

Holland & Knight

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2012 MAY 18 PM 4: 07

Leila M. Jackson Batties
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May 18, 2010

VIA HAND DELIVERY

Sharon Schellin
District of Columbia Office of Zoning
441 Fourth Street, N.W., Suite 210S
Washington, D.C. 20001

**Re: Application of MidAtlantic Realty Partners for a Modification of the PUD
Approved for Lots 23, 811, 812 and 813**

Dear Sharon:

Enclosed please find 21 reduced copies of the building plat for the recently filed application for the Washington Gateway PUD Modification. Also enclosed is the original application form for G9 MRP, which owns the two lots covered under the proposed PUD Modification. We will forward the application form for WMATA under separate cover, as soon as it is available.

Thank you for your attention to this matter. As always, please do not hesitate to contact me if you have any additional questions or concerns.

HOLLAND & KNIGHT, LLP

Leila M. Jackson Batties/ljn

Leila M. Jackson Batties

LB:lsn

Enclosures

9476290_v1

ZONING COMMISSION
District of Columbia

CASE NO. 06-14B

EXHIBIT NO. 5



**BEFORE THE ZONING COMMISSION
OF THE DISTRICT OF COLUMBIA**



**APPLICATION FOR MODIFICATION OF A PREVIOUSLY APPROVED
PLANNED UNIT DEVELOPMENT (PUD)**

Before completing this form, please review the instructions on the reverse side.
Print or type all information unless otherwise indicated.

In accordance with the provisions of Chapter 24 of Title 11 DCMR – Zoning Regulations, request is hereby made for a modification to a previously approved PUD, details of which are as follows:			Total Area of the Site:	134,591	Square Feet
				3.08+/-	Acres
Square No.	Lot No.	Square Feet	Baist Atlas No.:	IV	Page 4
3584	23	13,578	Date of Preliminary Approval:	June 29, 2007	
3584	811	102,569	ZC Case/Order No.:	06-14	
3584	812	10,381	Concurrent change of zoning (circle one): (if yes, please complete a Map Amendment Application)		
3584	813	8,063	Yes / No ☐ ☒		
		8,063	Advisory Neighborhood Commission(s)/ Single-Member District(s):	ANC 5C/05	
			If applicable, Historic District(s) in which site is located:	NA	

Address or boundary description of the premises:	East of the intersection of New York and Florida Avenues, N.E.
Previous zoning (ZC and/or BZA) actions, including Order No.(s), affecting the above properties:	ZC 06-14 -- original PUD approval ZC 06-14A -- approving two-year extension of PUD approval
Brief description of proposal:	Seeking PUD Modification in order for the applicant to have the option of constructing residential units in lieu of the hotel rooms originally approved for the project.

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 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)

Signature:		Date:	5/13/2010
Owner's Name:	(Lots 23 and 811) G9 MRP Washington Gateway, LLC		

Name of Architect:	SK&I Architectural Design Group, LLC		
Address:	7735 Old Georgetown Road, Suite 1000, Bethesda, MD		
Zip Code:	20814	Phone No.:	301-654-9300

Person to be notified of all actions:

Name:	Leila Batties, Esq.		
Address:	Holland & Knight, LLP 2099 Pennsylvania Avenue, NW, Washington DC		
Zip Code:	20006	Phone No.:	202-419-2583

DO NOT WRITE BELOW THIS LINE

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

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DISTRICT OF COLUMBIA GOVERNMENT
OFFICE OF THE SURVEYOR

Washington, D.C., May 7, 2010

Plat for Building Permit of SQUARE 3584 LOTS 23, & 811 - 813

Scale: 1 inch = 50 feet Recorded in Book 156 Page 16 (LOT 23)
Book A & T Page 3810 - U (LOT 811)
Book A & T Page 3927 - M (LOTS 812 - 813)

Receipt No. 07956

Furnished to: HOLLAND & KNIGHT / F. HOBAR

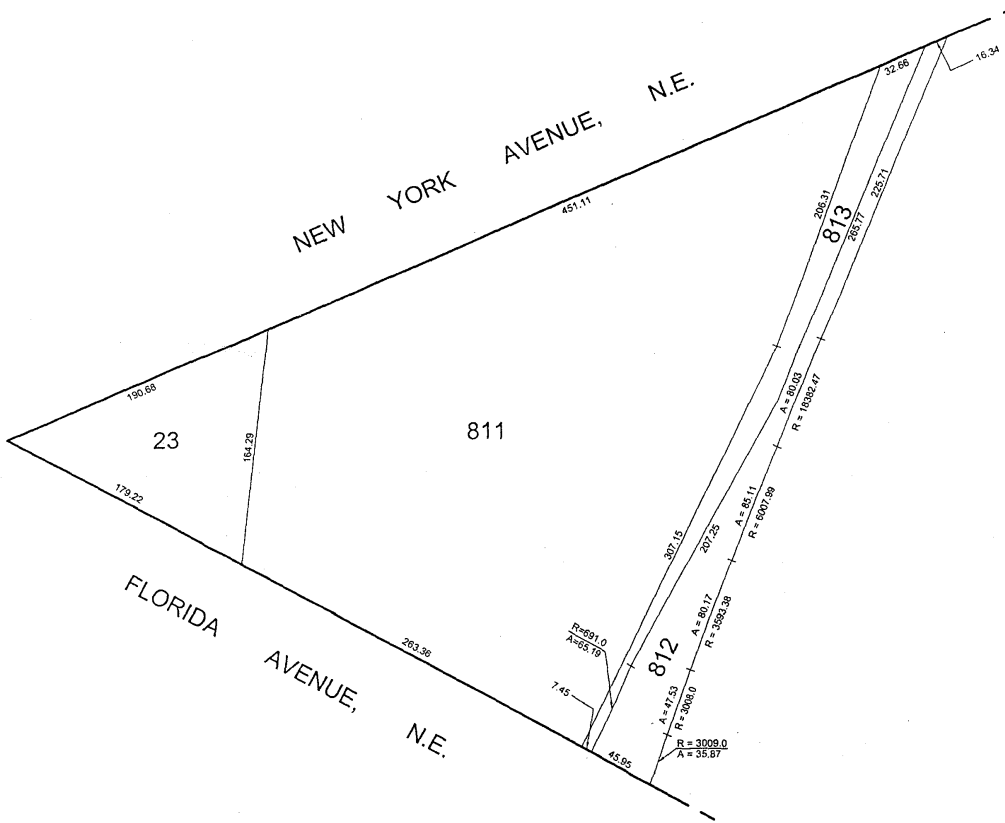
By: A.S. [Signature]
Surveyor, D.C.

I hereby certify that all existing improvements shown hereon, are completely dimensioned, and are correctly plotted; that all proposed buildings or construction, on parts thereof, including covered porches, are correctly dimensioned and plotted, and agree with plans accompanying the application; that the foundation plans as shown hereon is drawn, and dimensioned accurately to the same scale as the property lines shown on this plat and that by reason of the proposed improvements to be erected as shown hereon the size of any adjoining lot or premises is not decreased to an area less than is required by the Zoning Regulations for light and ventilation; and it is further certified and agreed that accessible parking area where required by the Zoning Regulations will be reserved. In accordance with the Zoning Regulations, and that this area has been correctly drawn and dimensioned hereon. It is further agreed that the elevation of the accessible parking area with respect to the Highway Department approved curb and alley grade will not result in a rise of grade along centerline of driveway at any point on private property in excess of 20% for single-family dwellings or in excess of 12% at any point for other buildings. (The policy of the Highway Department permits a maximum driveway grade of 12% across the public parking and the private restricted property.)

Date: _____

(Signature of owner or his authorized agent)

NOTE: Data shown for Assessment and Taxation Lots or Parcels are in accordance with the records of the Department of Finance and Revenue, Assessment Administration, and do not necessarily agree with deed description.



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