

CHESAPEAKE ST SW

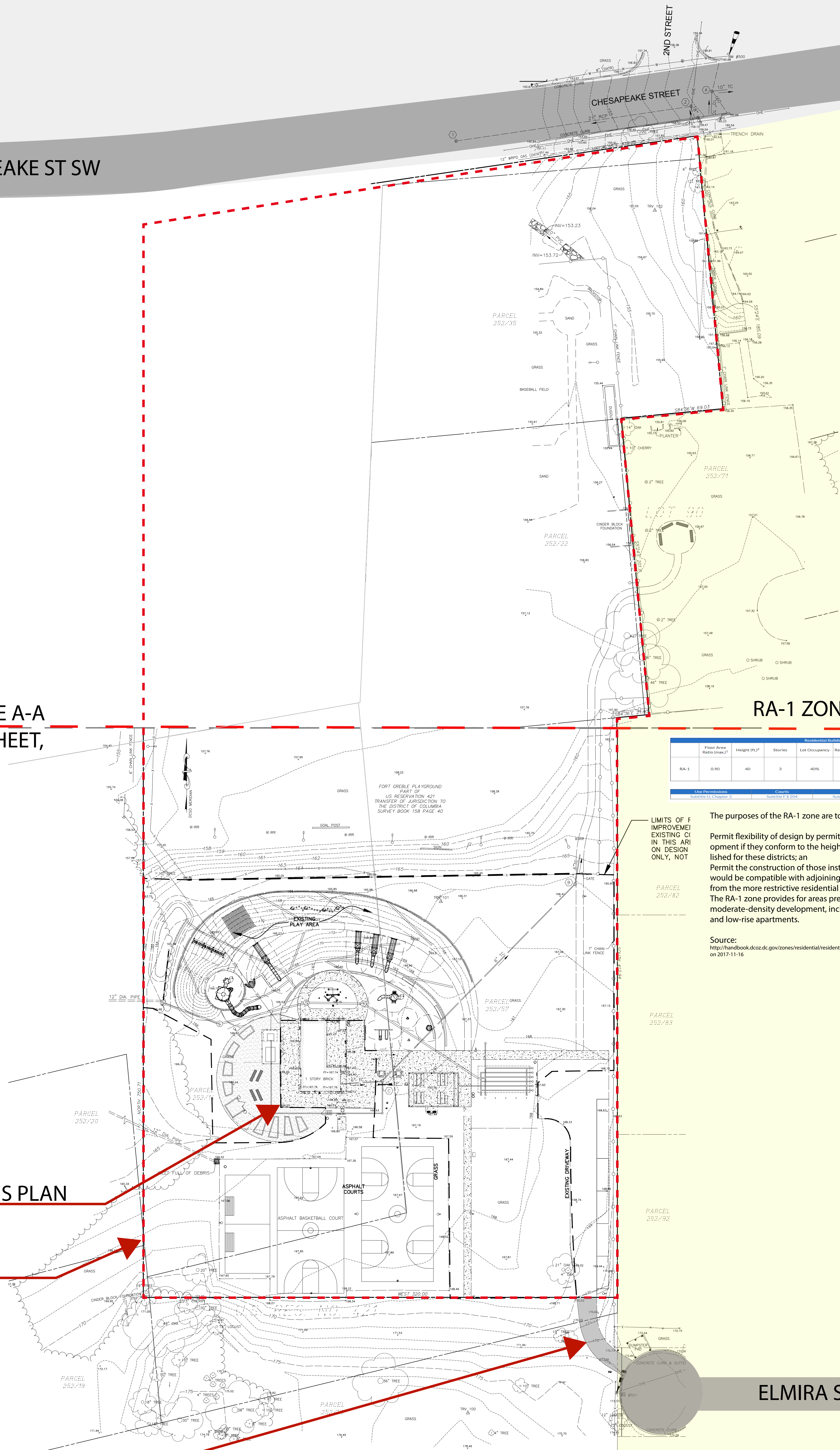
MATCH LINE A-A  
SEE CIVIL SHEET,  
CIV 100

EXISTING CONDITIONS PLAN

PROPERTY LINE

EASEMENT TO SITE

NOTE: DRAWING IS TO SCALE.  
ARCH E1, 30" X 42"  
2017-11-22 KRAMER SKETCH  
A. PETERSON



RA-1 ZONING

Use Description	Floor Area Ratio (max.)	Height (ft.)	Stories	Lot Occupancy	Rear Yard (ft.)	Side Yard (ft.)	Green Area Ratio (min.)	Zoning Regulation Reference
RA-1	0.50	40	3	40%	20	5	0.40	Subchapter F, Chapter 3

The purposes of the RA-1 zone are to:

- Permit flexibility of design by permitting all types of urban residential development if they conform to the height, density, and area requirements established for these districts; and
- Permit the construction of those institutional and semi-public buildings that would be compatible with adjoining residential uses and that are excluded from the more restrictive residential zones.

The RA-1 zone provides for areas predominantly developed with low- to moderate-density development, including detached dwellings, rowhouses, and low-rise apartments.

Source:  
<http://handbook.dcoz.dc.gov/zones/residential/residential-apartment-ra-1/>  
on 2017-11-16

