Government of the District of Columbia
OFFICE OF ZONING

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Z.C. CASE NO.: 03-04 (Consolidated PUD @ The Meridian Hill Condos)

As Secretary to the Zoning Commission, I herby certify that on FEB 0 3 2003 copies of this Z.C. Notice of Filing were mailed first class, postage prepaid or sent by inter-office government mail to the following:

1.	*D.C. Register*	
2.	Applicant(s)/Petitioner(s)	Jonathan L. Farmer Griffin, Farmer & Murphy, LLP 1912 Sunderland Place, N.W. Washington, D.C. 20036-1608
3.	ANC Chairperson	Chairman ANC 1B P.O. Box 73710 Washington, D.C. 20056
4.	ANC/SMD Chairperson	Kevin P. Esters 546 Hobart Place, N.W. Washington, D.C. 20001
5.	Gottlieb Simon	Office of Advisory Neighborhood Commissions
6.	Dept. of Transportation (Ken Laden)	
7.	City Councilmember(s)	Councilmember Jim Graham (Ward 1)
8.	Office of Planning (Ellen McCarthy)	
9.	Zoning Administrator	
10.	Corporation Counsel (Alan Bergstein)	

ATTESTED BY: _____
Alberto P. Bastida, AICP
Secretary to the Zoning Commission

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ZONING COMMISSION
District of Columbia
Case 03-04
ZONING COMMISSION
District of Columbia
CASE NO.03-04
EXHIBIT NO.12
Exhibit 12

ZONING COMMISSION NOTICE OF FILING
Case No. 03-04
(Consolidated PUD @ The Meridian Hill Condos)
January 31, 2003

On January 21, 2003, the Office of Zoning received an application from Belmont Partners, LLC, on behalf of Bozzuto Holdings, LLC and George H. Purcell (the "Applicant"), requesting review and approval of a consolidated Planned Unit Development ("PUD") in accordance with District of Columbia Zoning Regulations, 11 DCMR (July 1996).

The property that is the subject of this application consists Lots 54, 215, 216, and 860 in Square 2661 (1437-1451 Belmont Street, N.W.) and consists of approximately 42,750 square feet. The Applicant is requesting a waiver from the requirement of a minimum of one (1) acre of land to develop the PUD in an R-5-B District. The lot size of the property is approximately 810 square feet less than an acre.

The property is currently zoned R-5-B and is occupied by the Pitts Motel, a now vacant structure. The Applicant proposes to raze the existing Pitts Motel and develop a 105-unit residential facility, featuring on-site parking garage with 165 parking spaces.

The developer is Bozzuto Homes; the architect is SK&I Architectural Design Group; the civil engineer is Loiderman Soltesz Associates; the traffic consultant is Gorove/Slade Associates, Inc.; and the land counsel is Griffin, Farmer & Murphy, LLP.

For additional information, please contact, the Alberto P. Bastida, AICP, Secretary to the Zoning Commission at (202) 727-6311.