

CERTIFICATE OF NOTICE

I HEREBY CERTIFY that a copy of the Notice of Intent to File a Zoning Application for a consolidated planned unit development for Lots 50, 51, 800, and 859 in Square 449 was mailed to Advisory Neighborhood Commission 2C and to the owners of all property within 200 feet of the perimeter of the project site on December 20, 2005, at least ten (10) calendar days prior to the filing of the application for a planned unit development, as required by the Zoning Regulations of the District of Columbia, 11 DCMR §2406.7 A copy of the Notice is attached hereto.

Leila M. Jackson Batties

Leila M. Jackson Batties, Esq.

April 5, 2006

Date

3701234_v1

December 20, 2005

**NOTICE OF INTENT TO FILE A ZONING APPLICATION
Application to the
District of Columbia Zoning Commission for
Consolidated Approval of a Planned Unit Development**

Douglas Development Corporation, on behalf of Jemal's Judge LLC (the "Applicant"), hereby gives notice of its intent to file an application for consolidated review and approval of a planned unit development ("PUD") and related zoning map amendment with the District of Columbia Zoning Commission under Chapter 24 of the District of Columbia Zoning Regulations (11 DCMR §2400 *et seq.* (Feb. 2003)). The application will be filed with the Zoning Commission not less than ten (10) days from the date of this notice. This notice is given pursuant to §2406.7 of the Zoning Regulations.

The property that is the subject of this application consists of approximately 8,586 square feet located at the northwest intersection of L Street and 6th Street, N.W. and is more particularly described as Lots 50, 51, 800, and 859 in Square 449 (the "Property"). Currently, the Property is improved with an abandoned three-story residence with a one-story rear addition, and a one-story commercial building. A portion of the Property, north of the residence, is vacant. The Property is located in the Downtown Development (DD) Overlay District and is zoned R-5-B.

The Applicant proposes to rezone the property to C-2-C in order to construct a mixed-use development composed of approximately 21,689 square feet of gross floor area for residential and retail uses. The project would include approximately 20 dwelling units, a portion of which will be devoted to affordable housing, and approximately 13 parking spaces. The project would have an aggregate floor area ratio of approximately 2.59.

The developer of this project is Douglas Development Corporation; the architect is GTM Architects; and the land use counsel is Holland & Knight LLP. Should you need any additional information regarding the proposed PUD application, please contact Norman M. Glasgow, Jr., Esq. or Leila Batties, Esq. of Holland & Knight LLP at (202) 955-3000.

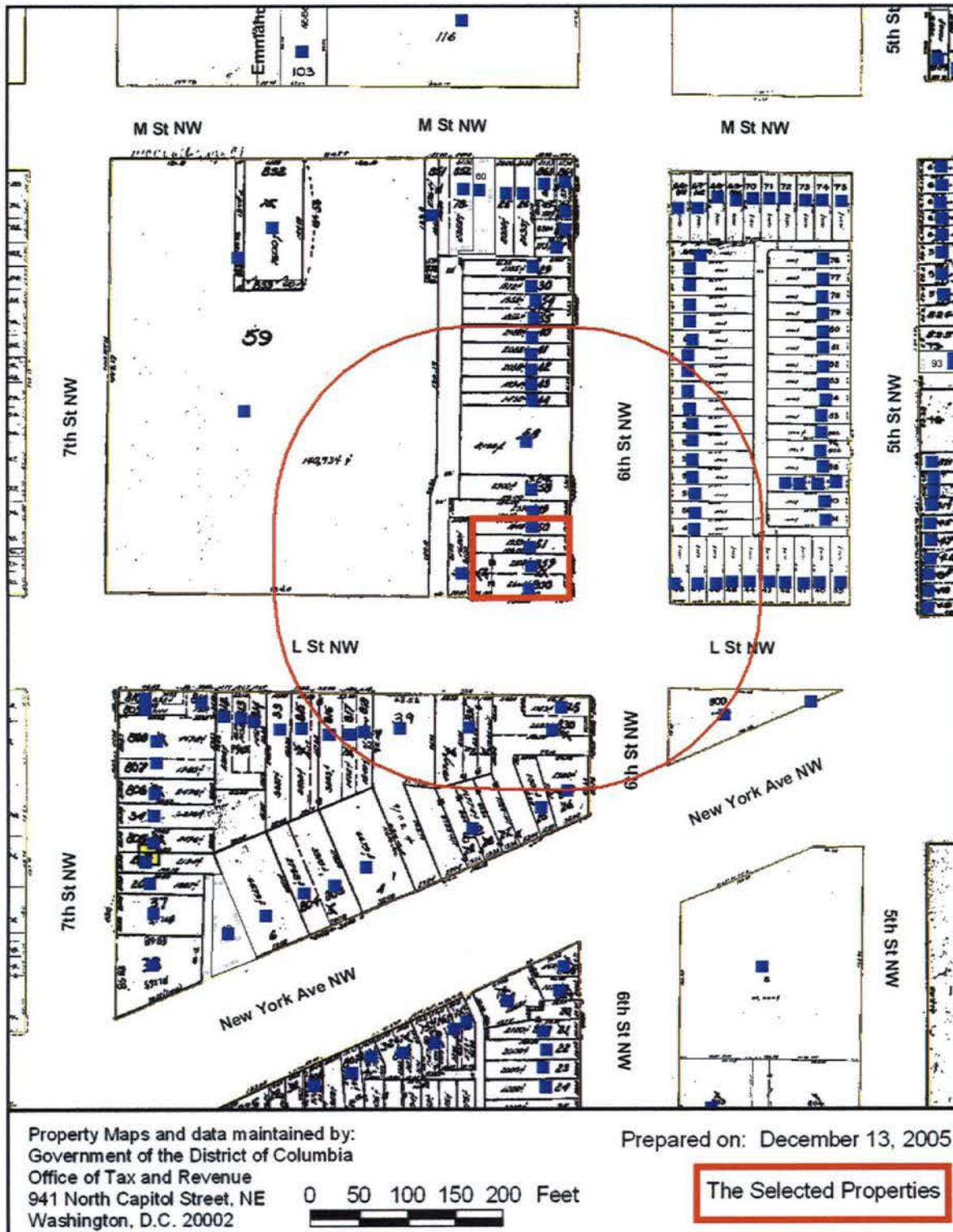
**Roster of Property Owners 200 Ft. of the Outer Limits of Lots 50, 51, 800
and 859, Square 449 Washington, D.C.**

<u>Square / Lot</u>	<u>Premise Address</u>	<u>Owner's Name and Address</u>
0449 0040	1128 6TH ST NW	GALBRAITH AME ZION CHURCH
0449 0041	1126 6TH ST NW	1114 6TH ST NW
0449 0042	1124 6TH ST NW	WASHINGTON, DC 20001-3629
0449 0043	1122 6TH ST NW	
0449 0044	1120 6TH ST NW	
0449 0058	1114 - 1116 6TH ST NW	
<i>0449 0050</i>	<i>6TH ST NW</i>	<i>JEMAL'S JUDGE LLC</i>
<i>0449 0051</i>	<i>6TH ST NW</i>	<i>702 H ST NW STE 400</i>
<i>0449 0800</i>	<i>1100 6TH ST NW</i>	<i>WASHINGTON, DC 20001-3875</i>
<i>0449 0859</i>	<i>1104 6TH ST NW</i>	
0449 0052	0611 L ST NW	G F TYNES TYNES RICHARD W 6130 N CAPITOL ST NW WASHINGTON, DC 20011-1405
0449 0059	1107 7TH ST NW	BISHOP S C MADISON TRUSTEE 1665 N PORTAL DR NW WASHINGTON, DC 20012-1053
0449 0858	1112 6TH ST NW	HILLETEWORK MATHIA YOHANESS TEKLU 6906 WINNERS CIR FAIRFAX STA, VA 22039-1844
0450 0800	0601 NEW YORK AV NW	AV NEW YORK AVE PROPERTY LLC 607 NEW YORK AVE NW WASHINGTON, DC 20001-3626
0450 0825	0600 L ST NW	ER-NINE INC
0450 0830	1026 6TH ST NW	C/O FESSAHIE TEKLE 1708 NEW HAMPSHIRE AVE NW WASHINGTON, DC 20009-2502
0482 0056	1117 6TH ST NW	ADAN MIRZA FARHAN MIRZA 1117 6TH ST NW WASHINGTON, DC 20001-3690

<u>Square / Lot</u>	<u>Premise Address</u>	<u>Owner's Name and Address</u>
0449 0059	1107 7TH ST NW	BISHOP S C MADISON TRUSTEE
0482 0043	0509 L ST NW	1665 N PORTAL DR NW
0482 0044	0511 L ST NW	WASHINGTON, DC 20012-1053
0482 0045	0513 L ST NW	
0482 0046	0515 L ST NW	
0482 0047	0517 L ST NW	
0482 0048	0519 L ST NW	
0482 0058	1121 6TH ST NW	
0482 0059	1123 6TH ST NW	1123 6TH ST LLC
		C/O STE 200
		2820 CONNECTICUT AVE NW
		WASHINGTON, DC 20008-1526
0482S 0800	0501 NEW YORK AV NW	DISTRICT OF COLUMBIA
		c/o DC Ofc Prop Mgmt
		441 4th Street NW -- Ste. 1100S
		Washington, DC 20001

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200' Arc from Perimeter of Lots 50, 51, 800 and 857 on Square 449



200' Arc from Perimeter of Lots 50, 51, 800 and 857 on Square 449 -- Extended

