

CRAIG E. HICKEIN

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202.480.0366

Board of Zoning Adjustment
441 4th Street NW
Suite 220 South
Washington, D.C. 20001

**Re: BZA No. 18654
Revised Plans and Relief**

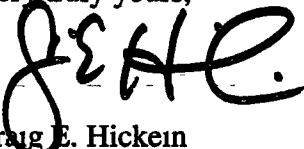
Dear Chairperson Jordan,

I write to request my application for a special exception be modified to include relief for rear yard setback, pursuant to § 404.1, according to the Office of Planning's ("OP") recommendations in this case. *See* OP Memorandum, dated December 10, 2013.

Further, pursuant to the Office of Planning's recommended modifications, attached to this letter are revised drawings. The revised plans reduce the lower portion of the proposed deck by sixty (60) square feet, thereby reducing total lot occupancy by 4%. As a result of these modifications, total lot occupancy for this project will be at 70%, pursuant to § 403.2, as opposed to 74%, as originally submitted.

Thank you for your attention in this matter.

Very truly yours,



Craig E. Hickein
Applicant

BOARD OF ZONING ADJUSTMENT
District of Columbia
CASE NO. 18654
EXHIBIT NO. 31

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OFFICE OF PLANNING
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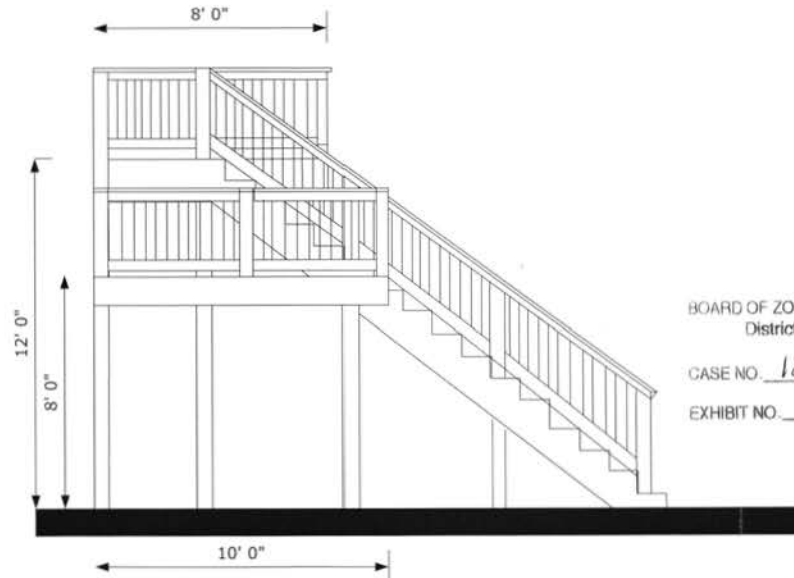
NorthCraft Builders, Inc.
P.O. Box 7768
Arlington, VA 22207
703-560-3325
VA - BLD#2705114430A
DC - HIC#71100304

Drawings by:
J. Kelley - President
703-509-2067

Customer:
Craig and Laura Hickein
4008 3rd Street NW
Washington, DC 20011
202-726-0274

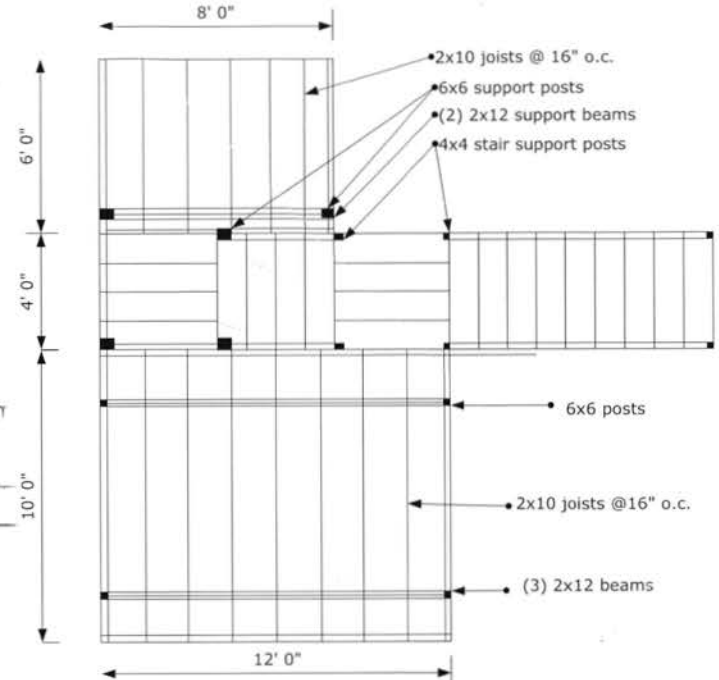
Elevation: 8' - 12'
Scale: 1/4" = 1'

Side View - Architectural

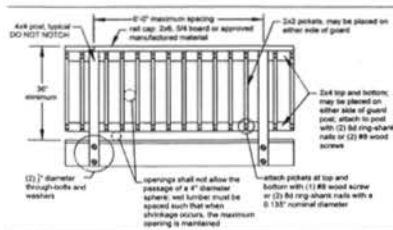


Top View - Framing

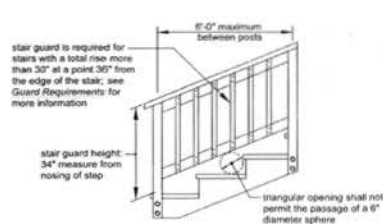
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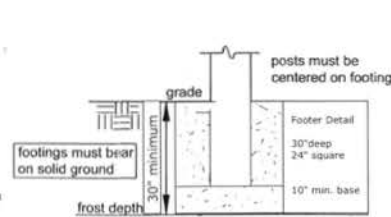
Deck Railing Detail



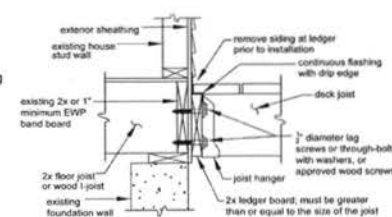
Stairs Detail



Footing Detail



Ledger Attachment Detail



Post Attachment Detail

