



**BEFORE THE ZONING COMMISSION AND
BOARD OF ZONING ADJUSTMENT OF THE DISTRICT OF COLUMBIA**



FORM 129 – ADVISORY NEIGHBORHOOD COMMISSION (ANC) REPORT

Before completing this form, please review the instructions on the reverse side.

Pursuant to §§ 3012.5 and 3115.1 of Title 11 DCMR Zoning Regulations, the written report of the Advisory Neighborhood Commission (ANC) shall contain the following information:

IDENTIFICATION OF APPEAL, PETITION, OR APPLICATION:

Case No.:	18519	Case Name:	Gregory Igbozuruike
Address or Square/Lot(s) of Property:	Square 3035, Lots 82 and 83		
Relief Requested:			

ANC MEETING INFORMATION

Date of ANC Public Meeting:	1	3	/	0	3	/	1	3	Was proper notice given?:	Yes	☒	No	☐
Description of how notice was given:	Community newsletter, Area listservs, Twitter, ANC 1A Website												
Number of members that constitutes a quorum:	7				Number of members present at the meeting:	12							

MATERIAL SUBSTANCE

The issues and concerns of the ANC about the appeal, petition, or application as related to the standards of the Zoning Regulations against which the appeal, petition, or application must be judged (*a separate sheet of paper may be used*):

The chief issue with this variance request is the width of each building. As designed, each dwelling unit is 1 1/3 ft. narrower than the prescribed minimum width. There is also concern from residents on the 400 block of Newton Place that allowance of the width will result in no fewer than two additional living units which will create more demand for street parking than the block can handle.

The recommendation, if any, of the ANC as to the disposition of the appeal, petition, or application (*a separate sheet of paper may be used*):

Upon reviewing the materials, The Commission recommends approval of the variance request. In its opinion, the variance allows the property to be developed to its fullest potential while maintaining the architectural integrity of the surrounding rowhouses on the 400 block of Newton Place, NW. Overall, this is a good proposal and in keeping with the types of development the Commission encourages. Recognizing that the increased density that results in this variance request may negatively impact public parking, we encourage the property owner to include more off street parking than the three originally planned. In reviewing the site, it should be able to easily accommodate this along the alley frontage of the property.

AUTHORIZATION

ANC	1	A	Recorded vote on the motion to adopt the report (i.e. 4-1-1):	11-1-0	013 MAR 14 AM	RECEIVED OFFICE OF Z
Name of the person authorized by the ANC to present the report:			Kent Boese			
Name of the Chairperson or Vice-Chairperson authorized to sign the report:			Thomas Boisvert			
Signature of Chairperson/ Vice-Chairperson:					Date:	3/13/13

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

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18519
EXHIBIT NO. 22

Board of Zoning Adjustment
District of Columbia
CASE NO. 18519
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