

Certificate of Notice

I certify that a copy of the Notice of Intent to File a Zoning Application for a Modification of Significance to an Approved Planned Unit Development for 6101 Sligo LLC (the “Applicant”) was mailed to Advisory Neighborhood Commission (“ANC”) 4B and to the owners of all property within 200 feet of the perimeter of the subject property on July 1, 2021 as required by the Zoning Regulations of the District of Columbia, 11 DCMR (Zoning), Subtitle Z, Sections 300.7 and 704.3. The Applicant has also discussed and presented the proposed modifications with members of ANC 4B at the Advisory Neighborhood Commission 4B meeting on June 28, 2021.

Respectfully Submitted,

Leisha G Mahajan

Leisha Mahajan, Legal Asst.
Sullivan & Barros, LLP

NOTICE OF INTENT TO FILE A ZONING APPLICATION

APPLICATION TO THE DISTRICT OF COLUMBIA ZONING COMMISSION

July 1, 2021

Pursuant to Subtitle Z §704, 6101 SLIGO LLC (“Applicant”) gives notice of its intent to file an application for a Planned Unit Development (“PUD”) and PUD-related Map Amendment, or a Modification to an approved PUD (the “Application”) for the property known as Square 3719, Lot 69 (“Property”). The Property is located at 6101 Sligo Mill Road, NE, and is owned by the Applicant.

The Property is located on the east side of Sligo Mill Road, NE between its intersections with Chillum Place, NE, and Rittenhouse Street, NE. The Property consists of approximately 48,904 square feet of land area. In Case No. 05-30, the Zoning Commission approved the redevelopment of the property and the project, which originally included 169 units—38 detached single-family dwellings, 73 townhomes, and 58 condo apartments. The 58 condo units were proposed to be located in a former nursing home facility and the Applicant proposed to reuse that building. (“Project”). It further approved a PUD-related map amendment to the R-5-A (now RA-1) Zone District. A subsequent modification decreased the number of approved apartment units in the former nursing home from 58 units to 46 units. The former nursing home building is the subject of this proposed Application. In this Application, the Applicant proposes to raze the existing building and construct a new, 50-unit apartment building.

Pursuant to Subtitle Z, Section 300.9 of the 2016 Zoning Regulations, the Applicant will request an opportunity to present the Application to Advisory Neighborhood Commission (“ANC”) 4B, and the Applicant is available to discuss the proposed Application with all interested and affected groups and individuals.

This application will be filed with the District of Columbia Zoning Commission under Subtitle X, Chapter 3 of the District of Columbia Zoning Regulations, 11 DCMR (effective September 6, 2016, as amended), not less than forty-five (45) days from the date of this Notice, which is given pursuant to Subtitle Z, Section 300.7 of the Zoning Regulations. The land use counsel is Sullivan & Barros, LLP. If you require additional information regarding the proposed Application, please contact Alex Wilson (202-503-3581).