



CAPITOL HILL RESTORATION SOCIETY

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March 6, 2013

Sara Benjamin Bardin
Director of the Office of Zoning
Suite 210
441 4th Street, NW
Washington, DC 20001

RE: BZA #18537

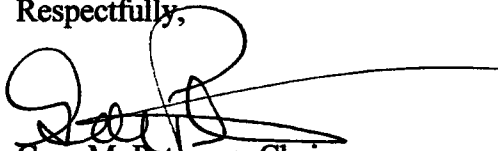
Dear Director Bardin,

The Capitol Hill Restoration Society Zoning Committee at a meeting held on February 21, 2013 considered the above case. The case involves the application of Heather Phillips and John Merrick for a special exception for a property not meeting the lot occupancy, side yard and nonconforming structure requirements for an addition to an existing one-family semi-detached dwelling in the R-4 District at 525 5th Street, S.E. The applicant proposes to add a one story screened porch with a second story deck. The lot occupancy will change from 57% to 61%. The applicant has submitted letters of support from abutting neighbors.

The committee found that the addition will not affect the light and air or privacy of use and enjoyment of neighboring properties. The committee also found that this addition does not substantially visually intrude upon the character, scale and pattern of houses along the street frontage. The committee voted unanimously to support the application.

For these reason, we urge the Board to approve the application.

Respectfully,


Gary M. Peterson, Chair
Capitol Hill Restoration Society
Zoning Committee

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18537
EXHIBIT NO. 23

Board of Zoning Adjustment
District of Columbia
CASE NO.18537
EXHIBIT NO.23

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