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April 17, 2020

VIA IZIS

Zoning Commission
of the District of Columbia
441 4th Street, N.W., Suite 210
Washington, DC 20001

**Re: Application for a Consolidated Planned Unit Development and
Zoning Map Amendment
2419 25th Street, SE (Square 5740, Lot 337)**

Dear Members of the Zoning Commission:

On behalf of Wagner, LLC (the “Applicant”), enclosed please find an application for consolidated review and approval of a Planned Unit Development (“PUD”) and a Zoning Map amendment to rezone property located at 2419 25th Street, SE (Square 5740, Lot 337) (the “Site”) from the R-3 zone to the RA-2 zone. The Applicant proposes to redevelop the Site with a new residential building containing approximately 67 affordable senior housing units.

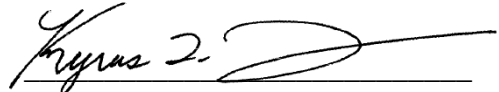
Enclosed please find are the following materials:

- The Applicant’s Statement in Support of the proposed application and supporting exhibits;
- Application Signature Page – Form 100 (Exhibit G to the Statement in Support); and
- A check in the amount of \$1,300 made payable to the D.C. Treasurer for the PUD and Zoning Map amendment application filing fees, as required by 11-Z DCMR § 1600.3.

We look forward to the Commission's consideration of this application.

Sincerely,

HOLLAND & KNIGHT LLP



Kyrus L. Freeman



Jessica R. Bloomfield

Enclosures

cc: Certificate of Service
Joel Lawson, D.C. Office of Planning (with enclosures via Email)
Anna Chamberlin, DDOT (with enclosures via Email)
Commissioner Leonard Lee Watson Jr., ANC 8B01 (with enclosures via Email)

CERTIFICATE OF SERVICE

I hereby certify that on April 16, 2020, a copy of the forgoing application for a consolidated PUD and a Zoning Map amendment was served on the following via email.

Ms. Jennifer Steingasser
D.C. Office of Planning
1100 4th Street, SW – Suite E650
Washington, DC 20024

VIA EMAIL

Advisory Neighborhood Commission 8B
c/o Commissioner Charles H. Wilson
ANC 8B Chair
1808 Morris Road SE
Washington, DC 20020
8B03@anc.dc.gov

VIA EMAIL



Jessica R. Bloomfield
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