

ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA
NOTICE OF FILING
Z.C. Case No. 22-11
MCRT Investments, LLC
(Consolidated PUD and Related Map Amendment @
Square 439S, Lot 15 (807 Maine Avenue, S.W.))
March 14, 2022

THIS CASE IS OF INTEREST TO ANC 6D

On March 3, 2022, the Office of Zoning received an application MCRT Investments, LLC (the “Applicant”) for approval of a consolidated planned unit development (“PUD”) and related map amendment for the above-referenced property.

The subject property is located in southwest Washington, D.C. (Ward 6) at 807 Maine Avenue, S.W. The property consists of Lot 15 in Square 439S and is currently zoned MU-12. The Applicant is proposing, for purposes of this project, to rezone the property to the MU-10 zone. The Applicant proposes to construct a new mixed-use building consisting of approximately 204,457 square feet of gross floor area, including ground floor retail use and approximately 207 new dwelling units. The project will have a maximum height of 110 feet and an approximate density of 8.64 floor area ratio (“FAR”) The lot occupancy will be 88.7% and will include 70 parking spaces.

This case was filed electronically through the Interactive Zoning Information System (“IZIS”), which can be accessed through <http://dcoz.dc.gov>. For additional information, please contact Sharon S. Schellin, Secretary to the Zoning Commission at (202) 727-6311.