



**BEFORE THE BOARD OF ZONING ADJUSTMENT
OF THE DISTRICT OF COLUMBIA**



FORM 120 - APPLICATION FOR VARIANCE/SPECIAL EXCEPTION

Before completing this form, please review the instructions on the reverse side.
Print or type all information unless otherwise indicated. All information must be completely filled out.

Pursuant to X 1002.1 – Area/Use Variance and/or Y 901.1 - Special Exception of Title 11 DCMR- Zoning Regulations, an application is hereby made, the details of which are as follows:

Address(es)	Square	Lot No(s).	Zone District(s)	Type of Relief Being Sought	
				Area Variance Use Variance Special Exception	Section(s) of Title 11 DCMR - Zoning Regulations from which relief is being sought
1916 15TH Street SE	5766	0845	MU-4		

Present use(s) of Property:	Vacant Building		
Proposed use(s) of Property:	Commercial and Apartment House - 25 units		
Owner of Property:	SIM Development, LLC	Telephone No:	2027447946

Address of Owner: 5637 W. 79th Street, Los Angeles, California 90045

Advisory Neighborhood Commission Single-Member District (for instance 2A09 = Ward 2, Subdivision A, and SMD 09)	8	A	0	5
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Written paragraph specifically stating the “who, what, and where of the proposed action(s)”. This will serve as the Public Hearing Notice:

Application of SIM Development LLC for area variance pursuant to Subtitle X Chapter 10 Section 1002.1 from the provisions of Subtitle C Chapters 7 and 2, Sections 701.5 and 202.2 (a) and (b) to allow the proposed addition of two additional floors - 3rd and 4th floors, including penthouse habitable space not meeting the required additional number of parking spaces and to permit an addition to a nonconforming structure respectively for premises located at 1916 15th Street SE (Square 5766 Lot 0845)

EXPEDITED REVIEW REQUEST (If interested, please select the appropriate category)

I waive my right to a hearing, agree to the terms in Form 128 - Waiver of Hearing for Expedited Review, and hereby request that this case be placed on the Expedited Review Calendar, pursuant to Y 401 (CHOOSE ONE):

A park, playground, swimming pool, or athletic field pursuant to Y401.2(c), or

An addition to a one-family dwelling or flat or new or enlarged accessory structures pursuant to Y 401.2(b)

I/We certify that the above information is true and correct to the best of my/our knowledge, information and belief. Any person(s) using a fictitious name or address and/or knowingly making any false statement on this application/petition is in violation of D.C. Law and subject to a fine of not more than \$1,000 or 180 days imprisonment or both. (D.C. Official Code § 22-2405)

Date:	6/29/2017	Signature*:	
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To be notified of hearing and decision (Owner or Authorized Agent*):

Name:	Toye Bello	E-Mail:	toyebello@bandbllc.com
Address:	1917 Benning Road NE	Phone No.:	2022891663
City, State, Zip:	Washington DC 20002	Fax No.:	2023509488

* To be signed by the Owner of the Property for which this application is filed or his/her authorized agent. In the event an authorized agent files this application on behalf of the Owner, a letter signed by the Owner authorizing the agent to act on his/her behalf shall accompany this application.

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

FOR OFFICIAL USE ONLY

Exhibit No. 1 **Case No.** _____

Board of Zoning Adjustment
District of Columbia
CASE NO.19572
EXHIBIT NO.1