

**GOVERNMENT OF THE DISTRICT OF COLUMBIA**  
**Zoning Commission**



**MEMORANDUM**

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**TO:** Jennifer Steingasser, Deputy Director  
Development Review & Historic Preservation  
Office of Planning

**FROM:** Sharon S. Schellin  
Secretary to the Zoning Commission

**DATE:** June 6, 2025

**SUBJECT:** Request for Modification without Hearing: Z.C. Case No. 20-06D (Felice Development Group – PUD Modification Without Hearing for Property Located @ Square 1048-S, Lot 2 (1333 M Street, S.E.))

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On May 27, 2025, the Office of Zoning received a request from the above-named Applicant for a Modification Without Hearing to the planned unit development (“PUD”) approved pursuant to Z.C. Order No. 20-06; modified by Z.C. Order Nos. 20-06A, 20-06B and 20-06C. The Applicant is seeking modifications to the exterior of the consolidated PUD. This case was filed electronically through the Interactive Zoning Information System (“IZIS”). You can access or file your report for this case through IZIS at <https://app.dcoz.dc.gov>.

Pursuant to Subtitle Z § 703, I have reviewed the request and determined that it meets the basic filing requirements and will place this matter on the July 10, 2025, agenda. OP’s input on this request would be greatly appreciated.

cc: Joel Lawson  
Erkin Ozberk, DDOT  
Hillary Lovick, Esq., OZLD  
Connor Rattey and Kate Tanabe, DOEE