



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
3232-3242 13th St SE	5914	1	R-5-A	Special Exception	353.1, 3104.1, 2100, 3103.2
1301-1305 Savannah St SE	5915	1	R-5-A	Area Variance	353.1, 3104.1, 2100, 3103.2
3310-3318 13th St SE	5915	2	R-5-A		353.1, 3104.1, 2100, 3103.2

Present use(s) of Property:	Residential		
Proposed use(s) of Property:	Residential		
Owner of Property:	Savannah St Associates	Telephone No:	
Address of Owner:	1445 Pennsylvania Ave. SE; Washington, DC 20003		
Single-Member Advisory Neighborhood Commission District(s):	8E02		

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

The contract purchaser of the property is proposing to construction additions to the existing residential buildings. The proposed work will conform with the zoning parameters for the R-5-A Zone District, with the exception of parking. The applicant simultaneously seeks variance relief from the parking requirements.

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:	January 9, 2014	Signature*:	
To be notified of hearing and decision (Owner or Authorized Agent*):			
Name:	Christine Roddy	E-Mail:	croddy@goulstonstorrs.com
Address:	1999 K Street, NW; Suite 500; WDC 20006		
Phone No(s):	202.721.1116	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. 18731 Board of Zoning Adjustment
District of Columbia
CASE NO.18731
EXHIBIT NO.1

January 15, 2014

HAND DELIVERY

Lloyd Jordan, Chairperson
D C. Board of Zoning Adjustment
441 4th Street, NW, Suite 200 South
Washington, DC 20001

RECEIVED
D.C. OFFICE OF ZONING
2014 JAN 15 AM 1:46

Re Application for Special Exception and Variance Relief for property located at
 3232-3242, 3310-3318 13th Street, SE and 1301-1305 Savannah Street (Square
 5914, Lot 1, Square 5915, Lots 1 and 2)

Dear Chairperson Jordan.

Horizon Hill Ventures (the "Applicant") hereby submits an application for special exception and variance relief for the renovation of existing apartment buildings in the R-5-A Zone District, located at 3232-3242, 3310-3318 13th Street, SE and 1301-1305 Savannah Street (Square 5914, Lot 1, Square 5915, Lots 1 and 2) ("Property") Enclosed please find the following materials in support of the special exception and variance application:

- BZA Application form, BZA Self-Certification form and agent authorization letter from both the applicant and the property owner (Exhibit A);
- Architectural plans and drawings of the roof structures and color images of the existing building on the Property and the surrounding area (Exhibit B);
- Detailed statement of the existing and intended use of the Property and the Applicant's satisfaction of the relevant Special Exception and Variance standards (Exhibit C);
- A Plat, certified by a DC licensed survey engineer (included in Exhibit D),
- Photographs of the Property (Exhibit E);
- A Zoning Map of the Property (Exhibit F)
- The names and mailing addresses of the owners of all property within 200 feet of the Property (Exhibit G); and

- BZA Fee Calculator form and two checks for a total amount of \$25,480 made payable to the DC Treasurer.

Please feel free to contact the undersigned if you have any questions regarding this application and the attached materials.

Sincerely,



Phil Feola



Christine Roddy

Encl.

Certificate of Service

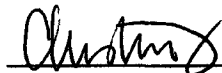
I hereby certify that a copy of the enclosed document was delivered by hand or by first-class mail on January 15, 2014, to each of the addresses below:

Joel Lawson
Office of Planning
1100 4th Street, SW
Suite E-650
Washington, DC 20024

Jamie Henson
District Department of Transportation
55 M Street, SE
4th Floor
Washington, DC 20003

ANC 8E
1310 Southern Ave (Room 043)
Washington, DC 20032

Sharece Crawford, ANC 8E04
1381 Congress Street SE
Washington DC 20032


Christine Roddy