

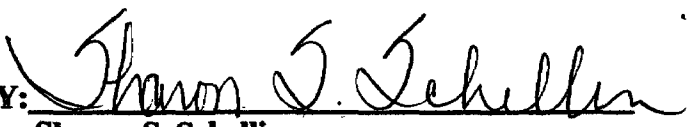
Government of the District of Columbia
OFFICE OF ZONING



Z.C. CASE NO.: 06-01

As Secretary to the Commission, I hereby certify that on JAN 12 2006 copies of this Z.C. Notice of Filing Zoning were mailed first class, postage prepaid or sent by inter-office government mail to the following:

- | | |
|---|--|
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ATTESTED BY: 

Sharon S. Schellin

**Acting Secretary to the Zoning Commission
Office of Zoning**

**ZONING COMMISSION
District of Columbia**

CASE NO. 06-01

EXHIBIT NO. 14

ZONING COMMISSION NOTICE OF FILING

Case No. 06-01

**(Consolidated PUD & Related Map Amendment –
Square 776, Lots 9, 25-31, 51-53, 800, and 821)**

January 12, 2006

THIS CASE IS OF INTEREST TO ANC 6C

On January 6, 2006, the Office of Zoning received an application from Steuart Investment Company and Steuart-H Street LLC (collectively, the “applicant”) for approval of a consolidated PUD and related map amendment for the above-referenced property.

The applicant is requesting from the Zoning Commission approval of a consolidated PUD and related map amendment from C-2-A to C-2-B for property located in the northeast quadrant of the District and known as Square.

The property that is the subject of this application consists of Square 776, Lots 9, 25-31, 51-53, 800, and 821 in Northeast Washington, D.C. (Ward 6) and is located between 3rd, 4th, H and Eye Streets, N.E. The property is currently zoned C-2-A and C-2-B.

The applicant proposes to construct a mixed-use development having a combined gross floor area of approximately 306,724 square feet, and three levels of underground parking. Approximately 246,703 square feet will be residential providing between 210-250 dwelling units and 60,021 square feet will be devoted to a grocery store and neighborhood serving retail and service uses. The project will have an approximate FAR of 5.04 and a maximum height of ninety feet with substantial setbacks at the sixty-nine foot level on all street fronts. The project will provide 376 parking spaces. In addition, the applicant seeks a related map amendment to the C-2-B District for Lots 25-31 in Square 776. This request is not inconsistent with the Comprehensive Plan of the District of Columbia.

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