

**Braddock Meridian**  
**1200 First Street & 1201 Braddock Place**

**DSUP# 2014-0036**

**City Council**  
**April 18, 2015**



# Site Context



*View of the Site looking West*



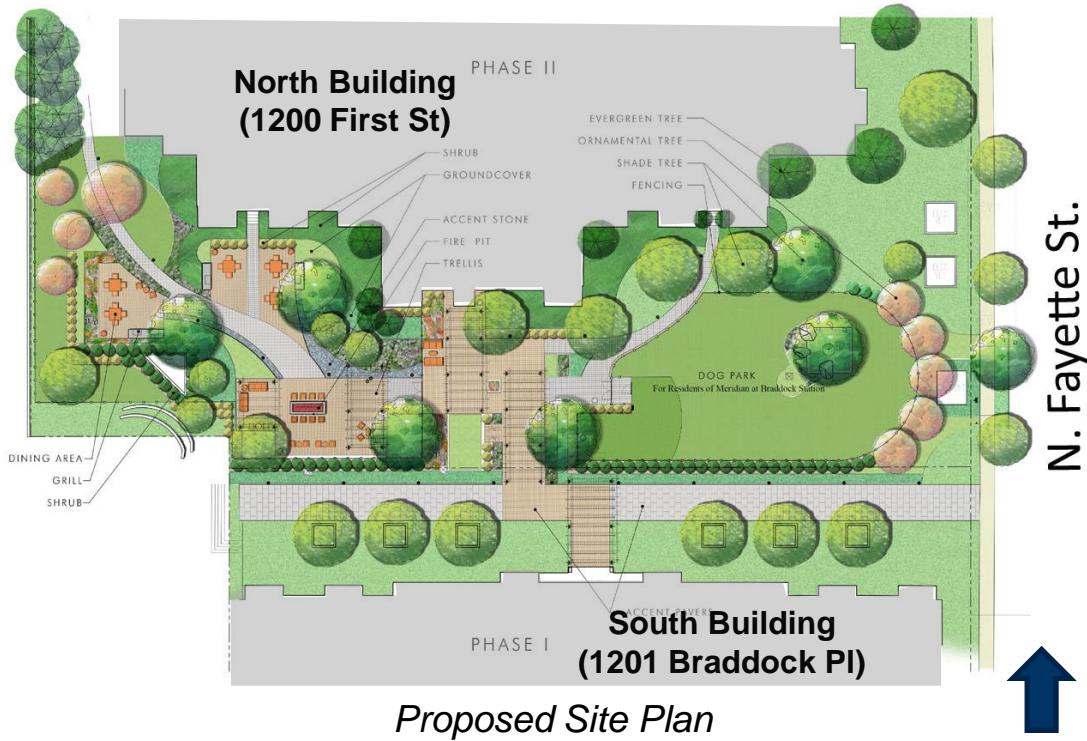
# Project Description & Requests

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- Remove 26 space surface parking lot
- Replace with new and enhanced open space amenities.

## Requests:

- Amend previous DSUP to eliminate parking lot and reduce parking ratio to 1.10 spaces per unit.



# Parking

	<b>Parking Ratio</b>	<b>Total Number of Spaces</b>
<b>Zoning Ordinance</b>	1.3 spaces per 1-bed unit and 1.75 spaces per 2-bed unit	690
<b>Original DSUP approval</b>	1.17 spaces per unit (inclusive of visitor parking)	560
<b>Braddock Metro Neighborhood Plan</b>	1.00 spaces per unit plus 15% visitor parking	551 (includes 72 visitor spaces)
<b>Proposed Parking Standards (draft)</b>	0.76 -0.8 spaces per bedroom (no additional visitor parking required)	477-502
<b>Applicant's proposal</b>	1.10 spaces per unit (inclusive of visitor parking)	526



# Conclusion

Staff recommends approval

