

Merle Thorpe Architects

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2013 FEB 28 AM 10:11

February 26, 2013

Mr. Rick Nero
Deputy Director Office of Zoning
441 4th Street, NW
Suite 200S
Washington, DC 20001

Dear Mr. Nero,

RE: BZA Application # 18512
Office of Zoning – Special Exception

Please find enclosed copies of the email transmissions from the neighbors owning the houses on each side of 3014 P Street indicating that they have no issues with the proposed work. I would like to request that these two letters be submitted into the BZA file #18512 prepared for the upcoming Special Exception hearing on March 12th.

Mr. Horsey represents the neighbor contiguous with the west property line across the private driveway (defined below). This property is tied up in an estate as the owner Sofia Owen died this past summer. Mr. Horsey is married to Ms. Owen's daughter Georgina a current Georgetown resident. Mr. Horsey can be contacted at his office T 202-333-3495. The address of this neighboring property is 3016 P Street NW. Mr. Horsey summarizes that the property owners do not object to the current proposed work or alterations dated 11/13/12. the information which the email references is again the Concept Presentation materials shown to the CFA's Old Georgetown Board and ANC-2E prepared for the Dec 6th hearing.

The neighbor owning the house to the east contiguous with 3014 P Street is Anne Schnare has stated in the other document enclosed that she has no issues with the proposed scope of work.

For both of the neighbors there are no written letters, just this email contact. The owner of the driveway access immediately to the west of the 3014 is Mr. and Mrs. Michael Pillsbury. The house address is 3017 O Street, NW as the driveway access to the house facing O Street is from P Street. In late November 2012 the Pillsburys were given the same information and plans that all of the other contiguous neighbors received to assess the proposed work. No comment either for or against has ever been received from the Pillsburys at either the CFA/OGB, the local SMD Commissioner Tom Birch ANC-2E or this office.

I will follow up by filing the Major's Agent transmittal letter from CFA- OGB regarding the approved OGB - Permit hearing review held on Feb 7th when that

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18512

EXHIBIT NO. 25

arrives by US mail in the next few days. Receipt of official correspondence from this OGB hearing has not yet been received.

The Special Permit affidavit which will be executed and posted next Tuesday March 5th and attached with the required photos for inclusion into the file on or around Thursday March 7th.

If you have any further questions on neighbor matters or issues related to the file completion please do not hesitate to call me. Thank you again for your assistance and guidance in this self-certification process application to BZA.

Sincerely,



Merle Thorpe

Merle@MerleThorpeArchitects.com
www.MerleThorpeArchitects.com

Enc Mr. Outerbridge Horsey's email on behalf of the Owen estate of 11/28/12

Ms. Anne Schnare's email of 12/03/12

*INCLUSION IN FILE # 18512
SPECIAL EXCEPTION*

From: Ann Schnare [mailto:annschnare@aol.com]
Sent: Monday, December 03, 2012 11:31 AM
To: merle@merlethorpearchitects.com
Subject: Re: 3014 P Street NW rear enclosed porch project

As the neighbor immediately to the east of 3014 P Street NW I have no concerns with the proposed design as depicted in the drawings dated 11/13/2012".

Ann B. Schnare
AB Schnare Associates LLC
3010 P Street NW
Washington DC 20007
202-338-4011
(c) 202-255-0214

-----Original Message-----

From: Merle Thorpe <merle@merlethorpearchitects.com>
To: annschnare <annschnare@aol.com>
Sent: Mon, Dec 3, 2012 11:10 am
Subject: RE: 3014 P Street NW rear enclosed porch project

RE: 3014 P Street, NW
Concept Drawings -- OGB submission
Alterations to rear deck to make a screened porch enclosure

Dear Ms. Schnare,

It is my understanding that you have had a conversation with Karen and Ron Thomas your neighbors to the west regarding their screened porch enclosure shown and provided you in the drawing set dated 11/13/2012. The Thomas' reported to me that upon review of the materials you expressed no concerns regarding the alterations of existing deck into a screened porch.

The Old Georgetown Board staff has notified me that communications with neighbors regarding the proposed work be summarized in a written memo for the OGB files. Could I prevail on you by having you return this email to me with a simple declaratory statement such as "As the neighbor immediately to the east of 3014 P Street NW I have no concerns with the proposed design as depicted in the drawings dated 11/13/2012".

This project in its initial Concept Design phase will be presented at the OGB public hearing on Dec 6th at the Building Museum offices of the Commission of Fine Arts (401 F Street, NW Suite 312 3rd Floor, west side). It is expected that the agenda will have us present in the late morning should you wish to attend the hearing.

Following a successful hearing review a subsequent presentation following additional architectural development will be made again in February 2013 as a Permit Ready submission. We will notify you again as the work is presented for this final review step before issuance of the DCRA construction permit.

I thank you in advance for your consideration and assistance with this matter

Merle Thorpe

Merle Thorpe Architects, PLLC

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Washington, D.C. 20007

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Please consider the environment before printing this e-mail.

INCLUSION IN FILE #18512
SPECIAL EXCEPTION

From: Outerbridge Horsey [mailto:oh@outerbridgehorsey.com]
Sent: Wednesday, November 28, 2012 4:07 PM
To: Merle Thorpe
Subject: Re: Thomas, comments?

Merle

The Owens do not object to the current plan with the understanding that the Thomas family would not object to a similar proposal should the Owens or a future owner of their house wish to make a similar addition.

Thank you

OH

Outerbridge Horsey, AIA
Sent from my iPhone

On Nov 28, 2012, at 2:55 PM, "Merle Thorpe" <merle@merlethorpearchitects.com> wrote:

Outerbridge,

Were there any comments on the proposed work?

Merle

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