

SQUARES ABOUT SQUARE: E0475 LOT: 1



ZONING REGULATIONS

C-2-A PERMITS MATTER-OF-RIGHT LOW DENSITY DEVELOPMENT, INCLUDING OFFICE, RETAIL, AND ALL KINDS OF RESIDENTIAL USES TO A MAXIMUM LOT OCCUPANCY OF 60% FOR RESIDENTIAL USE, A MAXIMUM FAR OF 2.5 FOR RESIDENTIAL USE AND 1.5 FAR FOR OTHER PERMITTED USES, AND A MAXIMUM HEIGHT OF FIFTY (50) FEET

R-4 PERMITS MATTER-OF-RIGHT DEVELOPMENT OF SINGLE-FAMILY RESIDENTIAL USES (INCLUDING DETACHED, SEMI-DETACHED, ROW DWELLINGS, AND FLATS), CHURCHES AND PUBLIC SCHOOLS WITH A MINIMUM LOT WIDTH OF 18 FEET, A MINIMUM LOT AREA OF 1,800 SQUARE FEET AND A MAXIMUM LOT OCCUPANCY OF 60% FOR ROW DWELLINGS, CHURCHES AND FLATS, A MINIMUM LOT WIDTH OF 30 FEET AND A MINIMUM LOT AREA OF 3000 SQUARE FEET FOR SEMI-DETACHED STRUCTURES, A MINIMUM LOT WIDTH OF 40 FEET AND A MINIMUM LOT AREA OF 4000 SQUARE FEET AND 40% LOT OCCUPANCY FOR ALL OTHER STRUCTURES; AND A MAXIMUM HEIGHT OF THREE (3) STORIES/FORTY (40) FEET. CONVERSIONS OF EXISTING BUILDINGS TO APARTMENTS ARE PERMITTED FOR LOTS WITH A MINIMUM LOT AREA OF 900 SQUARE FEET PER DWELLING UNIT.

SOURCE : DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS FOR THE DISTRICT OF COLUMBIA, WASHINGTON, DC GEOGRAPHIC INFORMATION SYSTEM • THE DISTRICT ZONING DEPARTMENT

ZONING COMMISSION
District of Columbia
CASE NO. 08-11 08-11
EXHIBIT NO. 5