



FORM 120 - APPLICATION FOR VARIANCE AND/OR SPECIAL EXCEPTION

GIS INFORMATION

Square	Lot(s)	Zone	ANC
5201	0809	R-2	7C

Address of Property: 1138 - 51st. Street, NE

ZONING INFORMATION

Relief from section(s): D-302.1, D-206.3

Type of Relief: Area Variance

Brief description of proposed project: The development of a matter-of-right a semi-detached two (2) residential units through relief from two (2) R-2 zoning area requirements: 1 - To divide the existing forty foot (40-0) wide tax lot into two (2) twenty foot (20-0) wide building lots from the required thirty feet (30-0) (Subtitle D-11 Table D § 302.1: Minimum Lot Width and Minimum Lot Area Requirements) width for relief from Subtitle D-13 § 301.1 Including relief from the required three thousand sqft (3,000 sqft) minimum lot area (Subtitle D-11 Table D § 302.1: Minimum Lot Width and Minimum Lot Area Requirements) to form two (2) two thousand one hundred eighty sqft (2,180 sqft) primary lots 2 -An area variance for relief to allow for a five feet (5-0) side yard from the required (Subtitle D-10 § 206.3) eight feet (8-0) side yard.

Present use of Property: Undeveloped Lot

Proposed use of Property: New construction of a semi-detached residential building containing two (2) residential units.

CONTACT INFORMATION

Owner Information

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Authorized Agent Information

Name: Andrei Banks, RA
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FEE CALCULATOR

Fee Type	Fee	Unit	Total
All Other Variances Per Section Requested	\$1040	2	\$2080
<b>Grand Total</b>			<b>2080</b>

SIGNATURE

Date

Andrei T. Banks, RA

7/16/2020