

## ANNOTATED TABULATIONS OF ZONING DATA

Requirement	Required/Allowed	Proposed	Relief
Subtitle K, SEFC Zone Requirements			
Lot Area (combined area of Parcels F, H/I, and Q)	N/A	291,752 sf	None
Lot Occupancy (11-K DCMR "K" §§ 204, 224)	SEFC-2: 100% for non-residential uses SEFC-3: 100% for preferred uses; 75% otherwise	N/A	None
FAR (K §§ 202, 222) Gross Floor Area ("GFA")	SEFC-2: 6.0 maximum; 3.0 non-residential maximum FAR (no separate GFA limits) SEFC-3: 3.5 maximum; 0.5 non-residential maximum FAR (no separate GFA limits)	N/A	None
Height (K §§ 203, 223)	SEFC-2: 110 feet SEFC-3: 90 feet	N/A	None
Rear Yard (K §§ 206, 225)	SEFC-2/-3: 12 feet	N/A	None
Side Yard (K §§ 207, 226)	SEFC-2: None required; min. 5 feet SEFC-3: None required; min. 4 feet	N/A	None
Driveway/Loading Access (K §§ 209)	None from M Street, S.E.	All 3 lots comply	None