1	Revised	1/1/1	111
1	Revised	1/1/1	LL)

* * *		ZONING COMMISSION TRICT OF COLUMBIA	* *	*
FORM 10	1 - APPLICATION/PE	TITION* TO AMEND T	HE ZONING MA	NP .
* The Zoning Commission (ZC) will	determine at the time of set (down whether this is a contest	ed (Application) or rul	emaking (Petition) case.
Before o	OF THE DISTRICT OF COLUMBIA DRM 101 - APPLICATION/PETITION* TO AMEND THE ZONING MAP In (ZC) will determine at the time of set down whether this is a contested (Application) or rulemaking (Petition) case. Before completing this form, please review the instructions on the reverse side. Print or type all information unless otherwise indicated. The provisions of §102 of Title 11 DCMR – Zoning Regulations, request is hereby made for an amendment to the Zoning Map, details of which are as follows: Lot No. Square Feet Existing Zoning Requested Zoning W-1 or UnZONEd W-1 and C-3-C The Southwest Waterfront, which is generally bounded to Channel on the Potomac River and Maine Ave., S.W., between 6th and 12th Sts., dijacent riparian areas to the pier lines in the Washington Channel			
In accordance with the provision				e for an amendment
Square No. Lot No	Square Feet	Existing Zoning	Rec	quested Zoning
See Attached List		W-1 or unzone	d W-	1 and C-3-C
Previous zoning (ZC and/or BZA) actions, including Order (No(s)., affecting the above $ ho$	properties:	
Address or boundary descriptio	n of the premises: The	e Southwest Waterfro	ont, which is ge	nerally bounded
by the Washington Chann	el on the Potomac R	iver and Maine Ave.,	S.W., between	6th and 12th Sts.,
S.W., and the adjacent	riparian areas to	the pier lines in the	Washington (Channel
		Scotter .		4
Total Area of the Site in Square	Feet: 991,1 3 3 s.:	f. Total Area of	the Site in Acres:	22.7+ acres
Single-Member Advisory Neighl	porhood Commission Distr	ict(s): 6D01 and 6	3D04	
If applicable, Historic District(s)	in which site is located:	Not applica	ble	
	w and subject to a fine of n	ot more than \$1,000 or 180		
Signature:	(D.C. Offi	Clai Code 9 22 2405)	Date:	E. L
Sure	en Jongol	reet		
Name: Susan Longstr	eet, Interim Deputy Mayor for	Planning & Economic Developr	nent Owner:	
	Person(s) to l	pe notified of all actions:		
Name: Norman M. Gla	sgow, Jr. and Mary C	Carolyn Brown		
Address: Holland & K	night LLP, 2099 Pen	nsylvania Ave., N.W.,	#100, Washing	ton, D.C.
Zip Code: 20006	Phone No(s).: 202-4	19-2460 or 202-862-5990	-Mail: carolyn.k	prown@hklaw.com

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

CASE NO.	-D3
	2
EXHIBIT NO.	

(Revised	1.	11	/11)	

Case	No.		



BEFORE THE ZONING COMMISSION OF THE DISTRICT OF COLUMBIA



FORM 103A - APPLICATION FOR FIRST-STAGE APPROVAL OF A TWO-STAGE 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 First-Stage Approval of a PUD, details of which are as follows:

	First-S	tage Approval of a	PUD, deta	ils of which are as t	follows:		
Square No.	Lot No.	Square Feet		Existing Zoning		Req	uested Zoning
See Attached List			W	/-1 or unzoned		C-3	-C and W-1
Address or bounda	ary description of th	premises: Th	e South	west Waterfron	ıt, whic	ch is gene	erally bounded by
the Washingtor	Channel on the						
S.W., and the a	djacent riparian	areas to the p	ier lines	in the Washing	ton Cl	nannel	
Total Area of the S	ite in Square Feet:	991,1 3 3 s	.f.	Total Area of th	ne Site i	n Acres:	22.7+ acres
Certificatio	on of Minimum Area acres or			d area involved in pursuant to Title 1			
Brief description o	f proposal: Ma	jor new mixed-	use rede	evelopment co	nsistin	g of offic	e, retail, housing
cultural, instituti	onal, recreation	al and maritim	e uses a	t the Southwes	t Wate	erfront	-
Concurrent change	of zoning <i>(choose c</i>	ne): Yes	(if yes, plea	ise complete a Form 101 Aj	oplication/l	Petition to Amen	d the Zoning Map)
Single-Member Ad	visory Neighborhoo	d Commission Dist	rict(s):	6D01 and 6l	D04		
If applicable, Histo	ric District(s) in whi	h site is located:		not applicab	le	·	
person(s) using a	t the above informa fictitious name or ac D.C. Law and subjec	dress and/or know t to a fine of not m	vingly maki	ng any false staten 1,000 or 180 days i	nent on	this applica	tion is in violation of

(D.C. Official Code § 22 2405)

Owner's Signature:	Suranton	edreet	Date: February 4, 2011
Owner's Name:	Susan Longstreet, Intel	rim Deputy Mayor for	r Planning and Economic Development

			Person(s) to be notified of all actions:			
Name:	Nor	man M. (Glasgow, Jr. and Mary Carolyn Brown			
Address:	Holland & Knight LLP, 2099 Pennsylvania Ave., N.W., #100, Washington, D.C.					
Zip Code:	2	20006	Phone No(s).: 202-419-2460 or 202-862-5990 E-	-Mail: carolyn.brown@hklaw.com		

(Revised 1/1/11)					No	
	* * *				* *	* ·
	FORM 101 - AP				ONING MA	\P
FORM 101 - APPLICATION/PETITION* TO AMEND THE ZONING MAP * The Zoning Commission (ZC) will determine at the time of set down whether this is a contested (Application) or rulemaking (Petition) case. 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 §102 of Title 11 DCMR – Zoning Regulations, request is hereby made for an amendment to the Zoning Map, details of which are as follows: Square No. Lot No. Square Feet Existing Zoning Requested Zoning 473 83 34,355 R-3 C-3-C 473 814 1,403 R-3 C-3-C part of larger site; see attached list) Previous zoning (ZC and/or BZA) actions, including Order No(s)., affecting the above properties: Address or boundary description of the premises: 600 M St., S.W.; part of the Southwest Waterfront project, which is generally bounded by the Washington Channel on the Potomac River and Maine Ave., S.W., petween 6th and 12th Sts.,S.W., and the adjacent riparian areas to the pier lines in the Washington						
	•	-			everse side.	
In accordance wi					s hereby mad	e for an amendment
Square No.	Lot No.	Square Feet	E	xisting Zoning	Red	quested Zoning
473 83		34,355		R-3		C-3-C
473	473 814			R-3		C-3-C
(part of larger site;						
see attached list)					·	
Previous zoning (Z	C and/or BZA) action	ns, including Order	No(s)., affec	ting the above propert	ies:	
Address or bound	ary description of the	e premises: 60	0 M St., S	S.W.; part of the S	outhwest V	Waterfront projec
which is genera	ally bounded by t	he Washington	Channel	on the Potomac F	River and N	Maine Ave., S.W.
between 6th ar	nd 12th Sts.,S.W	V., and the adja	cent ripa	rian areas to the	pier lines i	n the Washingto
Channel						
Total Area of the	Site in Square Feet:	991,1 \$ 3 s.	f.	Total Area of the Site	e in Acres:	22.7+ acres
Single-Member A	dvisory Neighborhoo	d Commission Disti	rict(s):	6D01 and 6D04		
If applicable, Histo	oric District(s) in whic	ch site is located:		Not applicable		
person(s) using	a fictitious name or a tion of D.C. Law and s	address and/or kno subject to a fine of D.C. Off	wingly maki not more thi icial Code § :	est of my/our knowled ng any false statement an \$1,000 or 180 days i 22 2405)	on this appli	cation/petition is in
Signature:	Sem	tha K.	Ce.	ulu	Date:	7_/9/20 February 4, 201
Name:	Vestry of S	St. Augustii	ne's Cl	nurch	Owner: 🗸	Applicant/ Petitioner:
		Person(s) to				
Name: Norn	nan M. Glasgow,	, Jr. and Mary (Carolyn B	rown		

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

Phone No(s).:

Holland & Knight LLP, 2099 Pennsylvania Ave., N.W., #100, Washington, D.C.

202-419-2460 or 202-862-5990

E-Mail:

carolyn.brown@hklaw.com

Address:

Zip Code:

20006

					· · · · · · · · · · · · · · · · · · ·		
(Revised 1/1/11)					Case N	lo	
	* * *		THE ZONING			* :	***
	ORM 103A -	APPLICATION				A TWO	-STAGF
•			UNIT DEVE				
	Before co	mpleting this form Print or type all	- •			verse side.	
In accorda		isions of Chapter 2 irst-Stage Approv				-	hereby made for a
Square No.	Lot No.	Square F	eet	Existing Zonir	ng	F	Requested Zoning
473	83	34,35	5	R-3			C-3-C
473	814	1,403	3	R-3			C-3-C
(part of larger sit	e;						
see attached lis	t)						
Address or bou	ndary description	of the premises:	600 M St.,	S.W.; part	of Southv	vest Wa	iterfront project,
which is gene	erally bounded	l by the Washi	ngton Chanr	nel on the P	otomac F	River an	d Maine Ave., S.W.
etween 6th	and 12th Sts.,	S.W., and the	adjacent rip	arian areas	to the pi	er lines	in the Channel
Total Area of th	e Site in Square Fo	eet: 991,1	3 3 s.f.	Total Area	of the Site	in Acres:	22.7+ acres
Certific		Area: I hereby ce es or 15,000 s.f.	-	nd area involve t, pursuant to T		-	
Brief descriptio	n of proposal:	Major new m	ixed-use red	evelopmen	t consisti	ng of of	fice, retail, housing
cultural, instit	utional, recrea	ational and ma	ritime uses a	at the South	west Wa	terfront	
Concurrent cha	nge of zoning (cho	ose one): Yes	(if yes, ple	ase complete a Form	101 Application	/Petition to A	mend the Zoning Map)
Single-Member	Advisory Neighbo	orhood Commissio	n District(s):	6D01 an	d 6D04		
If applicable, Hi	storic District(s) ir	which site is loca	ted:	not appli	cable		
	a fictitious name	or address and/or ubject to a fine of	r knowingly mak	ing any false st 1,000 or 180 d	atement or	n this appl	ation and belief. Any ication is in violation of both.
Owner's Signatur	e:	aspla	K.Ce	aulu	D	ate:	2/9/2011
Owner's Name:	Vestr	y of St. Au	ugustine'	s Churc	h		
		Persor	n(s) to be notifie	d of all actions			
Name: No	rman M. Glas	gow, Jr. and M	lary Carolyn	Brown			
Address:	Holland & Kn	ight LLP, 2099	Pennsylvar	nia Ave., N.\	N., #100,	Washir	ngton, D.C.
Zip Code:	20006	Phone No(s).:	202-419-2460 or	202-862-5990	E-Mail:	carolyr	n.brown@hklaw.com

carolyn.brown@hklaw.com

LIST OF PROPERTY INCLUDED IN PUD AND RELATED MAP AMENDMENT APPLICATIONS SOUTHWEST WATERFRONT

Property Name	Owner	Address	Square	Lot	Sq Ft Area	Exist Zn	Proposed 2n	ANC
LAND SIDE AREAS								
Phillip's Restaurant Parking Lot	District of Columbia	900 Water St. SW	390	54	21,158	W-1	C-3-C	6D01
H20 Parking - East	District of Columbia	800 Water St. SW	391	804	15,360	W-1	C-3-C	6D01
H20 Parking - Center	District of Columbia	800 Water St. SW	391	805	12,620	W-1	C-3-C	6D01
H20 Parking - West	District of Columbia	800 Water St. SW	391	806	15,360	W-1	C-3-C	6D01
Lot btw. Maine Ave. and Water St.	District of Columbia		472	827	7,026	W-1	C-3-C	6D04
H2O Building Lot	District of Columbia	800 Water St SW	473	825	29,725	W-1	C-3-C	6D01
H20 Building Lot	District of Columbia	800 Water St. SW	473	826	28,599	W-1	C-3-C	6D01
Gangplank Parking Lot	District of Columbia	600 Water St. SW	473	834	91,824	W-1	C-3-C	6D04
WBL - Promenade/West Parking	District of Columbia	6th St. and Water St. SW	473	820	6,350	W-1	C-3-C	6D04
WBL - Promenade/West Parking	District of Columbia	6th St. and Water St. SW	473	842	15,011	W-1	C-3-C	6D04
WBL - East Parking Lot	District of Columbia	6th St. and Water St. SW	473	844	36,101	W-1	C-3-C	6D04
Phillip's Restaurant Building Lot	District of Columbia	900 Water St. SW	473	823	23,615	W-1	C-3-C	6D01
Phillip's Restaurant Building Lot	District of Columbia	900 Water St. SW	473	824	29,725	W-1	C-3-C	6D01
Zanzibar Building Lot	District of Columbia	700 Water St. SW	473	84	19,817	W-1	C-3-C	6D01
Capital Yacht Club Building Lot	District of Columbia	1000 Water St. SW	473	822	9,744	W-1	C-3-C	6D01
Surface Parking west of Zanzibar	District of Columbia	700 Water St. SW	473	827	6,672	W-1	C-3-C	6D01
Surface Parking west of Zanzibar	District of Columbia	700 Water St. SW	473	828	12,501	W-1	C-3-C	6D01
Surface Parking east of Zanzibar	District of Columbia	700 Water St. SW	473	831	14,532	W-1	C-3-C	6D01
Channel Inn West Parking Lot	District of Columbia	650 Water St. SW	473	837	17,835	W-1	C-3-C	6D01
Channel Inn Building Lot	District of Columbia	650 Water St. SW	473	851	51,524	W-1	C-3-C	6D01
Parks & Promenade	District of Columbia		473	839	135,791	W-1	C-3-C	6D01
CYC Surface Parking	District of Columbia	1000 Water St. SW	473	849	3,890	W-1	C-3-C	6D01
Park bw Channel Inn & Gangplank Pk'g	District of Columbia	•	473	845	8,139	W-1	C-3-C	6D01
Lot btw. Maine Ave. and Water St.	District of Columbia		473	815	153	W-1	C-3-C	6D04
Portion of Bulkhead at Gangplank	District of Columbia		473	841	1,620	W-1	C-3-C	6D04
Portion of Bulkhead at Gangplank	District of Columbia		473	840	5,856	W-1	C-3-C	6D04
Park btw. Gangplank and WBL	District of Columbia		473	819	9,400	W-1	C-3-C	6D04
Lot btw. Tiber Island and WBL Parking	District of Columbia		473	843	11,579	W-1	C-3-C	6D04
Lot btw. Tiber Island & Water St Circle	District of Columbia		503	883	630	W-1	C-3-C	6D04
ot btw. Tiber Island & Water St Circle	District of Columbia		503	884	3,870	W-1	C-3-C	6D04
ot btw. Tiber Island & Water St Circle	District of Columbia		503	885	2,033	W-1	C-3-C	6D04
St Augustines Church	Vestry of St. Augustine's	600 M St SW	473	83	34,355	R-3	C-3-C	6D04
St Augustines Church	Vestry of St. Augustine's	600 M St SW	473	814	1,403	R-3	C-3-C	6D04
Channel Inn East Parking Lot	District of Columbia	650 Water St. SW	471W	810	32,895	W-1	C-3-C	6D01
		Subtotal			716,713 st			
Streets to be Closed								
Water Street			unassigned		274,420		C-3-C	6D01 and 04
9th Street Driveway			unassigned		incl. above		C-3-C	6D01
7th Street Driveway			unassigned		incl. above		C-3-C	6D01
L Street Driveway		•	unassigned		incl. above		C-3-C	6D01

Subtotal

274,420 sf

LIST OF PROPERTY INCLUDED IN PUD AND RELATED MAP AMENDMENT APPLICATIONS SOUTHWEST WATERFRONT

WATER SIDE AREAS

Piers					
Gangplank Pier	unass	signe Pier #3	7,773 unzoned/W-1	W-1	6D04
WBL- Pier	unas	signe Pier #4	25,303 unzoned/W-1	W-1	6D04
	Subtotal		33,076 sf		
Riparian Area					
Capital Yacht Club Marina		riparian	188,224 unzoned/W-1	W-1	6D01
Glangplank Marina		riparian	506,774 unzoned/W-1	W-1	6D01
Pier #4 Riparian Area		riparian	125,311 unzoned/W-1	W-1	6D01
	Subtotal		820,309 sf		
	Total PUD Land Area		991,133 sf	22.75	acres
	Total PUD Riparian Area		853,385 sf	19.59	acres.
	TOTAL LAND AND RIPARIAN*		1,844,518 sf	42.34	acres