

ZC 15-09

Opposition

Partial "Trade Area" Data

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From historic to hip, Washington, DC is home to 54 diverse business corridors

Columbia Heights

(This certainly includes parts of “Lanier Heights”)

[WDCEP > Neighborhoods](#)

34.7K residents **within a 10-minute walk**

\$91K average income of new households

7,133 average monthly Capital Bikeshare arrivals

Alive with activity, Columbia Heights is one of DC’s most diverse and urban neighborhoods. The catalysts fueling its transformation are the addition of several major retailers, a revived arts scene and exciting new residential projects.



More than 3,780 residential units have been built or undergone substantial renovations since 2001 in this exciting community. DC USA, a 500,000 square foot urban retail center anchored by Target, Best Buy, Marshalls, DSW and Washington Sports Club, is ushering in a new crowd of residents, employers, retailers and tourists. In addition, the 270-seat GALA Theatre and the Dance Institute of Washington form the cultural center of the neighborhood.

Housing more than 34,000 residents **within a half-mile**, Columbia Heights is one of the District's most densely settled communities. The neighborhood's urban character, walkability, amenities and new residential construction continue to draw young professionals in their 20s and 30s to move to this area. The neighborhood's stability, access to public transportation and proximity to the downtown core offer retailers a wealth of opportunities.

With the commercial heart of Columbia Heights approaching capacity, spin-off development has occurred on 11th Street as a result of the increased demand for local, unique establishments. Several independent restaurants, cafes and taverns such as Maple, The Coupe (open 24 hours), RedRocks, Room 11 and Meridian Pint have opened over the past few years.

The restoration of the Tivoli Theatre, the opening of a 53,000-square-foot Giant Food grocery store and the development of residential and retail projects such as Kenyon Square and Highland Park have all sparked new energy and excitement that Columbia Heights is ready to share.