

Brookland Comprehensive Plan Map Amendments Proposed by Development Interests

<u>Who</u>	<u>Where</u>	<u>What</u>
1. Menkiti Group, et al.	901 Monroe St NE	Change FLUM from combined mixed use Low/Moderate Density Residential to mixed use Medium Density Residential
	Brookland Metro	Change SAP from max 6 stories/70 ft thru PUDs to 7 stories/75 ft thru zoning change/No protection for Brookland Green
	Monroe St from tracks to 12 th St.	Change SAP from max 50 ft thru PUDs to max >50 ft thru zoning changes. Building step-backs considered but not required.
2. WMATA	Brookland Metro	Change UNE Element from moderate mixed use density (max 5 stories) thru PUDs to medium mixed use (max 8 stories) thru zoning change /No protection for Brookland Green; change GPM & FLUM to Mixed Use Moderate Density Commercial/Medium Density Residential
3. Franciscan Monastery	Site & grounds north to Ritchie Place	Change GPM from “Institutional” to “Land Use Change” i.e., where change to a different land us from what currently exists is anticipated. Change FLUM from “Institutional” to “Mixed Use Moderate Density Residential/Institutional”
4. Gas Station	3701 12 th St NE (NE corner 12 th &Otis)	Change FLUM from Low Density Residential/Commercial to Mixed Use Moderate Density Residential and Low Density Commercial
5. Exxon Gas Station	1020 Michigan Ave NE	Change FLUM from mixed PDR/Moderate Density Commercial to mixed use Medium Density Residential/Medium Density Commercial/PDR
6. Johnson Warehouse	SW Corner 10th & Girard	Change FLUM from PDR to Low Density Commercial/Medium Density Residential

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| 7. 2 Lots | Along tracks just northwest of Perry Place | Change FLUM from mixed use PDR and Moderate Density Commercial to mixed use PDR, Moderate Density Commercial, Medium Density Residential; Change GPM |
| 8. St. Joseph's Seminary Building & grounds | 1200 Varnum St NE | Change FLUM from "Institutional" to mixed use Institutional/Moderate Density Residential. |
| 9. Michigan Liquors | 3934 12 th St | Change FLUM from Mixed Land Use Low Density Commercial and Low Density Residential to Mixed Land Use Moderate Density Commercial and Moderate Density Residential. |
| 10. Old Town Trolley Tours | Along tracks south of Franklin to circa west of Douglas | Change FLUM from PDR to High Density Residential/Medium Density Commercial. Change GPM from Neighborhood Conservation Area to Land Use Change Area. |
| 11. Howard University | Divinity School campus | Change GPM from Institutional to Land Use Change Area. Change FLUM to Mixed Use Medium Density Residential/Institutional. |
| 12. Menkiti Group | 12 th St. from RIA to Randolph | Change FLUM from mixed use Low Density Commercial/Low Density Residential (buildings generally don't exceed 5 stories) to mixed use Moderate Density Commercial/Moderate Density Residential. |
| 13. ASR Group, Inc. | Vacant lot at NE corner of 13 th & RIA | Change FLUM from Moderate Density Residential to Medium Density Residential (4-7 stories). |