

ARCHITECT OF THE CAPITOL ACTION

July 22, 2013



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CAPITOL (CAP) INTEREST OVERLAY

AOC File No. 13-03

Submission of

Jason W. Maroney Special Exception:

Pursuant to DCMR 11, §§ 223, 403, 404, for lot occupancy relief to construct an addition to an existing row dwelling at 14 5th Street, NE, Lot 839 in Square 816, Washington, D.C. 20002, in the CAP/R-4 residential zone district. (§§1200, 1202)

Approximate Hearing Date: July 30, 2013

BZA Application No. **18581**

Architect of the Capitol Action requested by the Board

Review and report on building plans pursuant to DCMR 11, § 1202

**Board of Zoning Adjustment for the
District of Columbia
2nd Floor Suite 210 441 4th Street, NW
Washington, D.C. 20001**

Chair and Members of the Board:

Pursuant to its authority granted under DCMR 11 § 1202 and, in particular § § 1202.1 and 1202.3 to review and report on Special Exceptions in the Capitol (CAP) Interest Overlay District, the **Architect of the Capitol** has found that the proposed relief for an addition to an existing row dwelling at 14 5th Street, that does not meet the lot occupancy requirements under DCMR 11 §§ 403, 404 and 223, **is not inconsistent** with the intent of the CAP/R4 District (Overlay) and **would not** adversely affect the health, safety, and general welfare of the U.S. Capitol Precinct and area adjacent to this jurisdiction and **is not inconsistent** with the goals and mandates of the United States Congress as stated in DCMR 11 § 1200.1 **The Applicant, however, is still responsible for meeting the burden of proof associated with the relief requested and consistency with general intent of the Zoning Regulations and should provide the Board with adequate testimony that the deck has little or no impact on the adjacent neighbors.**

Sincerely,

Michael G. Turnbull, FAIA
Assistant Architect of the Capitol

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18581
EXHIBIT NO. 31

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