

# Hanover 8th Street

Zoning Commission Hearing

April 25, 2019



**BOHLER**  
DC

ZONING COMMISSION  
District of Columbia  
CASE NO.18-21  
EXHIBIT NO.35A1





site location



washington dc



april 25 2019



zoning commission hearing



# summary of benefits and amenities package



## **Housing and Affordable Housing**

- 12% of the GFA of the overall project as affordable at varying levels of MFI (30%, 50%, 60% and 80%)
- Commitment to two three-bedroom IZ units

## **Environmental Features**

- Project has been designed to LEED Gold standards under the LEED v4 Multifamily Midrise standard and Applicant intends to seek certification
- Project includes approximately 2,750 square feet solar panels that are anticipated to generate approximately 1% of the energy for the project

## **Superior Landscaping or Creation or Preservation of Open Spaces**

- Landscaped entry plaza with open seating and landscape as well as water fountain for runners, bikers and pedestrians
- Pedestrian friendly streetscape

## **Transportation Features**

- Project has been coordinated to permit future improvements for Metropolitan Branch Trail
- TDM, including removing the PUD from the District's Residential Parking Permit program

## Arts Uses in Furtherance of the Brookland-CUA Small Area Plan

- To foster artistic uses in the neighborhood as called for in the SAP, Hanover will contribute \$75,000 (\$25,000 per year for three years) to Dance Place
- Contribution will help fund the Energizers Program that is centered on-site at Dance Place's home campus in Ward 5.
- \$25,000 per year will support 1,200 hours of programming annually for 81 children and teenagers.

## Uses of Special Value to the Neighborhood

- Beacon House – Contribution of \$10,000 to the Beacon House to fund the cost of attendance for at least eight campers at their 2020 summer camp.
- Edgewood Street Festival – Contribution of \$24,000 (\$8,000 over three years) to the Edgewood Civic Association for the creation of an Edgewood Street Festival.
- McKinley Technology Track Club – Contribution of \$20,000 to fund uniforms, meet fees, and specified travel expenses.
- 1way2rise – Contribution of \$20,000 to fund tutoring and afterschool services that will occur during the construction of the Project.
- Hope Community Charter School – Contribution of \$50,000 to fund a playground and basketball improvements as well as bicycle racks and green-scaping of the school's campus.

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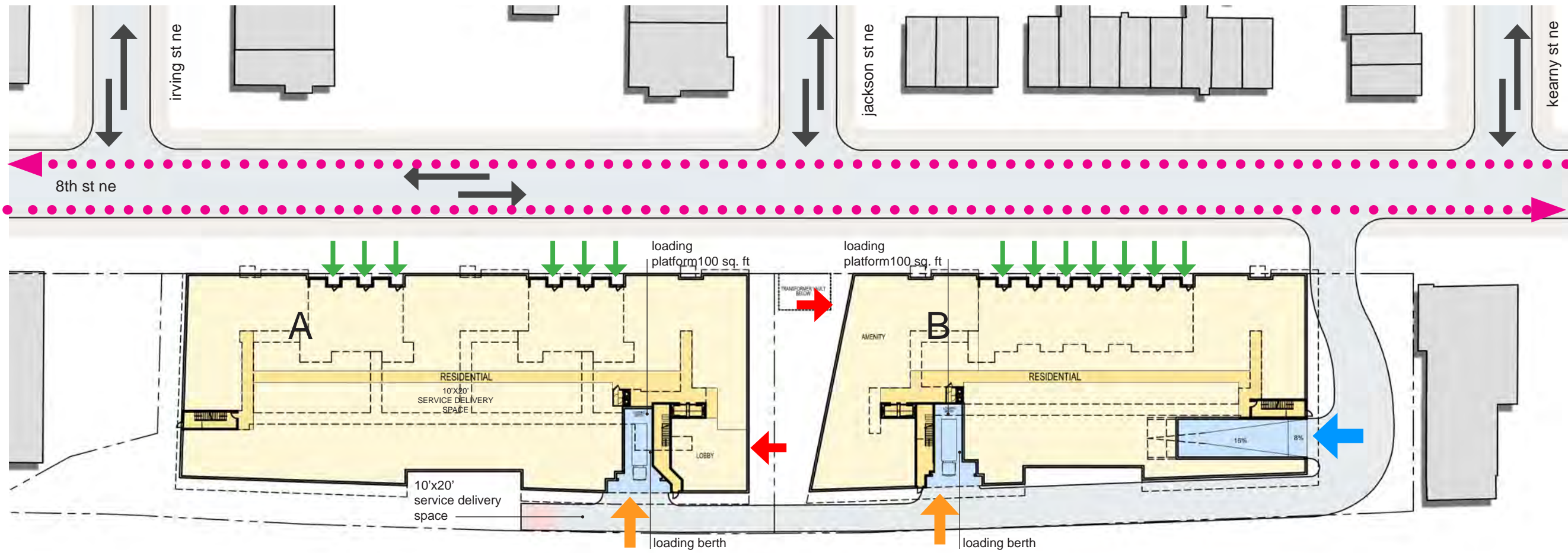
# site plan





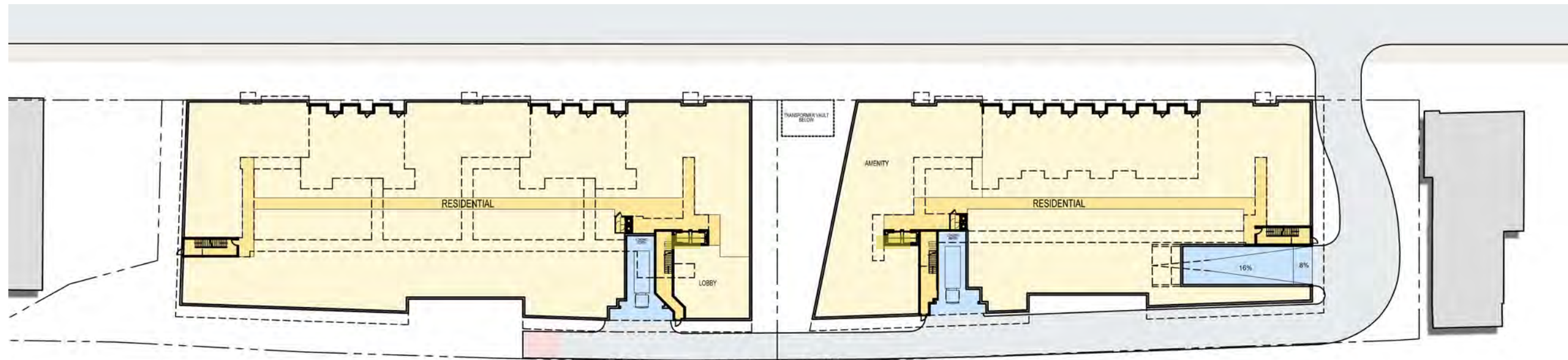






- LEGEND**
- Building Entrance
  - Building Loading
  - Garage Entrance
  - Private Entrance
  - Sidewalks
  - Elevators
  - Vehicular Traffic
  - Metropolitan Branch Trail

CIRCULATION AND LOADING (GROUND FLOOR PLAN)



GARAGE SERVICE PLAN











