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May 29, 2014

TO WHOM IT MAY CONCERN:

Enclosed is a Notice that was previously mailed to you regarding Board of Zoning Adjustment Application No. 18785, for the construction of a new 45 unit residential building at 1326 Florida Avenue, NE. Please note that in addition to a parking variance under Section 2101.1, the applicant also requests special exception approval under Section 411.11 regarding the roof structure setback requirement.

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Board of Zoning Adjustment



APR 25 2014

BY E-MAIL

Advisory Neighborhood Commission 5D
5D@anc.dc.gov

BZA Application No. 18785

Dear Advisory Neighborhood Commission 5D:

This is to advise you that a public hearing has been scheduled by the Board of Zoning Adjustment to consider the following application that is located within the boundaries of your ANC area:

Application of Ditto Residential LLC, pursuant to 11 DCMR § 3103.2, for a variance from the off-street parking requirements under subsection 2101.1, to allow the construction of a new four story plus cellar 45 unit residential building in the C-2-A District at premises 1326 Florida Avenue, N.E. (Square 4068, Lot 835).

NOTE: This case was filed electronically through the Interactive Zoning Information System ("IZIS") and all submission must be made via IZIS. You can access and file documents for this case through IZIS at <http://app.dcoz.dc.gov>.

The hearing will be held on Tuesday, June 24, 2014, at 441 4th Street, N.W., Suite 220 South, Washington, D.C. 20001. This application will be heard at 9:30 a.m.

You are advised that 11 DCMR Section 3115.1 sets out certain requirements related to reports of ANCs, and specifically that Section 3115 requires that the written report of the ANC be filed with the Board at least seven days in advance of the hearing. Form 129 – Advisory Neighborhood Commission (ANC) Report, a copy of which may be downloaded from the Office of Zoning's website at: <http://dcoz.dc.gov/services/app.shtm> is the preferred mechanism to complete this report. In the alternative, you can review Section 3115, which states the required information for the written report. Information on the procedures which will govern consideration of this case is also available from the Office of Zoning, in Suite 200 South, 441 4th Street, N.W., Washington, D.C. 20001. The telephone number for the Office of Zoning is (202) 727-6311. If you wish to forward comments in writing directly to the Board, such comments should be addressed to the Board of Zoning Adjustment at 441 4th Street, N.W., Suite 200 South, Washington, D.C. 20001.

SINCERELY,



RICHARD S. NERO, JR.
Deputy Director of Operations
Office of Zoning

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