

**Return to L'Enfant PUD**  
**Zoning Commission Case No. 08-34**  
**Annotated Table (§2403.11)**

	<b>HR/C-3-C Zone District</b>	<b>C-4 Zone District</b>	<b>Proposed Project</b>
<b>Height</b>	<u>C-3-C</u> : 90 feet <u>C-3-C PUD</u> : 130 feet <u>HR</u> : maximum permitted by 1910 Height Act with 2.0 FAR devoted to hotel or residential	<u>C-4</u> : 130 feet (if fronting street with r-o-w of 110 feet) <u>C-4 PUD</u> : 130 feet	130 feet
<b>FAR</b>	<u>C-3-C</u> : 6.5 FAR <u>C-3-C PUD</u> : 8.0 FAR <u>HR</u> : 8.5 FAR with 2.0 FAR devoted to hotel or residential	<u>C-4</u> : 10.0 FAR <u>C-4 PUD</u> : 11.0 FAR	8.98 FAR
<b>Lot Occupancy</b>	100%	100%	91%
<b>Parking</b>	<u>Office</u> : 1 space/1,800 sf in excess of 2,000 sf <u>Retail</u> : 1 space/750 sf in excess of 3,000 sf <u>Residential</u> : 1 space/4 du	<u>Office</u> : 1 space/1,800 sf in excess of 2,000 sf <u>Retail</u> : 1 space/3,000 sf in excess of 30,000 sf <u>Residential</u> : 1 space/4 du	<u>Office</u> : 1 space/1,800 sf in excess of 2,000 sf = 1,115 spaces <u>Retail</u> : 1 space/3,000 sf in excess of 30,000 sf = 25 spaces <u>Residential</u> : 1 space/4 du = 38 spaces
<b>Loading</b>	<u>Office (more than 200,000 sf)</u> : 3 berths at 30 ft, 3 platforms at 100 sf, 1 service/delivery space at 20 ft <u>Retail (20,000 to 100,000 sf)</u> : 1 berth at 30 ft, 1 berth at 55 feet, 1 platform at 100 sf, 1 platform at 200 sf, 1 service/delivery space at 20 ft <u>Residential (more than 50 du)</u> : 1 berth at 55 ft, 1 platform at 200 sf, 1 service/delivery space at 20 ft	<u>Office (more than 200,000 sf)</u> : 3 berths at 30 ft, 3 platforms at 100 sf, 1 service/delivery space at 20 ft <u>Retail (20,000 to 100,000 sf)</u> : 1 berth at 30 ft, 1 berth at 55 feet, 1 platform at 100 sf, 1 platform at 200 sf, 1 service/delivery space at 20 ft <u>Residential (more than 50 du)</u> : 1 berth at 55 ft, 1 platform at 200 sf, 1 service/delivery space at 20 ft	<u>Total Requirement</u> : 4 berths at 30 ft, 2 berths at 55 ft, 4 platforms at 100 sf, 2 platforms at 200 sf, 3 service/delivery spaces at 20 ft. <u>Total Provided</u> : 8 berths at 30 ft, 1 berths at 55 ft, 8 platforms at 100 sf, 1 platforms at 200 sf, 4 service/delivery spaces at 20 ft. <u>Flexibility</u> : 1 berth at 55ft , 1 platform at 200 sf

<b>Uses Permitted</b>	Office, residential, retail, institutional	Office, residential, retail, institutional	Office, residential, retail, institutional