

Lexer Quamie  
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June 4, 2013

Mr. Richard Nero  
Deputy Director of Operations  
District of Columbia Office of Zoning  
441 4<sup>th</sup> Street NW  
Suite 200/210-S  
Washington, DC 20001

RECEIVED  
D.C. OFFICE OF ZONING  
2013 JUN -5 AM 9:40

Via email: [richard.nero@dc.gov](mailto:richard.nero@dc.gov); [bzasubmissions@dc.gov](mailto:bzasubmissions@dc.gov)

Re: Zoning Application Number 18566

Dear Mr. Nero:

I am the owner of the home (931 5<sup>th</sup> Street SE) sharing the south facing wall of 929 5<sup>th</sup> Street SE ("929"). I received the notice of the application to add a third floor to the premises of 929, and am writing to express my concerns. Expanding the usable space of the subject home has many advantages for the current homeowners, such as providing additional livable space for their expanding family. However, I have some strong concerns about how the proposed addition will affect the full and future enjoyment of my property, especially my access to natural light.

My home will be uniquely affected by any proposed addition to 929, because unlike most neighboring homes, my yard abuts the newly constructed three-story home on K Street and could be impaired by the potential blockage of light from the construction of the proposed addition. I rely on the natural light that comes in through my west-facing windows, including those along the southwest edge of my home, closest to 929. I also hope to use my backyard to continue planting flowers, herbs, and vegetables and to enjoy it in other ways. I am concerned about limiting my access to light in my yard and the rear of my home as well as the potential effects of dust and debris from any construction, impairing the full enjoyment of my yard.<sup>1</sup>

If the zoning variance is granted, I ask that the following additional concerns be addressed, including:

- confirmation by a licensed structural engineer that there are no structural issues

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<sup>1</sup> According to the drawings, the proposed terrace and addition are quite visible from the street and disrupt the uniform flow and appearance of the then two-story row homes on the street that have had their character and size preserved since 1890 in the midst of the surrounding construction and development.

BOARD OF ZONING ADJUSTMENT  
District of Columbia

CASE NO. 18566

EXHIBIT NO. 28

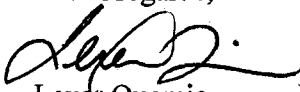
Board of Zoning Adjustment  
District of Columbia  
CASE NO. 18566  
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before and after the proposed addition, given the proposed additional pressure to the shared party walls and the foundation.

- assurance that my roof or any other part of my property will not be used as a staging area or otherwise accessed during or for the proposed addition.
- indemnification against any damage that may arise from the construction, including to my roof or walls and assurance that any damage to my property be restored to its prior condition.
- confirmation that the contractor is licensed and fully bonded and verification of adequate insurance in the case of damage to my property.

Thanks for your attention and the opportunity to submit my written views.

Warm regards,



Lexer Quamie