

2007 NOV 28 PM 3:32 **GOVERNMENT OF THE DISTRICT OF COLUMBIA**
Office of Zoning



MEMORANDUM

To: Office of Documents and Administrative Issuance
From: Sharon S. Schellin ⁸³
Secretary to the Zoning Commission
Date: November 26, 2007
Re: Publication for the Office of Zoning

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Please publish the following in the *D.C. Register* on December 14, 2007:

1. Z.C. Notice of Filing (Case No. 05-28A).

Attachment

ZONING COMMISSION
District of Columbia

CASE NO. 05-28A
EXHIBIT NO. 9

ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA

NOTICE OF FILING

Z.C. Case No. 05-28A

(Approval of Second Stage PUD & Related Map Amendment –

Square 5041, Lots 809, 814, 815, 817, 818, and 820)

November 28, 2007

THIS CASE IS OF INTEREST TO ANC 7D

On November 16, 2007, the Office of Zoning received an application from Parkside Residential (the “applicant”) for approval of a second stage PUD and related map amendment for the above-referenced property.

The property that is the subject of this application consists of Square 5041, Lots 809, 814, 815, 817, 818, and 820 in Northeast Washington, D.C. (Ward 7) on a site that is bound by Anacostia Avenue to the north, Grant Place to the east, Foote Street to the west, and Barnes Street and Parkside Place to the south. The property is currently zoned R-5-A.

The applicant requests approval of a second stage PUD and a related map amendment from R-5-A to C-3-A, in order to develop 120 townhouses, with a senior housing facility containing approximately 100 units on an adjacent parcel. This application is for the first phase of a larger development that will consist of residential, mixed use, commercial, and retail and contain approximately 330,000 gross floor area. The entire 15.5-acre PUD site will have a density of 4.4 FAR with a maximum height of 110 feet.

For additional information, please contact Sharon S. Schellin, Secretary to the Zoning Commission at (202) 727-6311.