



**BEFORE THE ZONING COMMISSION
OF THE DISTRICT OF COLUMBIA**



APPLICATION/PETITION* TO AMEND THE ZONING MAP

The Zoning Commission will determine at the time of set down whether this is a contested (Application) or rulemaking (Petition) case

**Before completing this form, please review the instructions on the reverse side.
Print or type all information unless otherwise indicated.**

In accordance with the provisions of §102 of Title 11 DCMR – Zoning Regulations, request is hereby made for an amendment to the Zoning Map as follows:

Square No.	Lot No.	Square Feet	Existing Zoning	Requested Zoning
5633	800-801	120,680	R-5-A	C-3-A
5641	10-13, 819	20,698	R-1-B	C-3-A
Parcel 213/52		205,220	R-5-B	C-3-A
Parcel 213/60		16,230	R-1-B	C-3-A

Previous zoning (ZC and/or BZA) actions, including Order No.(s), affecting the above properties:

Address or boundary description of the premises: The Property lies at the intersection of Naylor Road, Good Hope Road, and Alabama Avenue, SE.

Total Area of the Site:	1.3 million	Square Feet	18.7	Acres	Baist Atlas No.		Page	
Advisory Neighborhood Commission(s):	7B	ANC/SMD(s):	7B					
If applicable, Historic District(s), in which site is located:								

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)

Signature:	Signature 	Date:	1/29/09		
Name:	Please Print Neil O. Albert	Owner:	☒	Petitioner:	☒

Person(s) to be notified of all actions:

Name:	Paul Tummonds		
Address:	Pillsbury Winthrop Shaw Pittman, 2300 N Street NW, Washington, DC		
Zip Code:	20037	Phone No.:	202-663-8000

DO NOT WRITE BELOW THIS LINE

Date Received:		Date Accepted:	
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ZONING COMMISSION

ANY APPLICATION THAT IS NOT COMPLETED IN ACCORDANCE WITH THE INSTRUCTIONS ON THE BACK OF THIS FORM WILL NOT BE ACCEPTED.

District of Columbia
CASE NO.09-03
EXHIBIT NO.4A



**BEFORE THE ZONING COMMISSION
OF THE DISTRICT OF COLUMBIA**



APPLICATION FOR CONSOLIDATED APPROVAL OF A PLANNED UNIT DEVELOPMENT (PUD)

Before completing this form, please review the instructions on the reverse side.
Print or type all information unless otherwise indicated.

In accordance with the provisions of Chapter 24 of 11 DCMR – Zoning Regulations, request is hereby made for Consolidated Approval of a PUD details of which are as follows:

Square No.	Lot No.	Square Feet	Existing Zoning	Requested Zoning
5632	1, 3-5, 802	298,019	C-3-A	C-3-A
5633	800-801	120,680	R-5-A	C-3-A
5641	10-13, 819	20,698	R-1-B	C-3-A
5641N	12-31, 33	66,517	C-3-A	C-3-A

Previous zoning (ZC and/or BZA) actions, including Order No.(s), affecting the above properties:

Address or boundary description of the premises: The Property lies at the intersection of Naylor Road, Good Hope Road, and Alabama Avenue, SE.

Total Area of the Site:	1.3 million	Square Feet	18.7	Acres	Baist Atlas No.		Page	
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Brief description of proposal: Construction of a Town Center with mixed-use retail and residential buildings, parking facilities, and townhouses.

Concurrent change of zoning (circle one):
(if yes, please complete a Map Amendment Application)

Yes / No
☒ ☐

Advisory Neighborhood Commission(s)/
Single Member ANC District (s):

7B

If applicable, Historic District(s) in which site is located:

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 is in violation of D C Law and subject to a fine of not more than \$1,000 or 180 days imprisonment or both.

Signature:		Date:	1/29/09
Owner's Name:	Neil O. Albert		

Person to be notified of all actions:

Name:	Paul Tummonds		
Address:	Pillsbury Winthrop Shaw Pittman, 2300 N Street NW, Washington, DC		
Zip Code:	20037	Phone No.:	202-663-8000

Certification of Minimum Area: I hereby certify that the land area involved in this application is a minimum of _____ acres or _____ 15,000 square feet, pursuant to Title 11 DCMR – Zoning §2401.

Signature:		Date:	
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DO NOT WRITE BELOW THIS LINE

Date Received:		Date Accepted:	
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ANY APPLICATION THAT IS NOT COMPLETED IN ACCORDANCE WITH THE INSTRUCTIONS ON THE BACK OF THIS FORM WILL NOT BE ACCEPTED

Square No.	Lot No.	Square Feet	Existing Zoning	Requested Zoning
Parcel 213/52		205,220	R-5-B	C-3-A
Parcel 213/60		16,230	R-1-B	C-3-A
Parcel 213/61		51,971	C-3-A	C-3-A
Parcel 214/62		12,995	C-3-A	C-3-A
Parcel 214/88		1,468	C-3-A	C-3-A
Parcel 214/104		1,946	C-3-A	C-3-A
Parcel 214/182		2,355	C-3-A	C-3-A
Parcel 214/187		2,116	C-3-A	C-3-A
Parcel 214/189		1,104	C-3-A	C-3-A
Parcel 214/190		1,594	C-3-A	C-3-A
Parcel 214/196		4,772	C-3-A	C-3-A