

GOVERNMENT OF THE DISTRICT OF COLUMBIA

Office of Zoning



Date: FEB 07 2012

To Whom It May Concern:

The D.C. Office of Zoning is providing this letter to inform all property owners within 200 feet of a development project of conditions associated with the approval of the project.

The following is offered for informational purposes only. **You are not required to respond or take any other action with respect to this letter. Further, the record in this case is closed and no additional documentation will be accepted.**

The D.C. Board of Zoning Adjustment recently approved the following project, which is within 200 feet of your property:

Application No. 18289 of EQR-EYE Street LLC, pursuant to 11 DCMR §§ 3104.1, and 3103.2, for a special exception relating to penthouse uniform height requirements under §§ 771.1 and 411.11, a variance from the lot occupancy requirements under § 772.1, a variance from the closed court requirements under § 776.4, and a variance from the floor area ratio limitations for historic lots under § 1707.4, to restore historic buildings and construct an addition to create a residential and retail building with below-grade parking in the DD/C-2-C District at premises 443-459 I Street, N.W. (Square 516, Lots 812-815, and 876).

This application was approved subject to the following condition:

1. The Applicant shall be able to modify the project plans in the further development of its construction drawings as the result of further review by the Historic Preservation Review Board or the staff of the Historic Preservation Office.

Please note: The timeframe for development of an approved project varies depending on the scope and complexity of the project. Consequently, the condition enumerated above may not be pertinent or at issue until a future date.

If you are interested in learning more about this case, or have questions about the definition of terms enumerated above, you can obtain a copy of the written Order that contains the condition from the D.C. Office of Zoning website (www.dcoz.dc.gov). From the homepage, select the "Search" tool in the blue left sidebar, navigate to a search of "ZC and BZA Orders," and enter the case number provided above. Once you obtain the Order, if you have questions *specifically*

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pertaining to enforcement of the aforementioned condition, please contact the D.C. Office of Zoning Compliance Review Specialist at (202) 727-6311.

SINCERELY,

A handwritten signature in black ink, appearing to read "R. Nero", written in a cursive style.

RICHARD S. NERO, JR.
Deputy Director of Operations