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GOVERNMENT OF THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT



NOTICE OF VIRTUAL PUBLIC HEARING

TIME AND PLACE: Wednesday, March 4, 2026 @ 9:30 a.m.

Via WebEx: <https://dcoz.dc.gov/BZA03-04-2026>

Via Telephone: 202-860-2110 Access code: 2306 211 7155

Via YouTube: <https://www.youtube.com/c/DCOfficeofZoning>

Instructions: <https://dcoz.dc.gov/release/virtual-public-hearings>

Witness Sign Up: <https://dcoz.dc.gov/service/sign-testify>

TO CONSIDER THE FOLLOWING APPLICATION THAT HAS BEEN ACCEPTED BY THE OFFICE OF ZONING AND SCHEDULED FOR PUBLIC HEARING:

Application No. 21420 of Eastern Avenue Holdings III, LLC

Address: 1106 and 1112 Eastern Avenue N.E. (Square 5201, Lots 800 and 801)

ANC: 7C

Relief: Special Exception under:

- The new residential development standards of Subtitle U § 421 (pursuant to Subtitle X § 901.2)

Project: To construct a three-story plus cellar side addition, and construct 18 additional dwelling units, to combine two existing, detached, three-story plus cellar, 29-unit apartment houses in the RA-1 Zone.

This public hearing will be conducted in accordance with the contested case provisions of Subtitle Y, Chapters 4 & 5.

PLEASE NOTE:

The hearing date shown above may be RESCHEDULED prior to this date, in which case the new hearing date will be posted on the online calendar for the Board of Zoning Adjustment (“**Board**” or “**BZA**”), on the website of the Office of Zoning (“**OZ**”) at <https://dcoz.dc.gov/BZACalendar>, as well as on the case record webpage available on the Interactive Zoning Information System (“**IZIS**”) on the OZ website <https://dcoz.dc.gov/CaseRecord> (additional instructions below). **Please check these webpages to confirm the final hearing date and time** as there will be no other notice of these changes provided. One day before the hearing, the order of cases, agenda, and any other scheduling changes will be posted to the Board’s online calendar on OZ’s website.

Those who wish to testify at the public hearing **must** be present when their case is called. The order of cases may change at the Board’s discretion. Participants are encouraged to visit <https://dcoz.dc.gov/service/watch-live-virtual-zcbza-hearingsmeetings> to watch the live broadcast

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Board of Zoning Adjustment
District of Columbia
CASE NO. 21420
EXHIBIT NO. 23

GOVERNMENT OF THE DISTRICT OF COLUMBIA
OFFICE OF ZONING
441 4th STREET, N.W. SUITE 200-S/210-S
WASHINGTON, D.C. 20001
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Newell Jackson
1106 Eastern Ave NE, Unit 304
Washington, DC 20019

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