

January 15, 2019

via IZIS

Board of Zoning Adjustment
441 4th Street, NW
Suite 210S
Washington, DC 20001

Re: Additional Materials- BZA Case No. 19906- 3323 P Street, NW

Dear Members of the Board:

Enclosed are additional elevations showing the difference between a matter-of-right dormer and the proposed dormer. The dormer itself is permissible and, as demonstrated by the elevations, there is a negligible difference in the exterior height and appearance of the matter-of-right dormer and proposed dormer—approximately 13 inches. The reason the one option is matter-of-right is because if the indoor space under the dormer were kept under six feet and six inches (6 ft. 6 in.), it would not be considered an addition, and it would not require relief. Because the indoor space under the proposed dormer is over six feet and six inches (6 ft. 6 in.), it does require relief, as an addition to an existing nonconforming fourth story. The elevations are simply intended to show that the proposed dormer will have no more impact on light, air, privacy, or character than would a matter-of-right dormer.

Sincerely,

Martin P Sullivan

Martin P. Sullivan, Esq.
Sullivan & Barros, LLP
Date: January 15, 2019

Cc: Karen Thomas, Office of Planning
ANC 2E