

FORM 135 – ZONING SELF-CERTIFICATION

Project Information	Address(es)	799 Buchanan Street, NE
	Square and Lot(s) <i>Note: Parcels start with "PAR"</i>	Square 3894, Lot 23
	Zone District(s)	Residential Apartment (RA)-1
	ANC Single Member District(s)	5A-03

Certification <i>Select relief requested</i>	The undersigned agent hereby certifies that the following zoning relief is requested from the Board of Zoning Adjustment in this matter (include all relevant section citations, e.g. "E-210.1 and E-5201"):	
	☒ Special Exception X § 901.2	Zoning Regulations Section(s) C-305.1 and U-421.1
	☐ Area Variance X § 1002.1(a)	Zoning Regulations Section(s)
	☐ Use Variance X § 1002.1(b)	Zoning Regulations Section(s)

Pursuant to 11 DCMR Y § 300.6(b), the undersigned agent certifies that:

1. The agent is duly licensed to practice law or architecture in the District of Columbia;
2. The agent is currently in good standing and otherwise entitled to practice law or architecture in the District of Columbia; and
3. The applicant is entitled to apply for the variance or special exception sought for the reasons stated in the application.

The undersigned agent and owner acknowledge that they are assuming the risk that the owner may require additional or different zoning relief from that which is self-certified in order to obtain, for the above-referenced project, any building permit, certificate of occupancy, or other administrative determination based upon the Zoning Regulations and Map. Any approval of the application by the Board of Zoning Adjustment (BZA) does not constitute a Board finding that the relief sought is the relief required to obtain such permit, certification, or determination.

The undersigned agent and owner further acknowledge that any person aggrieved by the issuance of any permit, certificate, or determination for which the requested zoning relief is a prerequisite may appeal that permit, certificate, or determination on the grounds that additional or different zoning relief is required.

The undersigned agent and owner hereby hold the District of Columbia Office of Zoning and Department of Buildings harmless from any liability for failure of the undersigned to seek complete and proper zoning relief from the BZA.

The undersigned owner hereby authorizes the undersigned agent to act on the owner's behalf in this matter.

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 form 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)

Owner Name (Print)	Owner Signature	
The Roman Catholic Archbishop of Washington and His Successors in Office	<i>Tim J. Farrell</i>	
Agent Name (Print)	Agent Signature	DC Bar No. or Architect Registration No.
VELLA BATTIES 7/1/26	<i>WILLIAM JACKSON BATTIES</i>	488705
Date:	7/1/2026	

NOTES AND COMPUTATIONS

All fields should be filled in completely, insert "N/A" where not applicable

*Please refer to
zoning tabulations included w/ proposed plans

Item	Existing Conditions	Minimum Required	Maximum Allowed	Provided by Proposed Construction	★	Deviation/ Percentage
Lot Area (sq. ft.)	208,425	1,800	N/A	208,425		None
Lot Width (ft. to the tenth)	465.8	N/A	N/A	465.8		None
Lot Occupancy (building area/lot area)	6.9%	N/A	40% (70% by SE)	27.09%		None
Gross Floor Area (sq. ft.)	43,770	N/A	187,583 (225,099 w/ IZ)	170,880		None
Floor Area Ratio (FAR) (floor area/lot area)	0.21	N/A	0.9 (1.08 w/ IZ)	0.82		None
Principal Building Height (stories)						
Check boxes applicable to proposed project below: ☐ Basement ☐ Penthouse ☐ Cellar ☐ Rooftop Structure ☒ None	2	N/A	3	3		None
Principal Building Height (ft. to the tenth)	< 40 ft.	N/A	40 ft.	39.08 (max)		None
Accessory Building Height (stories)	N/A	N/A	2 stories	N/A		None
Accessory Building Height (ft. to the tenth)	N/A	N/A	22 ft.	N/A		None
Front Yard (ft. to the tenth)	94.1	N/A	N/A	N/A		None
Rear Yard (ft. to the tenth)	85.9	20 ft.	N/A	20 ft.		None
Distance Beyond Rear Wall of Adjoining Buildings (R/RF zones) (ft. to the tenth)	N/A	N/A	N/A	N/A		None
Side Yard (ft. to the tenth)	105.3 (W); 154 (E)	8 ft. for semi-detached	N/A	8 ft. (if applicable)		None
Open Court (width by depth in ft.)	N/A	N/A	N/A	N/A		None
Closed Court (width by depth in ft.)	N/A	N/A	N/A	N/A		None
Vehicle Parking Spaces (#)	49	1 per DU	N/A	Approx. 225		None
Bicycle Parking Spaces (#)	Unknown	None	None	Complies		None
Loading Berths (# and size in ft.)	2; 30 ft.	None	None	Complies		None
Pervious Surface (%)	N/A	N/A	N/A	N/A		None
Principal Dwelling Units (#)	0	N/A	N/A	80 max.		None
Accessory Dwelling Units (#)	0	N/A	N/A	0		None
Solar Shading of Abutting Properties (R/RF zones) (%)	N/A	N/A	N/A	N/A		None
Other:						
Other:						