



CAPITOL HILL RESTORATION SOCIETY

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April 29, 2013

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

RE: BZA #18542

Dear Director Bardin,

The Capitol Hill Restoration Society Zoning Committee at a meeting held on April 3, 2013 considered the above case. This case involves the application of John Crain for a special exception to allow a rear addition to an existing one-family row dwelling not meeting the lot occupancy, rear yard, and nonconforming structure requirements in the R-4 zone at 452 New Jersey Avenue, S.E. Crain's home is currently nonconforming and needs a special exception to increase the lot occupancy from 62% to 70% and to reduce the rear yard depth from 18.5 feet to 14 feet. The addition will not go back further than the rear building line of adjacent structures. Crain provided letters of support from his 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. 18542
EXHIBIT NO. 30

RECEIVED
OFFICE OF ZONING
2013 APR 29 PM 3:00

Board of Zoning Adjustment
District of Columbia
CASE NO.18542
EXHIBIT NO.30