

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Board of Zoning Adjustment



JUL 20 2012

Advisory Neighborhood Commission 6A
P.O. Box 75115
Washington, D.C. 20013

Re: BZA Application No. 18413

Dear Advisory Neighborhood Commission 6A:

This is to advise you that a public hearing has been scheduled by the Board of Zoning Adjustment to consider the following application that is located within the boundaries of your ANC area:

Application of Marcus A. Watkins, pursuant to 11 DCMR § 3103.2, for a variance from the lot area and lot width requirements under subsection 401.3, to allow the subdivision and construction of two new flats (two-family dwellings) in the R-4, at premises 257 Warren Street, N.E. (Square 1033, Lots 135, 136 and 137).

The hearing will be held on Tuesday, October 16, 2012, at 441 4th Street, N.W., Suite 220 South, Washington, D.C. 20001. This application will be heard between 9:30 a.m. and 12:00 p.m.

You are advised that 11 DCMR Section 3115.1 sets out certain requirements related to reports of ANCs, and specifically that Section 3115 requires that the written report of the ANC be filed with the Board at least seven days in advance of the hearing. Form 129 – Advisory Neighborhood Commission (ANC) Report, which is enclosed for your convenience, is the preferred mechanism to complete this report. In the alternative, you can review Section 3115, which states the required information for the written report. Information on the procedures which will govern consideration of this case is also available from the Office of Zoning, in Suite 200 South, 441 4th Street, N.W., Washington, D.C. 20001. The telephone number for the Office of Zoning is (202) 727-6311. If you wish to forward comments in writing directly to the Board, such comments should be addressed to the Board of Zoning Adjustment at 441 4th Street, N.W., Suite 200 South, Washington, D.C. 20001.

441 4th Street, N.W., Suite 200/210-S, Washington, D.C. 20001

Telephone: (202) 727-6311

Facsimile: (202) 727-6072

E-Mail: dcoz@dc.gov

Web Site: www.dcoz.dc.gov

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18413

EXHIBIT NO. 21

Board of Zoning Adjustment
District of Columbia
CASE NO. 18413
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SINCERELY,

A handwritten signature in black ink, appearing to read 'R. Nero, Jr.', with a stylized flourish at the end.

RICHARD S. NERO, JR.
Deputy Director of Operations
Office of Zoning

Enclosure



ANY APPLICATION THAT IS FOUND TO BE INCOMPLETE MAY NOT BE ACCORDED "GREAT WEIGHT" PURSUANT TO 11 DCMR §§ 3012 AND 3115.

INSTRUCTIONS

Pursuant to 11 DCMR §§ 3012.6 and 3115.2, the Zoning Commission and Board of Zoning Adjustment shall give "*great weight*" to the written report of the affected Advisory Neighborhood Commission (ANC), as required by the Comprehensive Advisory Neighborhood Commissions Reform Amendment Act of 2000.

1. All ANC reports shall be made pursuant to this form. If additional space is necessary, use separate sheets of 8½" x 11" paper to complete the form.
2. Present this form and supporting documents to the Office of Zoning at 441 4th Street, N.W., Suite 200-S, Washington, D.C. 20001.
3. Submission deadlines are as follows:

For Zoning Commission:

- a. ANCs must file this form at least seven (7) calendar days in advance of the hearing, if they wish to participate in a contested case under § 3022.
- b. ANCs may file this form as long as the case record is open, if they wish to participate in a rulemaking case under § 3021.

For Board of Zoning Adjustment:

- a. ANCs must file this form at least seven (7) calendar days in advance of the hearing.



If you need a reasonable accommodation for a disability under the Americans with Disabilities Act (ADA) or Fair Housing Act, please complete a Form 155 - Request for Reasonable Accommodation.

District of Columbia Office of Zoning
441 4th Street, N.W. Ste. 200-S, Washington, D.C. 20001
(202) 727-6311 * (202) 727-6072 fax * www.dcoz.dc.gov * dcoz@dc.gov