

Government of the District of Columbia

ZONING COMMISSION



ZONING COMMISSION ORDER NO. 729

Case No. 92-16C and 92-18

December 14, 1992

On December 14, 1992 at its regular monthly meeting, the Zoning Commission for the District of Columbia authorized a public hearing for the following:

Case No. 92-16C

(PUD & Map Amendment - Salvation Army)

The Zoning Commission will consider an application from the Salvation Army requesting consolidated review and approval of a planned unit development (PUD) and a related change of zoning from C-M-2 to C-3-A for a portion of parcel 154/104 in Square 4263. The PUD site is located at 1850 New York Avenue, N.E. and consists of 102,802 square feet of land.

ANC-5B

The applicant seeks approval of the PUD and change of zoning to facilitate the construction of a mixed-use development which will be comprised of three buildings: a 46,000 square-foot community-based residential facility (CBRF), a 10,000 square-foot warehouse, and a 3,000 square-foot auditorium/chapel.

The project will consist of a gross floor area of 59,000 square feet for a floor area ratio (FAR) of 0.58. The height of the building will vary from 30 feet to 58 feet (one to four stories) above grade level. The project will have a lot occupancy of 36 percent and provide 80 parking spaces. Vehicular access will be provided from two curb cuts on New York Avenue, N.E.

Case No. 92-18

(Map Amendment - Safeway Inc.)

ANC-7B

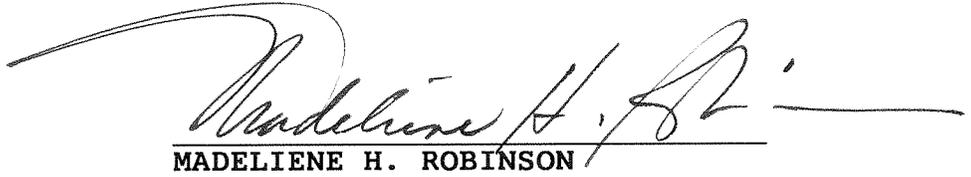
Z.C. Case No. 92-18 is the application of the Safeway Inc. requesting the Zoning Commission to amend the District of Columbia Zoning Map from R-5-A to C-3-A for

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a portion of Lot 1 in Square 5642. The subject property is located at 2842 Alabama Avenue, S.E., and consists of approximately 222,959 square feet of land area.

The applicant seeks the change of zoning to allow for matter-of-right development of the site that is consistent with the C-3-A zone district.

It is therefore hereby ordered that Z.C. Case Nos. 92-16C and 92-18 be authorized for public hearings. Formal "Notices of Public Hearing" are forthcoming.



**MADELIENE H. ROBINSON**  
Acting Director  
Office of Zoning

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