

## Zoning Commission Case No. 08-30 - Requested Relief

| Required Relief                                                                                                                                                                    | Required/Permitted                                                              | Proposed                                                                                         |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------|
| <u>Zoning Commission Review</u> (Section 1610.1)<br>for: <ul style="list-style-type: none"> <li>Projects in Square 700</li> <li>Projects receiving combined lot density</li> </ul> | Design Review Required                                                          | Design Review Requested                                                                          |
| <u>Special Exception Relief</u><br>Rooftop Structures (Section 411.11): <ul style="list-style-type: none"> <li>Number</li> <li>Setback</li> <li>Varying Heights</li> </ul>         | Maximum of 3<br><br>18'5"<br><br>Uniform height                                 | 5<br><br>Minimum of 13'6"<br><br>18'5" and 18'6"                                                 |
| <u>Variance Relief</u><br>Loading (Section 2201.1)                                                                                                                                 | 6 berths (4 at 30' deep and 2 at 55' deep)<br><br>3 service and delivery spaces | 6 berths at 30' deep<br><br>1 service and delivery space                                         |
| Step-Back Requirement (Section 1607.2)                                                                                                                                             | Setback of 20' above 65'                                                        | Varies                                                                                           |
| Ground Floor Retail Requirement (Section 1607.3)                                                                                                                                   | 75% of ground floor                                                             | 69% of ground floor                                                                              |
| Set-Back Requirement (Section 1604.3)                                                                                                                                              | 15' along M Street                                                              | 15' for first floor along M Street<br>Varies at upper floors and at corner of M and Half Streets |
| Lot Occupancy (Section 634.1)                                                                                                                                                      | Maximum of 75%                                                                  | 79.8% (residential only)<br>81.8% (whole building)                                               |

ZONING COMMISSION  
District of Columbia