



Form 103 - Application for a 1st Stage , 2nd Stage, Consolidated and/or Modification of Significance of a
Planned Unit Development

GIS INFORMATION

Square	Lot(s)	Existing Zoning	Requested Zoning	ANC
772	808, 812, 7000, 7002			6C07

Address of Property: Bounded by N Street NE and Florida Avenue NE to the north, a public alley to the south, 4th Street NE to the east, and 3rd Street NE to the west.

If applicable , Historic District(s) , in which site is located : N/A

ZONING INFORMATION

Related Case Number: 15-28

Square Feet:

24,013

Previous Zoning Actions

(ZC and /or BZA Case No.s), Affecting the Above Properties:

15-28

Total area of the site (square feet/acres):

69,240

Brief Description of Project/Proposal: Redesign certain exterior architectural elements of the hotel structure, add hotel as a permitted use to a portion of the ground floor of the NCP Building, increase the hotel guest room count to 189 units (with flexibility to vary the number of units by +/- 10%), and modify the design of the hotel penthouse and add an eating and drinking establishment within the penthouse.

CONTACT INFORMATION

Person(s) to be notified of all actions

Name: Jeff Utz

E-mail: jutz@goulstonstorrs.com

Firm/Organization: Goulston & Storrs

Address: 1999 K Street NW

Phone No.s: (202)721-1123

Phone No.s Alternate:

Person to be notified of Hearing and Decision Section

Name: Jeff Utz

E-mail: jutz@goulstonstorrs.com

Firm/Organization: Goulston & Storrs1999 K Street NW

Address: Washington

Phone No.s: (202)721-1123

Phone No.s Alternate:

NOTICES

Application served on ANC, OP and Other Parties : 11/01/2024 by

NOI served on: 10/24/2024 by

Certifications

Applicant's/Petitioner's Name:

Press House Pursuit LLC

Date: 03/31/2025

Owner's Name:

301 N Street Titleholder LLC

FEE CALCULATOR

ZONING COMMISSION

District of Columbia

CASE NO. 15-28A

EXHIBIT NO. 1

FORM

AMOUNT

Form 103 - Application for a 1st,2nd-Stage, Consolidated and/or Modification With Hearing of a PUD	\$520
Grand Total:	\$520.00

SIGNATURE	Date
Shane L. Dettman, Goulston & Storrs	3/31/2025

District of Columbia Office of Zoning 441 4th Street, N.W., Ste. 200-S, Washington, D.C. 20001
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