

# Holland & Knight

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November 3, 2021

## **VIA IZIS**

Board of Zoning Adjustment  
of the District of Columbia  
441 4<sup>th</sup> Street, NW, Suite 210S  
Washington, D.C. 20001

**Re: Application to the Board of Zoning Adjustment  
5151 Wisconsin Avenue, NW  
Square 1666 Portions of Lots 806 and 807 (the “Property”)**

Dear Members of the Board:

On behalf of Harrison Wisconsin Owner, LLC (the “Applicant”), please accept the enclosed application for special exception relief pursuant to 11-X DCMR § 901.1 to shift the zone boundary line by 35 feet pursuant to 11-A DCMR § 207.2. The application will facilitate redevelopment of the Property with a mixed-use building containing ground-level retail and approximately 214 residential dwelling units (the “Project”).

In support of the Applicant’s request, please find enclosed the following materials:

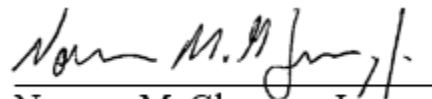
- A filing fee in the amount of \$1,560, as required under 11-Y DCMR §§ 1600.1(b)(24);
- Letter of authorization from the Applicant authorizing Holland & Knight LLP to act on its behalf with respect to the application;
- Certificate of proficiency stating the Applicant’s representative has read the Board of Zoning Adjustment’s Rules of Practice and Procedure (Subtitle Y) and are able to competently represent the Applicant;
- Completed BZA Form 135 (self-certification);
- Statement of existing and intended uses of the Property;
- Statement explaining how the application meets each element of the applicable review standards for special exception relief under the Zoning Regulations;

- Photographs of the Property;
- Copy of latest full-building certificate of occupancy issued for the Property;
- Surveyor's plat showing the Property and proposed building;
- Plans and drawings for the proposed building;
- List of maps, plans, or other documents that may be offered as evidence
- An outline of testimony for all witnesses and expert witness resumes;
- A statement of the efforts the Applicant will make to apprise the Affected ANC of the application;
- The name and mailing address of the owners of all property within 200 feet of the Property;
- Certificate of service demonstrating that the Affected ANC and the Office of Planning have been served a copy of the application.

We respectfully request that the Board schedule the application for a public hearing on the next available date.

Respectfully Submitted,

HOLLAND & KNIGHT LLP

  
Norman M. Glasgow, Jr.

Enclosures

cc: Certificate of Service

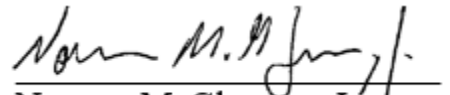
**CERTIFICATE OF SERVICE**

I hereby certify that on November 3, 2021, a copy of the foregoing application to the Board of Zoning Adjustment was served by electronic mail on the following at the addresses stated below.

Ms. Jennifer Steingasser  
Mr. Joel Lawson  
[jennifer.steingasser@dc.gov](mailto:jennifer.steingasser@dc.gov)  
[joel.lawson@dc.gov](mailto:joel.lawson@dc.gov)

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