



BEFORE THE BOARD OF ZONING ADJUSTMENT
OF THE DISTRICT OF COLUMBIA



FORM 120 - APPLICATION FOR VARIANCE/SPECIAL EXCEPTION

Before completing this form, please review the instructions on the reverse side.
Print or type all information unless otherwise indicated. All information must be completely filled out.

Pursuant to §3103.2 – Area/Use 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).	Zone District(s)	Type of Relief Being Sought	
				Area Variance Use Variance Special Exception	Section(s) of Title 11 DCMR - Zoning Regulations from which relief is being sought
138 Wilmington Place SE	6093	0815	R-2	Special Exception	D 207.1; D208.3, D210.1; D 5201.1 (a)(b)
				Variance	D 206.2 D 202.1

Present use(s) of Property: Vacant and Unimproved

Proposed use(s) of Property: Single-Family Dwelling

Owner of Property: Olusegun Okegbenro

Telephone No:

202-600-5923

Address of Owner: 138 Wilmington Place SE Washington DC 20032

Advisory Neighborhood Commission Single-Member District (for instance 2A09 = Ward 2, Subdivision A, and SMD 09)

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

Construct a new single-family Row dwelling not in compliance with the type of structure in the R-2 zone district; not in compliance with the side yard setback requirement; lot occupancy; front yard setback; the rear yard setback requirements and percentage of lot occupancy Limitation.

EXPEDITED REVIEW REQUEST (If interested, please select the appropriate category)

I waive my right to a hearing, agree to the terms in Form 128 - Waiver of Hearing for Expedited Review, and hereby request that this case be placed on the Expedited Review Calendar, pursuant to §3118.2 (CHOOSE ONE):

- ☐ A park, playground, swimming pool, or athletic field pursuant to §209.1, or
☐ An addition to a one-family dwelling or flat or new or enlarged accessory structures pursuant to §223

I/We certify that the above information is true and correct to the best of my/our knowledge, information and belief. Any person(s) using a fictitious name or address and/or knowingly making any false statement on this application/petition is in violation of D.C. Law and subject to a fine of not more than \$1,000 or 180 days imprisonment or both. (D.C. Official Code § 22-2405)

Date: August 11, 2026

Signature*:

toyebello

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

Name: Olutoye Bello

E-Mail:

toyebello@bandbllc.com

Address: 1917 Benning Road NE

Phone No.:

240-350-7199

City, State, Zip: Washington DC 20002

Fax No.:

240-3509488

* To be signed by the Owner of the Property for which this application is filed or his/her authorized agent. In the event an authorized agent files this application on behalf of the Owner, a letter signed by the Owner authorizing the agent to act on his/her behalf shall accompany this application.

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

FOR OFFICIAL USE ONLY

Board of Zoning Adjustment
District of Columbia
CASE NO. 21442
EXHIBIT NO. 25

Exhibit No. 1

Case No.