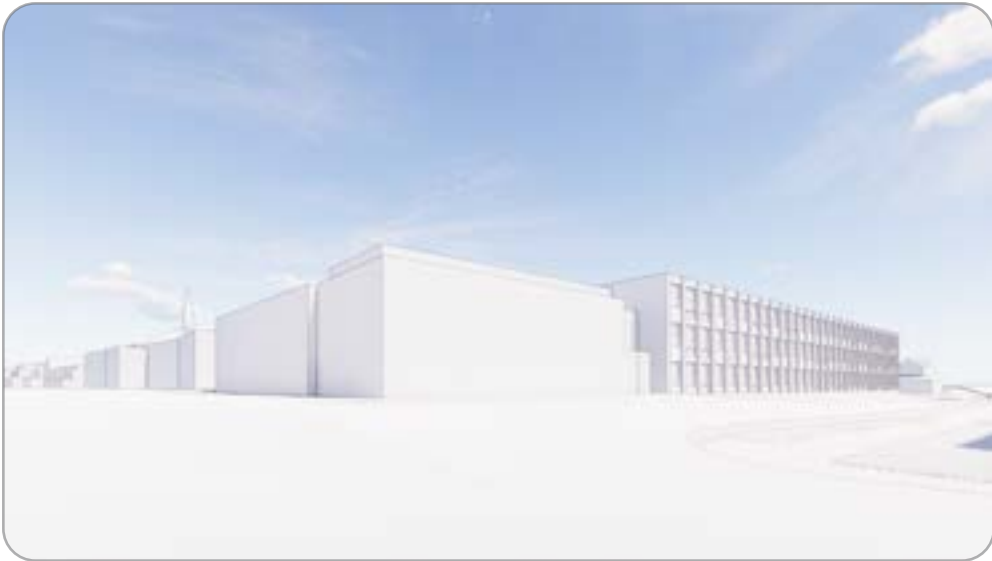
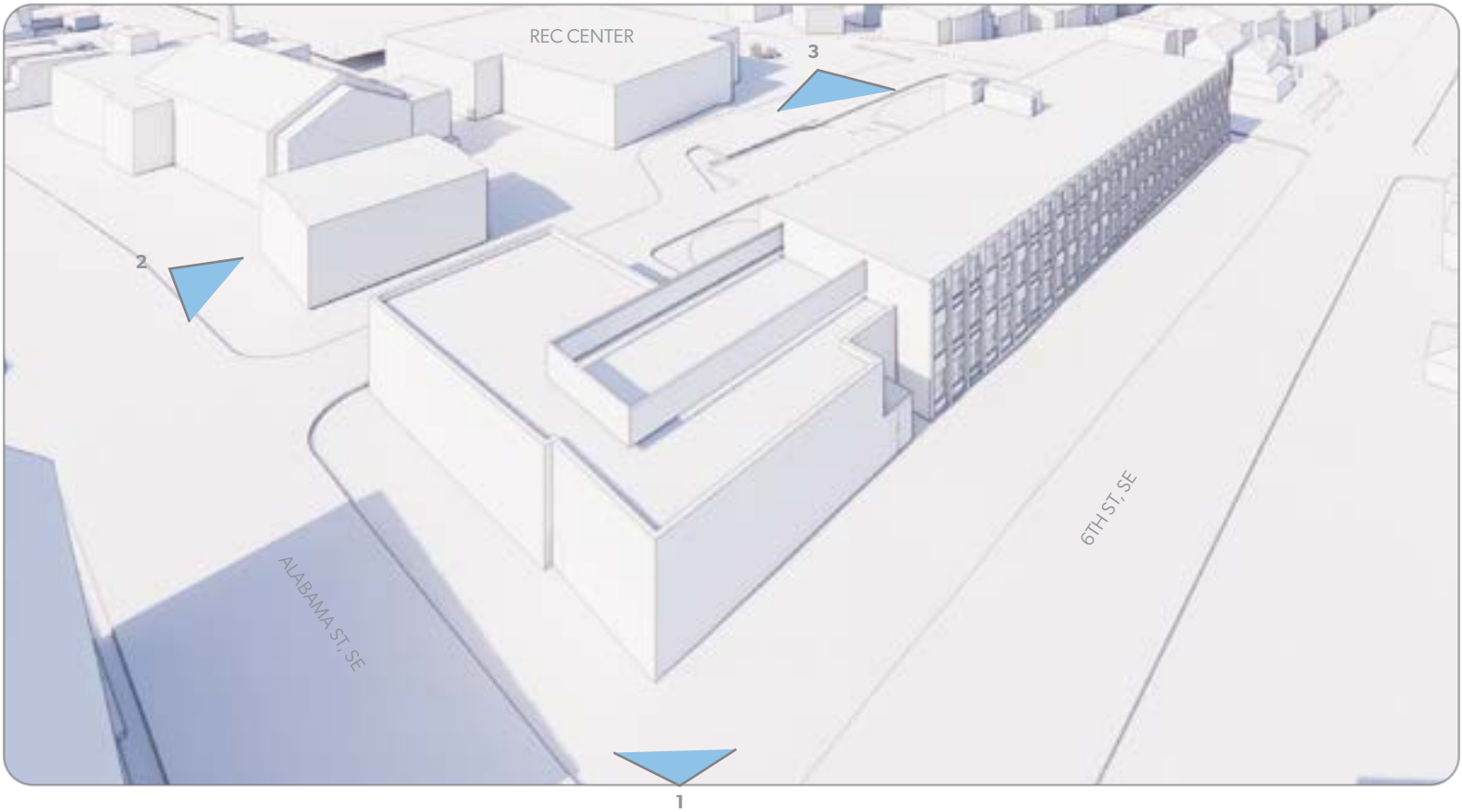












1| ALABAMA AND 6TH, SE



2| ALABAMA AND ACCESS RD, SE



3| REC CENTER PROPERTY