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

Case No. 17367

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).
2129 S Street, N.W.	2532	13	R-3	Use Variance	320.3
				Area Variance	403 & 2001.3

Present use(s) of Property:	Previously used as a private school		
Proposed use(s) of Property:	4-unit condominium apartment building		
Owner of Property	Hurteau Properties, Ltd.	**Telephone No:**	(202) 667-1800
Address of Owner:	1705 – 21st Street, N.W., Washington, D.C. 20009		

Written paragraph specifically stating the "who, what, and where of the proposed action(s)". This will serve as the Public Hearing Notice:

Application of Hurteau Properties, Ltd., pursuant to 11DCMR § 3107.2 for a use variance under § 320.3 to allow the renovation and conversion of a vacant building, formerly used as a private school, into a 4-unit condominium apartment building, and area variances from § 2001.3 and § 403, to allow an elevator to be installed within an existing non-conforming closed court, and to allow a parking pad to be constructed at the rear of a non-conforming structure in an R-3 district at premises 2129 S Street, N.W. (Square 2532, Lot 13).

Estimated construction cost	$1,000,000.00	**Advisory Neighborhood Commission Single-Member District(s)**	2D02
Date:	5/16/05	**Signature:**	Chris Collins Applicant* / Kyra L. Freeman

* *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:	Christopher H. Collins				
Address:	Holland & Knight LLP Suite 100 2099 Pennsylvania Avenue, NW Washington DC 20006				
Phone No.:	202-457-7841	**Fax No.:**	202-955-5564	**E-Mail:**	chris.collins@hklaw.com

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

RECEIVED D.C. ZONING COMMISSION 2005 MAY 16 P 12:24

BZA
Case No. 17367
Exhibit No. 2

Board of Zoning Adjustment
District of Columbia
CASE NO. 17367
EXHIBIT NO. 2