

Government of the District of Columbia
BOARD OF ZONING ADJUSTMENT



April 18, 2006

Alan J. Roth, Chairperson
Advisory Neighborhood Commission 1C
P.O. Box 21009
Washington, D.C. 20009

Re: BZA Appeal No. 17449 (1825 Vernon Street, N.W.) ANC 1C

Dear Mr. Roth:

The Office of Zoning received your letter (attached) dated April 7, 2006, withdrawing the above-cited appeal. Please be advised that pursuant to subsection 3113.10 of the Zoning Regulations your application is hereby **WITHDRAWN**. No further action will be taken on this application.

If you have any questions, please call Richard S. Nero Jr., Chief, Support Services and Quality Control at (202) 727-6311.

SINCERELY,

JERRILY R. KRESS, FAIA
Director, Office of Zoning

Attachment

cc: Ward One, Councilmember Jim Graham
Ellen McCarthy, Office of Planning
Bill Crews, DCRA
Doris Woolridge, DCRA General Counsel
Alan Bergstein, Office of the Attorney General

rsn

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District of Columbia



Advisory Neighborhood Commission 1C

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April 7, 2006

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Andrew Miscuk (1C05)

Wilson Reynolds (1C07)

Lynn Taylor (1C08)

Honorable Geoffrey Griffis, Chairman
Board of Zoning Adjustment
441 4th Street, NW – Suite 200 South
Washington, DC 20001

Re: Appeal of Advisory Neighborhood Commission 1C
BZA Appeal No. 17449 – Hearing on April 18, 2006

Dear Mr. Chairman:

At our April 5, 2006 monthly business meeting, Advisory Neighborhood Commission 1C by voice vote approved the undersigned's motion to withdraw the above-referenced Appeal. A quorum of seven Commissioners was present for the vote.

The property owner in this case recently revised its building plans to delete the new window and door openings at the basement level, as well as the alterations to the existing projection, that together would have resulted in an FAR increase in a non-conforming building. The Department of Consumer and Regulatory Affairs (DCRA) has issued an amended permit based on those revisions. The amended permit states that "[t]he applicant is required to file an additional amendment [to] show the entry to the two front lower level units is through the existing bldg or designed in such a way that no additional FAR increase occurs with this permit."

In light of that requirement, we note that our withdrawal of this Appeal is without prejudice to our refiling a new Appeal in the event the further amendment required by DCRA results in an additional FAR increase. In the interim, however, we trust it will no longer be necessary for us to appear for the scheduled hearing on April 18th.

Thank you for your consideration.

Sincerely,

Alan J. Roth
Chairperson

cc: Doris Woolridge, Esquire, DCRA Office of General Counsel
Mr. Paul Reneau, Reneau Real Estate LLC