Form 120 – Exhibit 1
(Revised 04/29/02)

Case No. 16959G

BEFORE THE BOARD OF ZONING ADJUSTMENT OF THE DISTRICT OF COLUMBIA

APPLICATION

Notice: See other side of application form for instructions

Pursuant to Sections §3103.2 - Use Variance, §3103.2 - Area 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).	Zoning Districts	Relief Being Sought Area Variance · Use Variance Special Exception	Section No(s).
2101 Foxhall Road, N.W.	1346	822	R-1-A	Special Exception	2516

Present use(s) of Property:	Vacant
Proposed use(s) of Property:	Theoretical lot subdivision for 35 single-family homes (plus 12 matter of right single-family homes)

Owner of Property:	First Capital Trust, LLC/ T.M. Visnic Custom Home Builders, L.L.C., contract purchasers from Raha III,	**Telephone No:**	305-864-8022
Address of Owner:	700 West 51st Street, Miami Beach, FL 31140		

Written paragraph specifically stating the "who, what, and where of the proposed action(s)". This will serve as the Public Hearing Notice: Pursuant to section 3108.1 of the zoning regulations, First Capital Trust, LLC and T.M. Visnic Custom Home Builders, L.L.C., contract purchasers from Raha III, Inc., are seeking a special exception under section 2516 of the zoning regulations for theoretical lot for 35 single family homes. The project will also include 12 matter of right, single family homes.

BZA
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Exhibit No. 2

Estimated construction cost	$ 52,000,000	**Advisory Neighborhood Commission Single-Member District(s)**	3D06

Date:	November 18, 2004	**Signature:**	*Applicant*

*** The Owner of the Property for which the application is made or his/her authorized agent. In the event an authorized agent files an application on the behalf of the Owner, a letter signed by the Owner authorizing the agent to act on his/her behalf shall accompany the notice of application.**

To be notified of hearing and decision:
(Owner or Authorized Agent*)

Name:	Richard B. Nettler & Jeannine Rustad, Robins, Kaplan, Miller & Ciresi L.L.P.				
Address:	1801 K Street, N.W., Suite 1200, Washington, D.C. 20006				
Phone No.:	(202)736-2720/2718	**Fax No.:**	202-223-8604	**E-Mail:**	rbnettler@rkmc.com/jrustad@rkmc.com

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

Board of Zoning Adjustment
District of Columbia
CASE NO. 17276
EXHIBIT NO. 2

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