

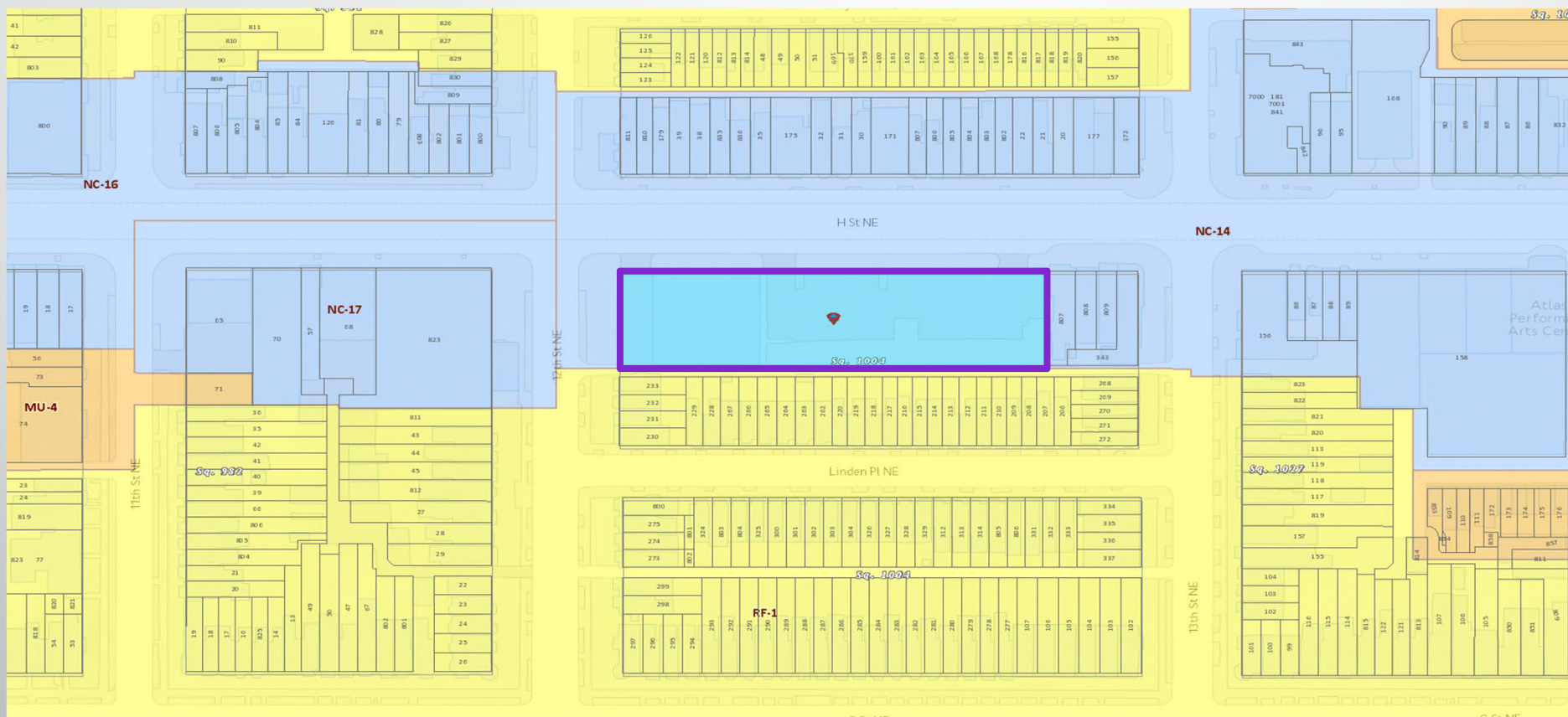


Z.C. CASE 22-03

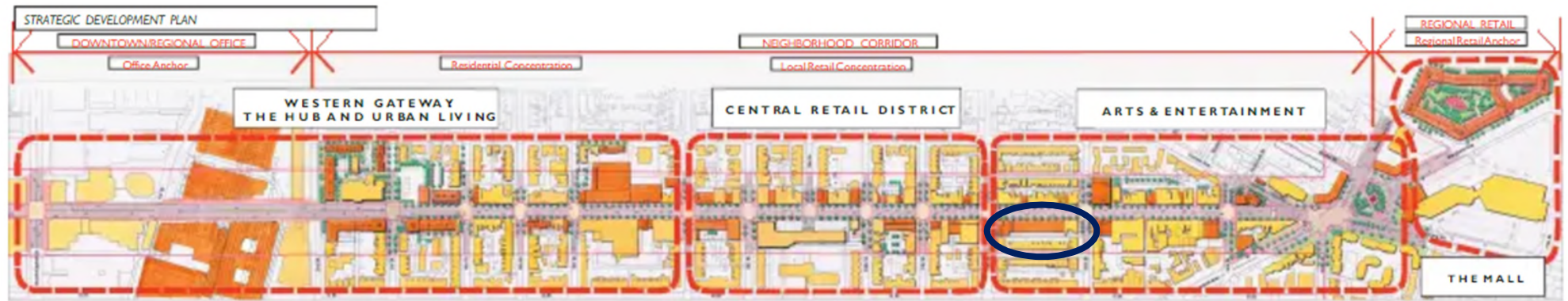
1207 H STREET NE MAP AMENDMENT

July 25, 2022

Current Zoning – NC-14



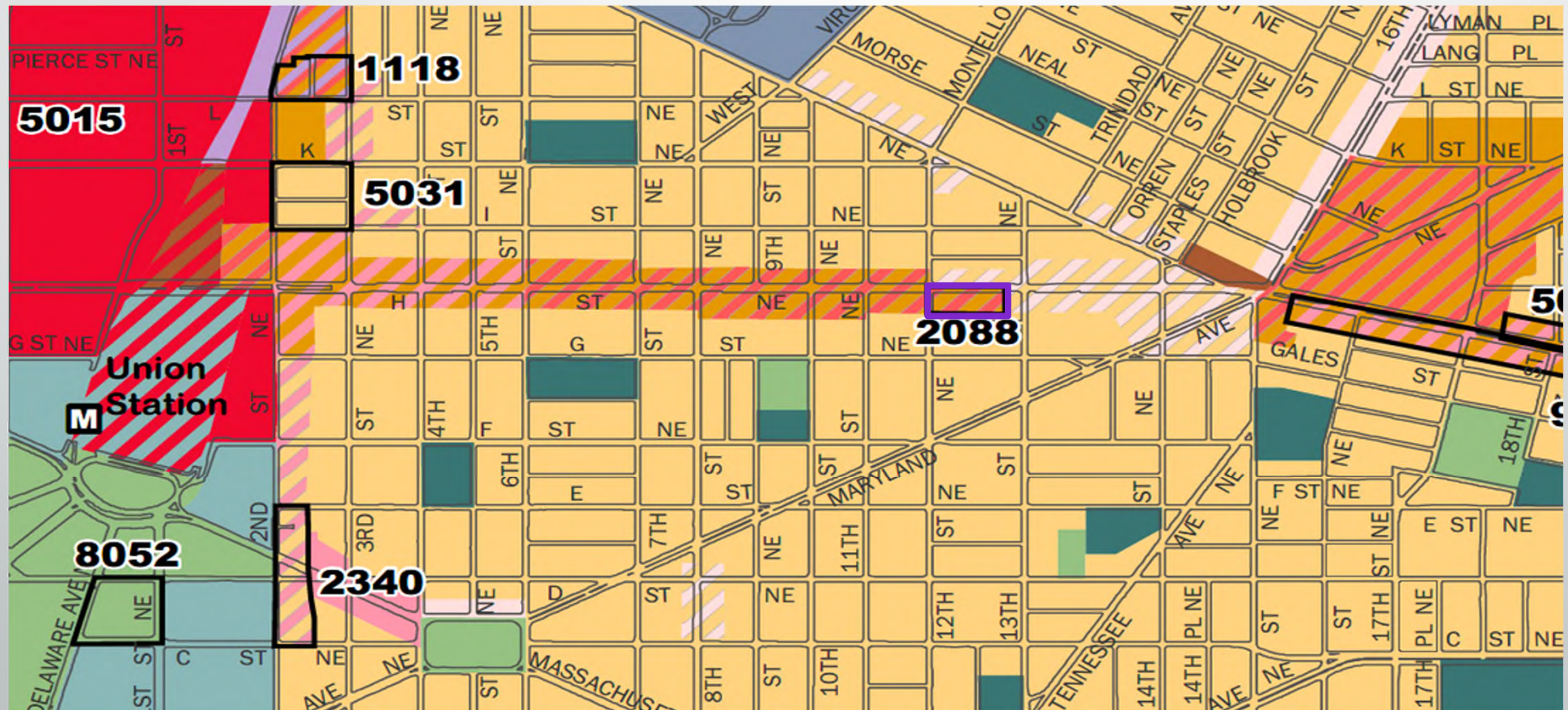
H Street Small Area Plan and Zones



Zone	Sub-Area	Use Designation	FAR (w. IZ)	Height
NC-9	Housing	Moderate Density	3.0	50 feet
NC-10	Housing	Moderate to Medium Density	4.2	70 feet
NC-11	Housing	Medium Density	7.2	100 feet
NC-12	Housing	Medium Density	4.8	65 feet
NC-13	Housing	Medium Density	6.0	70 feet
NC-14	Commercial Arts	Moderate Density	3.0	50 feet
NC-15	Commercial Arts	Medium Density	4.8	65 feet
NC-16	Retail	Moderate Density	3.0	50 feet
NC-17	Retail	Moderate to Medium Density	4.2	70 feet

Comprehensive Plan's Future Land Use Map

Mixed-Use: Medium Density Residential/Medium Density Commercial



1207 H Street NE Site Photos



View of Property and alley from 12th Street NE



View of Property from 12th & H Street NE



View of Property from H Street mid-block



View of Property from middle of rear alley

H Street NE Area Photos



View Northeast of the Property



View North of the Property



Linden Place South of the Property



View Northwest of the Property



Thank You