Douglas Knoll Cooperative Limited Partnership
1330 New Hampshire Avenue, N.W., Suite 111
Washington, DC 20036

RECEIVED
D.C. OFFICE OF ZONING
2008 JAN 23 PM 3:01

January 22, 2008

District of Columbia Office of Zoning
Board of Zoning Adjustment
441 4th Street, NW, Suite 210-S
Washington, DC 20001

BOARD OF ZONING ADJUSTMENT
District of Columbia
CASE NO. 17373
EXHIBIT NO. 29

RE: Request for Modification of Existing Order, BZA Application No. 17373

Dear Member of the Board of Zoning Adjustment:

With respect to the referenced matter, we respectfully request a waiver of the six-month deadline requirement for requesting modifications of plans and conditions under 11 DCMR § 3129.3. We also respectfully request the following minor modifications to the BZA Application No. 17373 (the "Application"), approved on November 3, 2005:

1. Extend the term of the order to nine years from its current term of seven years;
2. Accept minor plan modifications as per the enclosed drawings; and
3. Extend the time limit to file for a building permit to three years.

The Board of Zoning Adjustment has the authority to grant these minor modifications pursuant to its authority under 11 DCMR § 3129 *et seq*. The minor modifications are not controversial, do not aversely impact any party, and do not change material facts that the Board of Zoning Adjustment relied upon in approving the Application.

We make this request now because the financing for the Center that is the subject of the Application is finally in place. As you may be aware, it is quite difficult to finance community facilities. After struggling with various public and private financing institutions for several years, we have identified three funding sources through our partnership with the AppleTree Institute for Education Innovation. AppleTree was awarded a $622,000 grant for this project by the Office of the State Superintendent for Education through that office's *City Build Initiative*, which can be confirmed by contacting Mr. Stefan Huh, Director of the Office of Charter School Finance and Support: 202-724-7803. United Bank has indicated a willingness to provide construction financing as well as permanent financing through the issuance of DC Revenue Bonds, which can be confirmed by contacting Mr. John Alexander, Senior Vice President: 202-828-6784. Building Hope, a project of the Sallie Mae Fund, has indicated a willingness to provide bridge financing and credit enhancement for the project, which can be confirmed by contacting Mr. Tom Porter, Director of Real Estate Operations: 202-457-1990. Having cleared this major hurdle, we are at last in a position to bring this vital facility to the community.

Enclosed please find our modified drawings. The plans have been modified to reflect the

Board of Zoning Adjustment
District of Columbia
CASE NO. 17373
EXHIBIT NO. 29

programmatic needs of AppleTree, the operator of the program. The general configuration, siting, massing, and size of the facility remain approximately the same. The changes are as follows:

1. Size of building has increased approximately 8 percent to satisfy the operator's programmatic needs, i.e. elevator for handicap access, an indoor play area, and a community meeting space. The project is within lot occupancy and FAR requirements.

2. The footprint of the building has been modified to accommodate the increase in size.

3. The height, general location, connection to existing apartment building, materials, entrances, and relation to parking and drop-off are unchanged.

4. No additional relief is required by these modifications.

As previously noted, these revisions do not change material facts that the Board of Zoning Adjustment relied upon in approving the Application.

Pursuant to 11 DCMR § 3129.4, we are simultaneously serving this request for a modification of plans on all other parties to the original Application.

If you have any questions, please do not hesitate to call me at 202-861-5839. Thank you.

Sincerely,

Walter Johnston

Enclosures

THIS CHECK IS VOID WITHOUT A BLUE AND BURGUNDY BACKGROUND AND AN ARTIFICIAL WATERMARK ON THE BACK - HOLD AT ANGLE TO VIEW

Nonprofit Community Development Corp. of Washington, DC
1330 New Hampshire Ave
NW Suite 111
Washington, DC 20036

United Bank
15-162-540

Check: 0005985

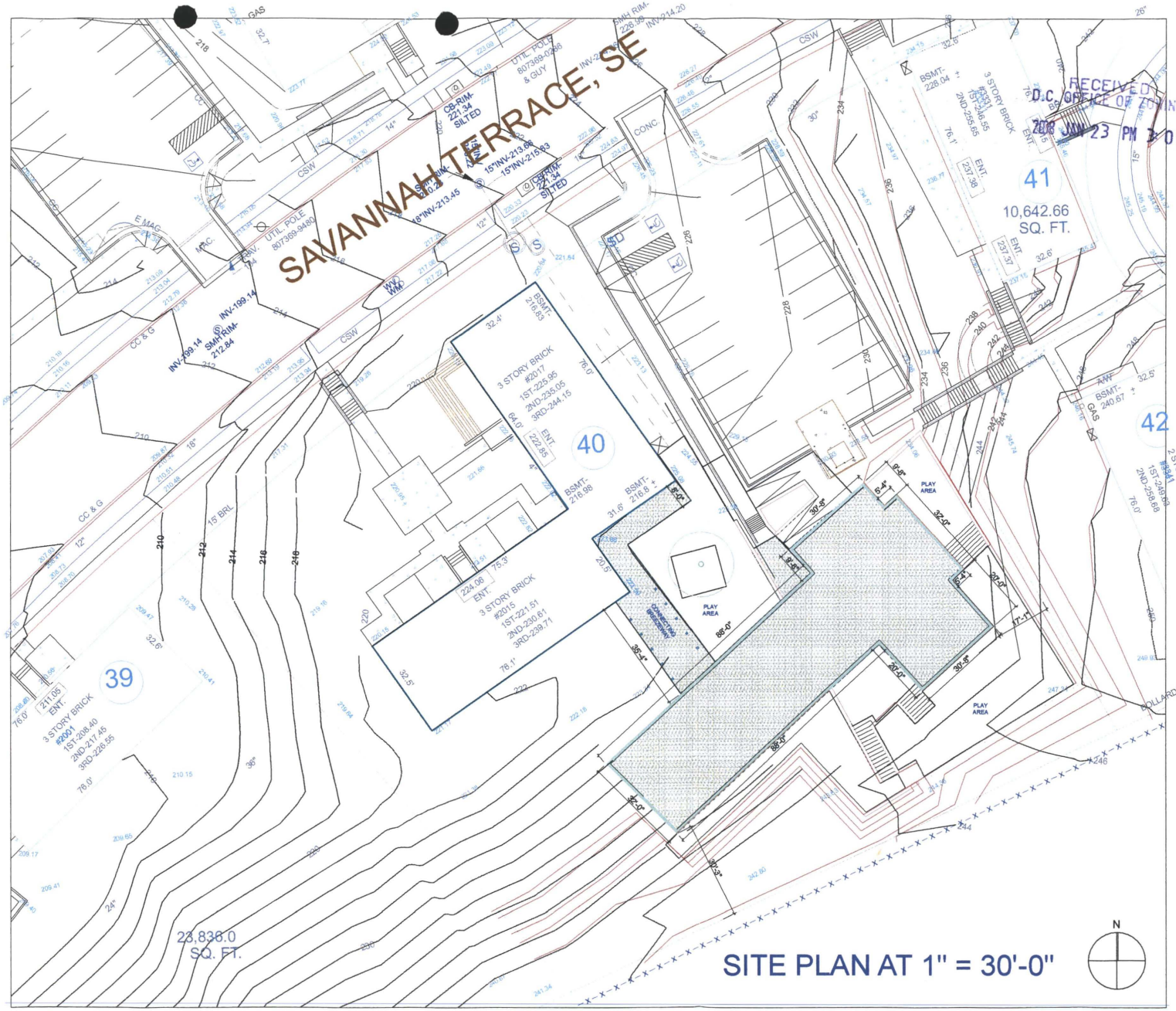
Check Date	Check Amount
1/22/2008	********450.00

Pay: ***Four Hundred Fifty and No/100 Dollars***

To the Order of: **DC Treasurer**

BZA # 17373

SIGNATURE HAS A COLORED BACKGROUND • BORDER CONTAINS MICROPRINTING



SITE PLAN AT 1" = 30'-0"

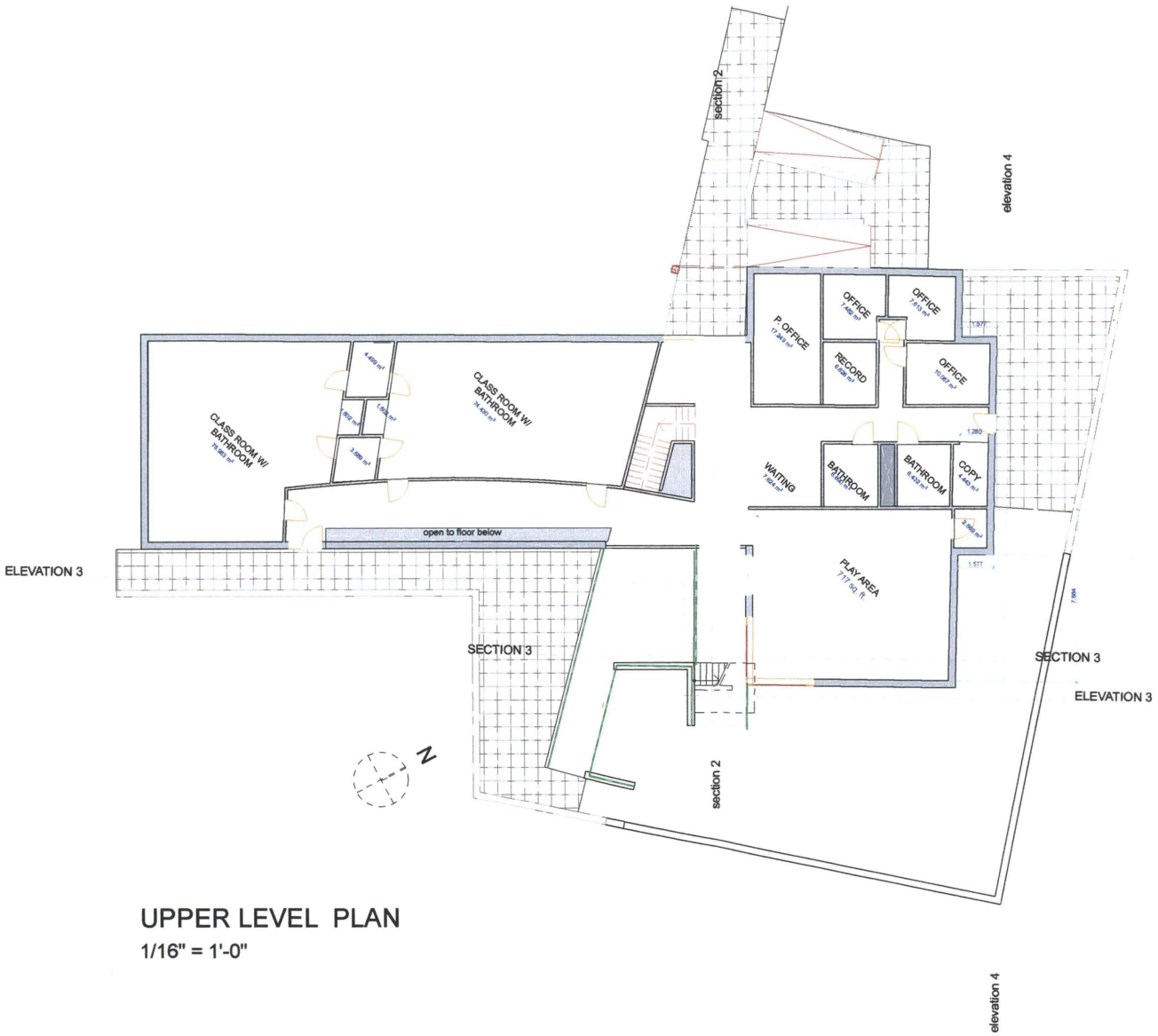
A. F. CLARENS AIA ARCHITECT
1053 31ST STREET NW.
WASHINGTON, DC 20007
202-337-1919
afclarens@msn.com

CHILD DEVELOPMENT CENTER
DOUGLAS KNOLL
2017 SAVANNAH TERRACE S.E.
WASHINGTON D.C.

SITE PLAN

01-18-08

00



UPPER LEVEL PLAN

1/16" = 1'-0"

A. F. CLARENS AIA ARCHITECT
1053 31ST STREET NW.
WASHINGTON, DC 20007
202-337-1919
afclarens@msn.com

CHILD DEVELOPMENT CENTER
DOUGLAS KNOLL
2017 SAVANNAH TERRACE S.E.
WASHINGTON D.C.

UPPER LEVEL PLAN

01-18-08

01

LOWER LEVEL PLAN

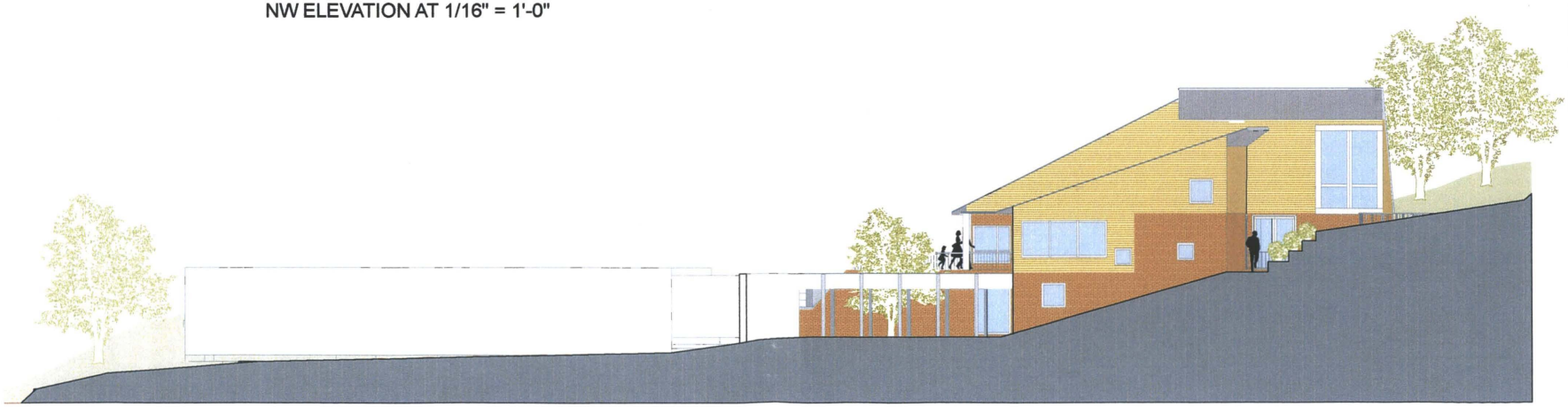
1/16" = 1'-0"



02	01-18-08	LOWER LEVEL PLAN	CHILD DEVELOPMENT CENTER DOUGLAS KNOLL 2017 SAVANNAH TERRACE S.E. WASHINGTON D.C.	A. F. CLARENS AIA ARCHITECT 1053 31ST STREET NW. WASHINGTON, DC 20007 202-337-1919 afclarens@msn.com



NW ELEVATION AT 1/16" = 1'-0"



SW ELEVATION AT 1/16" = 1'-0"

A. F. CLARENS AIA ARCHITECT
1053 31ST STREET NW.
WASHINGTON, DC 20007
202-337-1919
afclarens@msn.com

CHILD DEVELOPMENT CENTER
DOUGLAS KNOLL
2017 SAVANNAH TERRACE S.E.
WASHINGTON D.C.

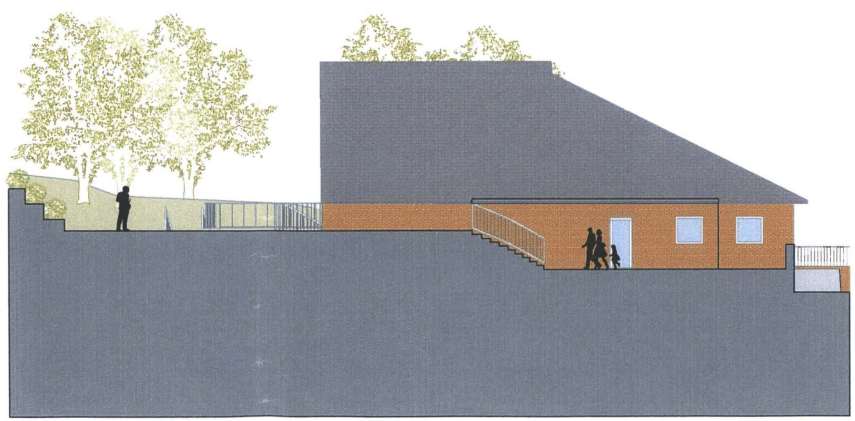
NW AND SW
ELEVATIONS

01-18-08

03



SE ELEVATION AT 1/16" = 1'0"



NE ELEVATION AT 1/16" = 1'0"

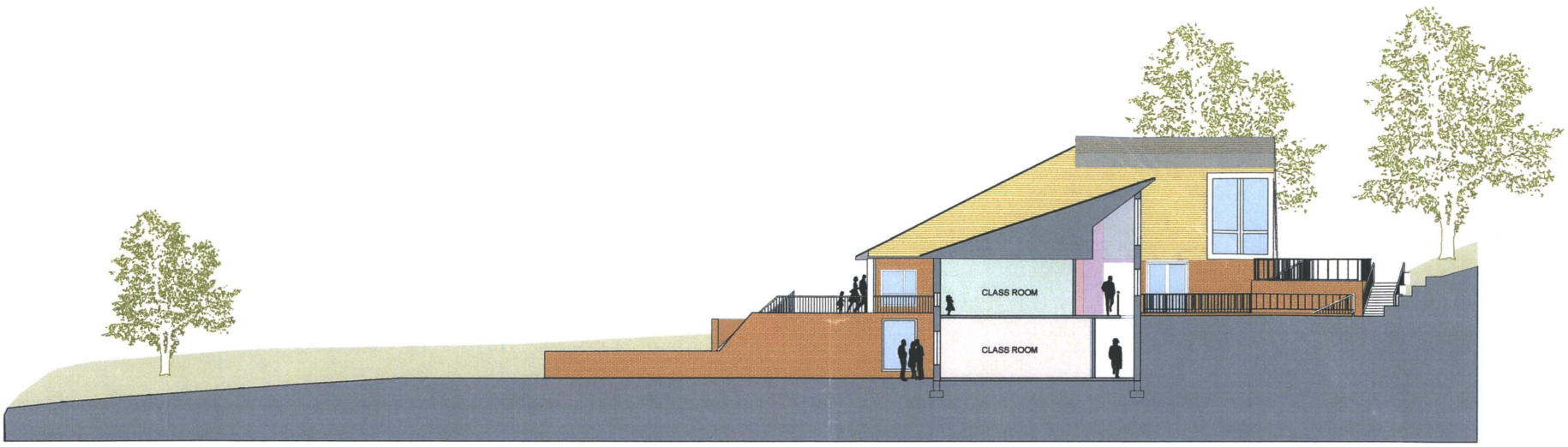
A. F. CLARENS AIA ARCHITECT
1053 31ST STREET NW.
WASHINGTON, DC 20007
202-337-1919
afclarens@msn.com

CHILD DEVELOPMENT CENTER
DOUGLAS KNOLL
2017 SAVANNAH TERRACE S.E.
WASHINGTON D.C.

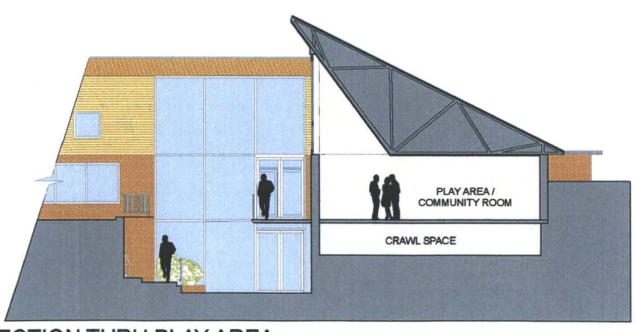
NE AND SE ELEVATIONS

01-18-08

04



SECTION THRU CLASSROOMS
AT 1/16" + 1'-0"



SECTION THRU PLAY AREA
AT 1/16" + 1'-0"



SECTION THRU ENTRANCE
AT 1/16" + 1'-0"

A. F. CLARENS AIA ARCHITECT
1053 31ST STREET NW.
WASHINGTON, DC 20007
202-337-1919
afclarens@msn.com

CHILD DEVELOPMENT CENTER
DOUGLAS KNOLL
2017 SAVANNAH TERRACE S.E.
WASHINGTON D.C.

BUILDING
SECTIONS

01-18-08

05