

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)
400 - 414 Eastern Avenue NE	5260	17 - 19	R-5-A	Variance & Special Exception	353.1, 2101.1, 2115.1, 2115.10, 2516.1, 2516.4
Dix Street, NE	5260	806	C-2-A	Variance & Special Exception	2101.1, 2115.1, 2115.4, 2115.10 2516.1, 2516.4

Present use(s) of Property: Abandoned residential buildings and vacant lots

Proposed use(s) of Property: Residential development

Owner of Property: District of Columbia

Telephone No: (202) 727-6365

Address of Owner: 1350 Pennsylvania Avenue, NW, Suite 317, Washington, DC 20004

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

Hearing Notice: Application for special exception approval for the construction of new multi-family

housing in R-5-A Districts under Section 353.1, and for the construction of more than one structure on one

record lot under Section 2516.1, and for variance relief from the number of parking spaces required under

Section 2101.1, from the size of parking spaces required under Section 2115.1, from the number of

contiguous compact parking spaces required under Section 2115.4, from the parking area requirements

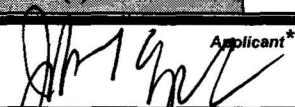
under Section 2115.10, and from the building lot control requirements under Section 2516.4 in order to allow the renovation and construction of residential buildings at 400-414 Eastern Avenue NE, 405 - 407 Dix Street, and 61st Street, NE

Estimated construction cost: \$TBD

Advisory Neighborhood Commission
Single-Member District(s)

ANC 7C05

Date: 12/8/09

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.

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18037

EXHIBIT NO. 2

Board of Zoning Adjustment
District of Columbia
CASE NO. 18037
EXHIBIT NO. 2

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

Name:	John T. Epting				
Address:	Pillsbury Winthrop Shaw Pittman, LLP, 2300 N St., NW, Washington, DC 20037				
Phone No.:	202-663-8879	Fax No.:	202-663-8007	E-Mail:	john.epting@pillsburyllaw.com

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

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405 - 407 Dix Street, NE	5260	2, 28, 800	C-2-A	Variance & Special Exception	2516.1, 2516.4

Present use(s) of Property: One story retail buildings and a related parking lot

Proposed use(s) of Property: Residential development

Owner of Property: Sarah and Francis Fabrizio

Telephone No: (202) 422-2308

Address of Owner: 2530 Q Street NW, Washington, DC 20007-4308

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

Name: John T. Epting, 202-663-8879 (o), 202-663-8007 (f) john.epting@pillsburylaw.com

Address: Pillsbury Winthrop Shaw Pittman, LLP, 2300 N St., NW, Washington, DC 20037