

August 23, 2018

D.C. Board of Zoning Adjustment
441 4th Street, N.W.
Suite 200S
Washington, D.C. 20001

Re: **MDP 526 8th Street LLC – BZA Application for 526–528 8th Street SE (Square 926, Lots 809 and 810) (the “Property”) – Special Exception and Variance Application**

Dear Members of the Board:

Please accept for filing the enclosed application of MDP 526 8th Street LLC (the “**Applicant**”) for special exception and variance relief in order to construct a commercial development on an existing surface parking lot. The Applicant is seeking a special exception pursuant to 11 DCMR Subtitle C § 703.2 to provide two (2) parking spaces where four (4) are required and a variance to provide no loading where one (1) loading berth would be required under Subtitle C § 901.1.

The application package includes the following materials:

- BZA Form 120, Application.
- BZA Form 135, Self-Certification (Exhibit A).
- Zoning Map of the Property (Exhibit B).
- Authorization letter authorizing this application (Exhibit C).
- Certification of Proficiency (Exhibit D).
- The preliminary statement of the applicant, including the statement of existing and intended use of the Property (Exhibit E).
- List of names and mailing addresses (including mailing labels) of the owners of all property within 200 feet of the boundaries of the Property (Exhibit F).

- Proposed architectural plans for the Project, including photographs of the Property (Exhibit G).
- Building Plat, prepared by the D.C. Surveyor, showing the footprint of the proposed structure on the Property (Exhibit H).
- Resumes of expert witnesses to be presented at the Board’s hearing (Exhibit I).
- Statement of community outreach (Exhibit J).
- Check payable to the DC Treasurer in the amount of \$2,600.00 for the application’s filing fee.

We believe that the application is complete and acceptable for filing, and we request that the Board schedule a public hearing on the application as soon as possible. If you have any questions, please do not hesitate to contact the undersigned at (202) 721-1135. Thank you for your attention to this application.

Sincerely,



Jeff C. Utz



Lawrence Ferris

Enclosures

Certificate of Service

The undersigned hereby certifies that copies of the foregoing document was delivered by first-class mail or hand delivery to the following addresses on August 23, 2018.

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