

January 30, 2025

**Via IZIS**

Board of Zoning Adjustment  
441 4th Street, N.W.  
Suite 210S  
Washington, DC 20001

**Re: Prehearing Submission - BZA Case No. 21216 – 418 Franklin Street, NE, 422 Franklin Street, NE, and 2804 5th Street, NE**

Dear Chairperson Hill and Members of the Board:

On behalf of the Applicant in the above-referenced case, the Application is being updated to include lot dimension area variance relief for 2804 5<sup>th</sup> Street, NE, and to remove the penthouse and the penthouse relief requests for all properties. Also included in this submission is a supplemental burden of proof statement, revised self-certification forms and updated plans which include shadow studies.

Respectfully Submitted,

*Martin P Sullivan*

Martin P. Sullivan, Esq.  
Sullivan & Barros, LLP

**CERTIFICATE OF SERVICE**

I hereby certify that on January 30, 2025, an electronic copy of this submission was served to the following:

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Respectfully Submitted,

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