



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
473	1008			6D06

Address of Property: 635 Wharf Street SW

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

ZONING INFORMATION

Type of Relief: Modification of Significance

Related Case Number: 11-03J

Square Feet:

1634

Previous Zoning Actions

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

11-03J

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

1634

Brief Description of Project/Proposal: Modification with hearing to approved Second-Stage PUD for M Street Landing to authorize a retail pavilion containing an eating and drinking establishment that has been constructed on the Property

CONTACT INFORMATION

Person(s) to be notified of all actions

Name: David M Avitabile

E-mail: davitabile@goulstonstorrs.com

Firm/Organization: Goulston & Storrs

Address: 1999 K Street NW, 5th Floor

Phone No.s: (202)721-1137

Phone No.s Alternate:

Person to be notified of Hearing and Decision Section

Name: David M Avitabile

E-mail: davitabile@goulstonstorrs.com

Firm/Organization: Goulston & Storrs1999 K Street NW, 5th  
Floor

Address: Washington

Phone No.s: (202)721-1137

Phone No.s Alternate:

NOTICES

Application served on ANC, OP and Other Parties : 5/19/2025 by

NOI served on: 4/4/2025 by Mailed Letter Email

Certifications

Applicant's/Petitioner's Name:

Wharf Phase 3 REIT Leaseholder LLC

Date: 6/9/2025

Owner's Name:

Wharf Phase 3 REIT Leaseholder LLC

FEE CALCULATOR

ZONING COMMISSION  
District of Columbia

CASE NO: 11-03J

EXHIBIT NO: 1 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
David Avitabile	6/9/2025

District of Columbia Office of Zoning 441 4th Street, N.W., Ste. 200-S, Washington, D.C. 20001  
(202) 727-6311 \* (202) 727-6072 fax \* [www.dcoz.dc.gov](http://www.dcoz.dc.gov) \* [dcoz@dc.gov](mailto:dcoz@dc.gov)