

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Board of Zoning Adjustment



Date: JAN 08 2013

To Whom It May Concern

The D C. Office of Zoning is providing this letter to inform all property owners within 200 feet of a development project of conditions associated with the approval of the project.

The following is offered for informational purposes only. **You are not required to respond or take any other action with respect to this letter. Further, the record in this case is closed and no additional documentation will be accepted.**

The D C Board of Zoning Adjustment recently approved the following project, which is within 200 feet of your property

Application No. 18463 of CAS Riegler Real Estate Development, as amended, pursuant to 11 DCMR § 3103.2, for variance from the lot area requirements (section 401) to allow the conversion of and addition to an existing building into an apartment house in the R-4 District at premises 901 D Street, N W. (Square 938, Lot 809)

This application was approved subject to the following conditions.

1. The project shall be constructed in accordance with the plans filed in the record as Exhibit 25-A & -B, as revised by Exhibit 35
2. The Applicant shall pay the cost for locating one car-sharing space on the street adjacent to or near the project site for five years
3. The Applicant shall pay the cost for installing a Capital Bikeshare station at a location agreed upon by the Applicant and the ANC, provided that Capital Bikeshare is able to find a suitable location.
4. The Applicant shall provide at least 10 secure and covered bicycle parking spaces on the site.

Please note: The timeframe for development of an approved project varies depending on the scope and complexity of the project. Consequently, the conditions enumerated above may not be pertinent or at issue until a future date

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18463
EXHIBIT NO.
CASE NO.
District of Columbia
BOARD OF ZONING ADJUSTMENT

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Board of Zoning Adjustment
District of Columbia
CASE NO.18463
EXHIBIT NO.39

BZA APPLICATION NO. 18463
CONDITIONS LETTER
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If you are interested in learning more about this case, or have questions about the definition of terms enumerated above, you can obtain a copy of the written Order that contains the conditions from the D.C. Office of Zoning website (www.dcoz.dc.gov) From the homepage, select the "Search" tool in the blue left sidebar, navigate to a search of "ZC and BZA Orders," and enter the case number provided above Once you obtain the Order, if you have questions *specifically pertaining to enforcement of the aforementioned conditions*, please contact the D.C. Office of Zoning Compliance Review Specialist at (202) 727-6311

SINCERELY,

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

RICHARD S. NERO, JR.
Deputy Director of Operations