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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

APPLICATION NUMBER 18785
TO WHOM IT MAY CONCERN:

Notice is hereby given that the Board of Zoning Adjustment will hold a public hearing at 441 4th Street, N.W., Suite 220 South, Washington, D.C., 20001 on Tuesday, June 24, 2014, on the following application:

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>.

At the public hearing, all interested persons will be given an opportunity to express their views. However, in lieu of appearing at the hearing you may also submit written views about this case. All written views should be sent to the address below, and must be received by the Board before the hearing on the case is concluded. Except for the affected ANC, any person who desires to participate as a party in this case must clearly demonstrate that the person's interests would likely be more significantly, distinctly, or uniquely affected by the proposed zoning action than other persons in the general public. If you are unsure of what it means to participate as a party and would like more information on this, please contact the Office of Zoning at dcoz@dc.gov or at (202) 727-6311.

Persons seeking party status shall file with the Board, not less than 14 days prior to the date set for the hearing, a Form 140 – Party Status Request form, a copy of which may be downloaded from the Office of Zoning's website at: <http://dcoz.dc.gov/services/app.shtm>. This form may also be obtained from the Office of Zoning at the address stated. This application is located within the boundaries of Advisory Neighborhood Commission 5D. This application will be heard at 9:30 a.m. If you have any questions about this application, please call the Office of Zoning on (202) 727-6311, or visit the office at 441 4th Street, N.W., Suite 200 South, Washington, D.C. 20001. Please refer to the application number when you write or call about this case.

SINCERELY,

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

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