

**GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
OFFICE OF THE ZONING ADMINISTRATOR**



May 10, 2017

MEMORANDUM

TO: Board of Zoning Adjustment

FROM: Matthew Le Grant *MLG*
Zoning Administrator *MB*

THROUGH: Shawn Gibbs
Zoning Technician

SUBJECT: **Modification of BZA Order No. 13991 for an existing Retail Grocery Store and Delicatessen (Basement for Storage).**
Location: 522 ½ K St NE
Square, Suffix, Lot: Lot 0056 in Square 0830
Zone: RF-1
DCRA Building Permit #: CO1701652

Review of the plans for the subject property referenced above indicates that Board of Zoning Adjustment approval is required as follows:

1. Modification of Significance to Board of Zoning Adjustment Order No. 13991 (Decision Date of October 5, 1983) pursuant to 11 DCMR Sub. Y 704 for the following revisions:
 - a. Addition of accessory Fast Food Establishment to Retail Grocery Store/Deli.
 - b. Expansion of the retail use to the basement (*identified as storage facilities under Paragraph 4 of the Findings of Fact*);
 - c. Change the operating hours from 8:00 am to 8:00 pm Monday through Saturday and 8:00 am to 6:00 pm on Sundays (*Paragraph 10 of the Findings of Fact*) to 9:00 am to 9:00 pm Monday through Saturday and 9:00 am to 6:00 pm on Sundays;
 - d. Increase the number of employees from two (*Paragraph 10 of the Findings of Fact*) to seven; and

- e. Increase the number of seats from 0 seats (*Paragraph 10 of the Findings of Fact*) to 18 seats total (10 seats in the basement, and eight seats on the first floor)

Note: All applicants must provide the Office of the Zoning Administrator with submission verification, in the form of a formal receipt from the BZA, within 30 days of the date of this memo.