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D.C. OFFICE OF ZONING

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
Board of Zoning Adjustment

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**APPLICATION NUMBER 18596**  
**TO WHOM IT MAY CONCERN:**

Notice is hereby given that the Board of Zoning Adjustment will hold a public hearing at 441 4<sup>th</sup> Street, N.W., Suite 220 South, Washington, D.C., 20001 on Tuesday, July 30, 2013, on the following application:

**Application of Community Three Development LLC**, pursuant to 11 DCMR § 3103.2, for a variance from the lot occupancy requirements under section 772, a variance from the rear yard requirements under section 774, a variance from the off-street parking requirements under subsection 2101.1, and a variance from the parking space size requirements under subsections 2115.2 and 2115.4, to allow the construction of a new mixed-use development in the Arts/C-3-A District at premises 2200-2202 14th Street, N.W. (Square 202, Lots 33, 827 and 828).

At the public hearing, all interested persons will be given an opportunity to express their views. However, in lieu of appearing at the hearing you may also submit written views about this case. All written views should be sent to the address below, and must be received by the Board before the hearing on the case is concluded. You are encouraged to submit your signed testimony ten days in advance of the hearing to ensure your document is given due consideration. Except for the affected ANC, any person who desires to participate as a **party** in this case must clearly demonstrate that the person's interests would likely be more significantly, distinctly, or uniquely affected by the proposed zoning action than other persons in the general public. If you are unsure of what it means to participate as a party and would like more information on this, please contact the Office of Zoning at [dcoz@dc.gov](mailto:dcoz@dc.gov) or at (202) 727-6311.

Persons seeking party status shall file with the Board, not less than 14 days prior to the date set for the hearing, a Form 140 – Party Status Request form, a copy of which may be downloaded from the Office of Zoning's website at: <http://dcoz.dc.gov/services/app.shtm>. This form may also be obtained from the Office of Zoning at the address stated. This application is located within the boundaries of Advisory Neighborhood Commission 1B. The hearing will begin at 9:30 a.m. If you have any questions about this application, please call the Office of Zoning on (202) 727-6311, or visit the office at 441 4<sup>th</sup> Street, N.W., Suite 200 South, Washington, D.C. 20001. Please refer to the application number when you write or call about this case.

BOARD OF ZONING ADJUSTMENT  
District of Columbia

CASE NO. 18596  
EXHIBIT NO. 24

SINCERELY,

**RICHARD S. NERO, JR.**  
Deputy Director of Operations  
Office of Zoning

441 4<sup>th</sup> Street, N.W., Suite 200/210-S, Washington, D.C. 20001

Telephone: (202) 727-6311

Facsimile: (202) 727-6072

E-Mail: [dcoz@dc.gov](mailto:dcoz@dc.gov)

Web Site: [www.dcoz.dc.gov](http://www.dcoz.dc.gov)

Board of Zoning Adjustment  
District of Columbia  
CASE NO.18596  
EXHIBIT NO.24

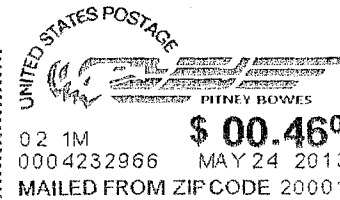
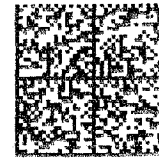
GOVERNMENT OF THE DISTRICT OF COLUMBIA

OFFICE OF ZONING

441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

WASHINGTON, D.C. 20001

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CHIRAG PATEL  
1407 W ST. NW, P-2  
WASHINGTON, DC 20009

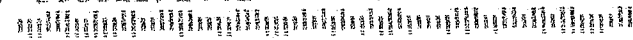
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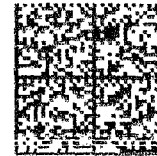
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441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

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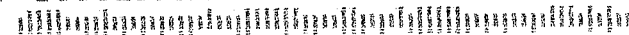
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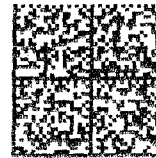
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WASHINGTON, D.C. 20001

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ERIN N. HELLER  
1407 W ST. NW, P-5  
WASHINGTON, DC 20009



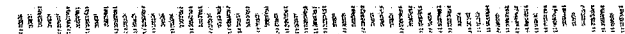
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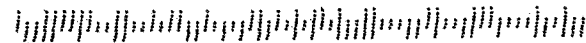
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1407 W STREET, LLC  
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