

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Office of Zoning



Z.C. CASE NO.: 02-38I

As Secretary to the Commission, I hereby certify that on April 11, 2017, copies of the Z.C. Notice of Filing were sent via electronic mail, or by first-class, postage prepaid mail if indicated by an asterisk(*), to the following:

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|---|---|
| 1. <i>D.C. Register</i> | 7. Councilmember Charles Allen |
| 2. Christine Moseley Shiker, Esq. Holland & Knight | 8. Office of Planning (Jennifer Steingasser) |
| 3. ANC 6D * 1101 4 th Street, SW, Ste. W-130 Washington, DC 20024 | 9. DDOT (Jamie Henson and Anna Chamberlin) |
| 4. Commissioner Gail Fast ANC/SMD 6D01 700 7 th Street SW #725 Washington, DC 20024 | 10. Charles Thomas, Esq. General Counsel DCRA |
| 5. Commissioner Roger Moffatt* ANC/SMD 6D05 1301 Delaware Avenue, SW, # N-717 Washington, DC 20024 | 11. Office of the Attorney General (Alan Bergstein) |
| 6. Gottlieb Simon ANC | 12. At-Large Councilmembers: <ul style="list-style-type: none">• Phil Mendelson• David Grosso• Elissa Silverman• Anita Bonds• Robert White, Jr. |

ATTESTED BY:

A handwritten signature in blue ink that reads "Sharon S. Schellin".

Sharon S. Schellin
Secretary to the Zoning Commission
Office of Zoning

ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA
NOTICE OF FILING
Z.C. Case No. 02-38I
(Waterfront 375 M Street, LLC and 425 M Street, LLC –
Second-Stage PUD &
Modification of Significance to Previously Approved First-Stage PUD @ Square 542)
April 10, 2017

THIS CASE IS OF INTEREST TO ANC 6D

On April 5, 2017, the Office of Zoning received an application from Waterfront 375 M Street, LLC and 425 M Street, LLC (together, the “Applicant”) for approval of a second-stage planned unit development (“PUD”) and modification of significance to a previously approved first-stage PUD for the above-referenced property.

The property that is the subject of this application consists of Lots 825 and 826 in Square 542 in southwest Washington, D.C. (Ward 6), located at 375 M Street, S.W. (“East M”) and 425 M Street, S.W. (“West M”). The property is currently zoned, for the purposes of this project, C-3-C, through a previously approved PUD-related map amendment.

The Applicant proposes to modify the approved first-stage PUD and undertake a second-stage PUD for the East and West M buildings by converting the primary use of both buildings from office use to primarily residential use, with street-activating retail on the ground floor and neighborhood-serving office use on the second floor. Both buildings will include on-site parking and loading, consistent with that approved in the first-stage PUD, and both buildings will be designed to meet USGBC LEED v4 for Building Design and Construction Silver rating level (which is generally considered equivalent to USGBC LEED-Gold rating under LEED 2009 for New Construction).

This case was filed electronically through the Interactive Zoning Information System (“IZIS”), which can be accessed through <http://dcoz.dc.gov>. For additional information, please contact Sharon S. Schellin, Secretary to the Zoning Commission at (202) 727-6311.