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

Case No. 17331

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).
1229 E Street, S.E.	1019	816	R-4	§ 223 Special Exception	405.3; 406.1; 2001.3

Present use(s) of Property:	Vacant Residential
Proposed use(s) of Property:	Flat

Owner of Property	Larry D. and Carol K. Quillian, Owner JPI Apartment Development, LP, Contract Purchaser	**Telephone No:**	c/o JPI: (703) 847-0900
Address of Owner:	Quillians: 820 D St., S.E., Washington, DC 20003-2125 JPI: 8300 Greensboro Dr., Suite 600, McLean, Virginia 22102		

Written paragraph specifically stating the "who, what, and where of the proposed action(s)". This will serve as the Public Hearing Notice: Application of JPI Apartment Development, LP, on behalf of Larry D. and Carol K. Quillian, for special exception relief from the area requirements for an open court (§ 406.1), a side yard (§ 405.3), and a non- conforming structure (§ 2001.3) to establish a two-unit dwelling (flat) in the R-4 District pursuant to section 223 of the Zoning Regulations at premises address 1229 E St, SE (Square 1019, Lot 816).

Estimated construction cost	$1,300,000.00	**Advisory Neighborhood Commission Single-Member District(s)**	6B04
Date:	3/28/05	**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 to act on his/her behalf shall accompany the notice of application.***

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

Name:	Carolyn Brown and Norman M. Glasgow, Jr.				
Address:	Holland & Knight LLP, 2099 Pennsylvania Avenue, NW, Suite 100, Washington, DC 20006				
Phone No.:	(202) 955-3000	**Fax No.:**	(202) 955-5564	**E-Mail:**	carolyn.brown@hklaw.com

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

BZA
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EXHIBIT No. 1

Board of Zoning Adjustment
District of Columbia
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