



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

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OFFICE OF ZONING
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RE: BZA #18545

Dear Director Bardin,

The Capitol Hill Restoration Society Zoning Committee at a meeting held on April 3, 2013 considered the above case. Charles King proposes to construct a two-story addition to the rear of his existing semi-detached row house that is zoned R-4 and is located at 650 C Street, N.E. The addition increases the lot occupancy of 61% to 68% and maintains a non-conforming side yard. The applicant submitted letters of support from the neighbors except the vacant house immediately to the east. The applicant sent a certified letter to the owner on January 31 and has heard no comment. This owner is known for her vacant houses on Capitol Hill and no answer is expected.

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. 18545
EXHIBIT NO. 3.3

Board of Zoning Adjustment
District of Columbia
CASE NO.18545
EXHIBIT NO.33