



BEFORE THE BOARD OF ZONING ADJUSTMENT  
OF THE DISTRICT OF COLUMBIA



FORM 120 - APPLICATION FOR VARIANCE/SPECIAL EXCEPTION

Before completing this form, please review the instructions on the reverse side.  
Print or type all information unless otherwise indicated. All information must be completely filled out.

Pursuant to §3103.2 - Area/Use Variance and/or §3104.1 - Special Exception of Title 11 DCMR- Zoning Regulations,  
an application is hereby made, the details of which are as follows:

| Address(es)     | Square | Lot No(s). | Zone District(s) | Type of Relief Being Sought                        |                                                                                          |
|-----------------|--------|------------|------------------|----------------------------------------------------|------------------------------------------------------------------------------------------|
|                 |        |            |                  | Area Variance<br>Use Variance<br>Special Exception | Section(s) of Title 11 DCMR -<br>Zoning Regulations from<br>which relief is being sought |
| 117 C Street SE | 733    | 23         | R-4              | Special Exception                                  | 223, 403, 2516.1                                                                         |
|                 |        |            |                  | Area Variance                                      | 3103.2, 2500.4                                                                           |
|                 |        |            |                  |                                                    |                                                                                          |
|                 |        |            |                  |                                                    |                                                                                          |

RECEIVED  
D.C. OFFICE OF ZONING  
2011 JUL - 7 9AM 10:02

Present use(s) of Property: Single Family Dwelling

Proposed use(s) of Property: Single Family Dwelling

Owner of Property: Stephanie and John Lester

Telephone No:

(202) 544-9506

Address of Owner: 117 C Street SE, Washington, DC 20003

Single-Member Advisory Neighborhood Commission District(s): ANC 6B01

Written paragraph specifically stating the "who, what, and where of the proposed action(s)". This will serve as the Public Hearing Notice:

The owner/applicants request a special exception from the lot occupancy requirement under Section 403, pursuant to DCMR 11, Section 223, to construct a two story addition on the rear of the existing row dwelling.  
They also request a special exception from the lot occupancy requirement under Section 403, pursuant to DCMR 11, Section 223; a variance from the height of accessory building requirements under Section 2500.4, pursuant to DCMR 11 Section 3103.2; and a special exception from building lot control restrictions under Section 2516.1, pursuant to DCMR 11 Section 223, to construct a two story garage at the rear of the property with a second floor apartment.

EXPEDITED REVIEW REQUEST (If interested, please select the appropriate category)

I waive my right to a hearing, agree to the terms in Form 128 - Waiver of Hearing for Expedited Review, and hereby request that this case be placed on the Expedited Review Calendar, pursuant to §3118.2 (CHOOSE ONE):

- ☐ A park, playground, swimming pool, or athletic field pursuant to §209.1, or  
☐ An addition to a one-family dwelling or flat or new or enlarged accessory structures pursuant to §223

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/petition 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)

Date: May 25, 2011

Signature\*:

To be notified of hearing and decision (Owner or Authorized Agent\*):

Name: Jennifer Fowler

E-Mail:

jennifer@fowler-architects.com

Address: 1819 D Street SE

20003

Phone No(s): 202-546-0896

Fax No.:

202-546-2078

\* To be signed by the Owner of the Property for which this application is filed or his/her authorized agent. In the event an authorized agent files this application on behalf of the Owner, a letter signed by the Owner authorizing the agent to act on his/her behalf shall accompany this application.

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

FOR OFFICIAL USE ONLY

Exhibit No. 1

Case No. 18263 Board of Zoning Adjustment  
District of Columbia

CASE NO. 18263

EXHIBIT NO. 1