



**BEFORE THE ZONING COMMISSION  
OF THE DISTRICT OF COLUMBIA**



**FORM 104 - APPLICATION FOR CONSOLIDATED APPROVAL OF A  
PLANNED UNIT DEVELOPMENT (PUD)**

Before completing this form, please review the instructions on the reverse side.  
Print or type all information unless otherwise indicated.

In accordance with the provisions of Chapter 24 of 11 DCMR – Zoning Regulations, request is hereby made for Consolidated  
Approval of a PUD, details of which are as follows:

| Square No. | Lot No.                  | Square Feet | Existing Zoning | Requested Zoning |
|------------|--------------------------|-------------|-----------------|------------------|
| 772        | 1, 2, 6, 7, 19, 801, 802 | 67,446      | C-M-1           | C-3-C            |
|            |                          |             |                 |                  |
|            |                          |             |                 |                  |
|            |                          |             |                 |                  |

Previous zoning (ZC and/or BZA) actions, including Order No(s)., affecting the above properties: N/A

Address or boundary description of the premises: The property is bounded by private property and a public alley  
to the north, 4th Street, N.E. to the east, M Street N.E. to the south, and 3rd Street, N.E. to the west.

Total Area of the Site in Square Feet: 67,446 sf      Total Area of the Site in Acres: 1.55 acres

Certification of Minimum Area: I hereby certify that the land area involved in this application is a minimum of  
\_\_\_\_\_ acres or 15,000 square feet, pursuant to Title 11 DCMR – Zoning §2401.

Brief description of proposal: The Applicant proposes to construct a mixed-use building on the site  
with residential and retail uses.

Concurrent change of zoning (circle one): Yes (If yes, please complete a Form 101 Application/Petition to Amend the Zoning Map)

Single-Member Advisory Neighborhood Commission District(s): 6C06

If applicable, Historic District(s) in which site is located: N/A

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 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)

Owner's Signature:

*Berkeley M. Sheavin*

Date:

*October 10, 2014*

Owner's Name:

*Berkeley M. Sheavin*

Please Print

Person(s) to be notified of all actions:

Name: Kyrus L. Freeman, Esq., Holland & Knight LLP

Address: 800 17th Street, N.W., Suite 1100, Washington, D.C.

Zip Code: 20006      Phone No(s): 202.862.5978      E-Mail: kyrus.freeman@hklaw.com

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

ZONING COMMISSION  
District of Columbia

CASE NO.14-19  
EXHIBIT NO.2