



BEFORE THE ZONING COMMISSION OR
BOARD OF ZONING ADJUSTMENT OF THE DISTRICT OF COLUMBIA



FORM 140 - PARTY STATUS REQUEST

PLEASE NOTE: YOU ARE NOT REQUIRED TO COMPLETE THIS FORM IF YOU SIMPLY WISH TO TESTIFY AT THE HEARING. COMPLETE THIS FORM ONLY IF YOU WISH TO BE A PARTY IN THIS CASE.
(Please see reverse side for more information about this distinction.)

Pursuant to 11 DCMR §§ 3022.3 or 3106.2, a request is hereby made, the details of which are as follows:

Name:	ANGEL F. CLARENS		
Address:	4320 KUNGLER ST N.W.		
Phone No(s):	202 966 0897	E Mail:	AFCLARENS@GMAIL.COM
Signature:			Date: JUNE 10 2013
Will you appear as a(n)	☐	☒	Will you appear through legal counsel?
	☐	☒	☐

If yes, please enter the name and address of such legal counsel.

Name:			
Address:			
Phone No(s):		E Mail:	

BOARD OF ZONING ADJUSTMENT
District of Columbia
CASE NO. 18586
EXHIBIT NO. 28

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2013 JUN 11 AM 8:57

PARTY WITNESS INFORMATION:

On a separate piece of paper, please provide the following witness information:

1. A list of witnesses who will testify on the party's behalf;
2. A summary of the testimony of each witness (*Zoning Commission only*);
3. An indication of which witnesses will be offered as expert witnesses, the areas of expertise in which any experts will be offered, and the resumes or qualifications of the proposed experts (*Zoning Commission only*); and
4. The total amount of time being requested to present your case (*Zoning Commission only*).

PARTY STATUS CRITERIA:

Please answer all of the following questions referencing why the above entity should be granted party status:

1. How will the property owned or occupied by such person, or in which the person has an interest be affected by the action requested of the Commission/Board?
2. What legal interest does the person have in the property? (i.e. owner, tenant, trustee, or mortgagee)
3. What is the distance between the person's property and the property that is the subject of the application before the Commission/Board? (Preferably no farther than 200 ft.)
4. What are the environmental, economic, or social impacts that are likely to affect the person and/or the person's property if the action requested of the Commission/Board is approved or denied?
5. Describe any other relevant matters that demonstrate how the person will likely be affected or aggrieved if the action requested of the Commission/Board is approved or denied.
6. Explain how the person's interest will be more significantly, distinctively, or uniquely affected in character or kind by the proposed zoning action than that of other persons in the general public.

Except for the applicant, appellant or the ANC, to participate as a party in a proceeding before the Commission/Board, any affected person shall file with the Zoning Commission or Board of Zoning Adjustment, this Form 140 not less than fourteen (14) days prior to the date set for the hearing.

Attachment to Form 140 – Party Status Request before the Board of Zoning Adjustment.

Case # 18586 - 4351 Klinge Street NW Washington, DC

Party Witness Information:

1. List of Witnesses: Mr. George Watson will speak on the History of the Wesley Heights Overlay District and its intent. Also Ms. Sue Bralove who was responsible for the development of the individual street setbacks part of the WH overlay regulations will testify as to the method used in establishing setbacks and specifically the setback of the north side of Klinge.

2. N/A

3. N/A

4. N/A

Party Status Criteria

1. The application we oppose is for an addition to a building across the street from our property. Granting of the requested special exception will allow the applicant to encroach significantly into the required setback changing the open character of the street, one of the main reasons the overlay was develop and adopted.

2. My wife and I own the property.

3. The width of the street right-of-way or approximately 75 feet.

4. Erosion of the intend of the overlay and encroaching into the character of the streets of Wesley Heights are impacts which will be felt if the exception is granted.

5. It is the openness, the width of the streets, the trees and landscaping and the scale of the houses that make Wesley Heights a wonderful community in the City. Encroachments into required front setbacks infringe into this valuable physical character and has, over time, the capacity to transform the neighborhood and to lower property values. Furthermore, it is the intend of the overlay to limit development so as to safeguard the above described character. Screen porches are rarely found in Wesley Heights and even more rarely in the front of houses.

6. As my house sits high on a hill opposite the property in question I will be uniquely impacted by this addition which will be visible from the front of my property, my front porch and my bedroom.