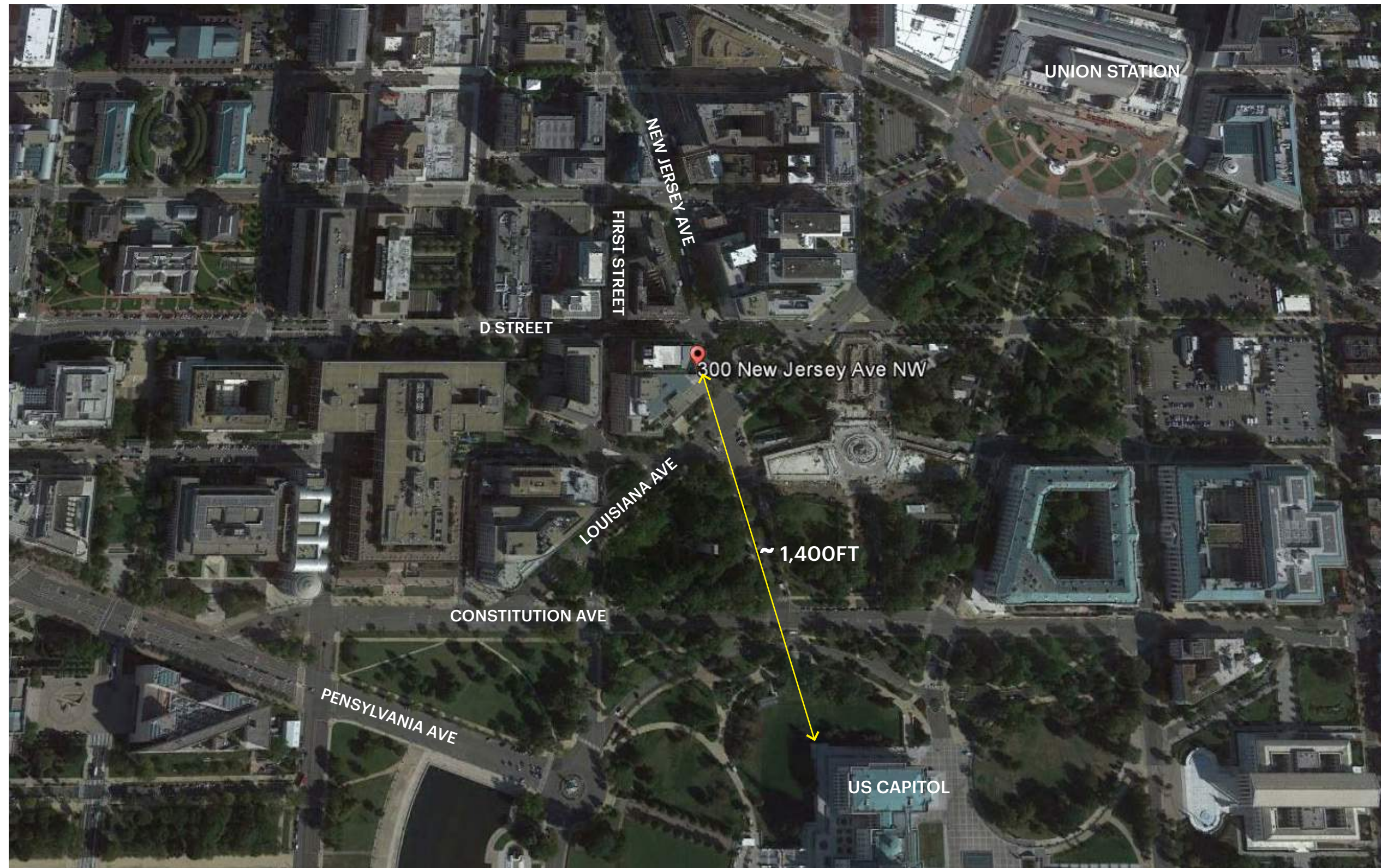


# 300 NEW JERSEY

WASHINGTON DC

ANC 6E Presentation - BZA Extension  
October 30, 2025



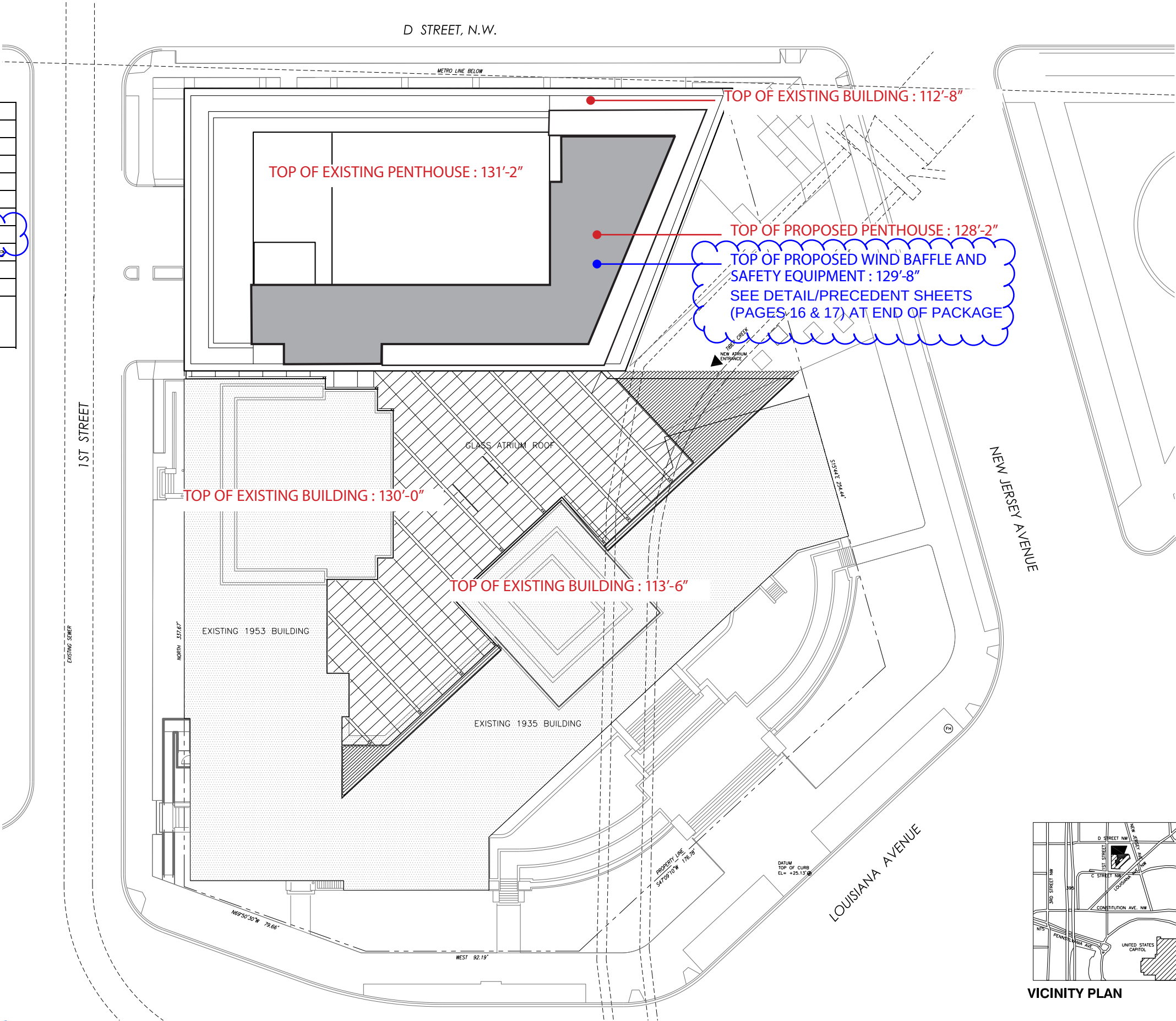


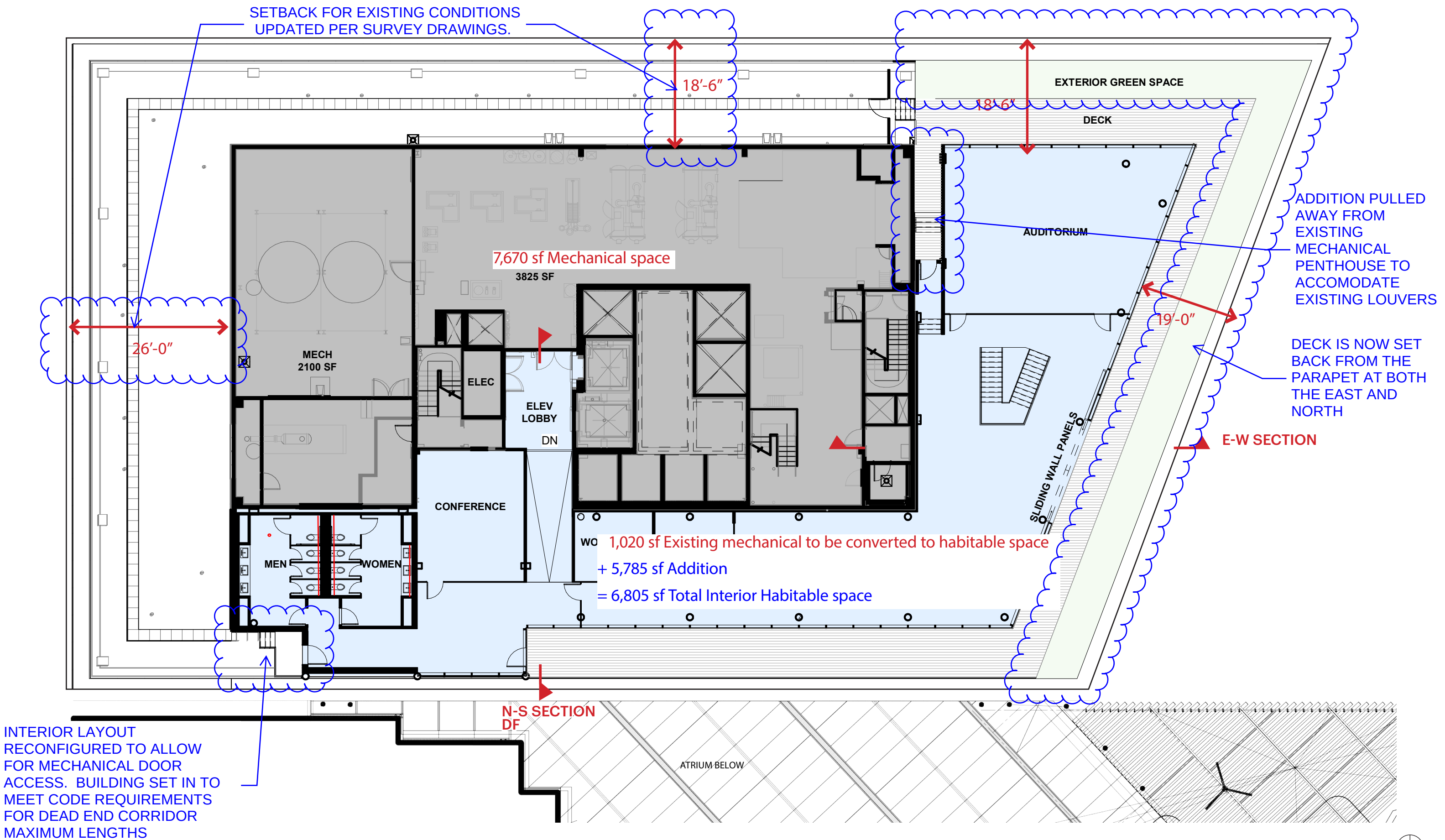
## AREA LOCATION MAP



uZoning Data Summary

|                                  |                                                                             |
|----------------------------------|-----------------------------------------------------------------------------|
| Lot #                            | 0017                                                                        |
| Square #                         | 0631                                                                        |
| Site Area                        | 91,021 ft <sup>2</sup>                                                      |
| Existing GFA                     | 515,562 ft <sup>2</sup>                                                     |
| Existing FAR                     | 5.66                                                                        |
| Existing GFA North Wing Building | 266,922 ft <sup>2</sup>                                                     |
| Existing GFA South Building      | 248,640 ft <sup>2</sup>                                                     |
| Proposed New Penthouse Addition  | 5,785 ft <sup>2</sup>                                                       |
| Building Height                  | 112'-8" + 18'-6" penthouse                                                  |
| Aggregate footprint of buildings | 65,470 ft <sup>2</sup>                                                      |
| % lot occupancy                  | 71.93%                                                                      |
| Right-of-way widths              | D Street – 70ft<br>New Jersey Ave – 160ft<br>1 <sup>st</sup> Street – 90 ft |





1/16" = 1'0"





