



Bello, Bello & Associates, LLC

April 14, 2014
Lloyd Jordan, Esq.
Chairperson
Board of Zoning Adjustment
441 4th Street, NW
Suite 210 South
Washington DC 20001

Re: 1717 E Street NE (BZA Application No. 18692). Waiver of 7 day Filing Deadline

At the preliminary hearing of the application of reference on March 4, 2014, the Board rescheduled the public hearing for this case for April 15, 2014, and set seven (7) days before that date for the submission of supplemental filings.

Applicant is constrained to filing this late submission because the construction finance expert whose resume and written report was to accompany the supplemental submissions had to be substituted for reasons of family emergency.

Applicant therefore seeks leave of the Board to substitute Mr. Richard D. Fuller for Mr. Greshaun Fulgham's as the construction finance expert.

The applicant also respectfully waiver of the submission deadline to further supplement the records with the Comparative Market Analysis (CMA) for rentals in the neighborhood vicinity, and the attendant debt service profile, which the developers will testify to as fact witnesses.

APR 15

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18692

EXHIBIT NO. 31



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The debt service profile results in negative cash flow as to render the project as a rental project economic unfeasible.

The Board is authorized to reduce the deadline prescribed as set forth under § 3110.3

Respectfully,

Toye Bello