



BEFORE THE BOARD OF ZONING ADJUSTMENT
OF THE DISTRICT OF COLUMBIA



FORM 120 - APPLICATION FOR VARIANCE/SPECIAL EXCEPTION

Before completing this form, please review the instructions on the reverse side.
Print or type all information unless otherwise indicated. All information must be completely filled out.

Pursuant to §3103.2 – Area/Use Variance and/or §3104.1 - Special Exception of Title 11 DCMR- Zoning Regulations,
an application is hereby made, the details of which are as follows:

Address(es)	Square	Lot No(s).	Zone District(s)	Type of Relief Being Sought	
				Area Variance Use Variance Special Exception	Section(s) of Title 11 DCMR - Zoning Regulations from which relief is being sought
704 3rd Street NW	529	802, 803, 845, 847	DD/C-2-C	Area Variance	772.1, 774.1, 2101.1
				Special Exception	411.11

Present use(s) of Property: vacant building

Proposed use(s) of Property: residential and/or hotel building

Owner of Property: Renaissance Centro Third Street LLC Telephone No: 301-215-7997

Address of Owner: 7501 Wisconsin Avenue, Suite 1103, Bethesda, MD 20814

Single-Member Advisory Neighborhood Commission District(s): 6C09

Written paragraph specifically stating the "who, what, and where of the proposed action(s)". This will serve as the Public Hearing Notice:

Pursuant to 11 DCMR §§ 3104.1, and 3103.2, for a variance from the lot occupancy requirements under subsection 772.1, a variance from the rear yard requirements under section 774.1, a variance from the off-street parking requirements under subsection 2101.1, and a special exception to allow a roof structure with walls of unequal heights under subsection 411.11, to allow an addition to an existing building in the DD/C-2-C District at premises 704 3rd Street, N.W. (Square 529, Lots 802, 803, 845, & 847).

EXPEDITED REVIEW REQUEST (If interested, please select the appropriate category)

I waive my right to a hearing, agree to the terms in Form 128 - Waiver of Hearing for Expedited Review, and hereby request that this case be placed on the Expedited Review Calendar, pursuant to §3118.2 (CHOOSE ONE):

- ☐ A park, playground, swimming pool, or athletic field pursuant to §209.1, or
☐ An addition to a one-family dwelling or flat or new or enlarged accessory structures pursuant to §223

I/We certify that the above information is true and correct to the best of my/our knowledge, information and belief. Any person(s) using a fictitious name or address and/or knowingly making any false statement on this application/petition is in violation of D.C. Law and subject to a fine of not more than \$1,000 or 180 days imprisonment or both. (D.C. Official Code § 22 2405)

Date: 11/1/11

Signature*: [Signature]

To be notified of hearing and decision (Owner or Authorized Agent*):

Name: E-Mail:

Address:

Phone No(s): Fax No.:

* To be signed by the Owner of the Property for which this application is filed or his/her authorized agent. In the event an authorized agent files this application on behalf of the Owner, a letter signed by the Owner authorizing the agent to act on his/her behalf shall accompany this application.

ANY APPLICATION THAT IS NOT COMPLETED IN ACCORDANCE WITH THE INSTRUCTIONS ON THE BACK OF THIS FORM WILL NOT BE ACCEPTED.

FOR OFFICIAL USE ONLY

Exhibit No. 1

Case No. 18325

Board of Zoning Adjustment
District of Columbia
CASE NO.18325
EXHIBIT NO.1



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Date: 11/1/11 Signature*: [Signature]

To be notified of hearing and decision (Owner or Authorized Agent*):

Name: John Epting & Cary Kadlecek E-Mail: jepting@goulstonstorrs.com

Address: Goulston & Storrs, 1999 K Street NW, Suite 500, Washington, DC 20006

Phone No(s): 202-721-0011 Fax No.: 202-721-1111

* To be signed by the Owner of the Property for which this application is filed or his/her authorized agent. In the event an authorized agent files this application on behalf of the Owner, a letter signed by the Owner authorizing the agent to act on his/her behalf shall accompany this application.

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