

**GOVERNMENT OF THE DISTRICT OF COLUMBIA**  
**Board of Zoning Adjustment**



Meridith Moldenhauer  
Griffin Murphy Moldenhauer & Wiggins LLP  
1912 Sunderland Place, N.W.  
Washington, D.C. 20036

**MAY 15 2014**

**Re: BZA Application No. 18794**

Dear Ms. Moldenhauer:

Your application has been accepted as complete. You are hereby notified to appear before the Board of Zoning Adjustment (Board) on Tuesday, July 15, 2014, at 441 4<sup>th</sup> Street, N.W., Suite 220 South, Washington, D.C., 20001 for a public hearing concerning the following application:

**Application of Newton St Development 3 LLC**, pursuant to 11 DCMR § 3103.2, for a variance from the lot area requirements under subsection 401.3, a variance from the nonconforming structure provisions under subsection 2001.3, and a variance from the off-street parking requirements under subsection 2101.1, to allow the renovation and conversion of an existing vacant building into an eight (8) unit apartment building in the R-4 District at premises 1740 New Jersey Avenue, N.W. (Square 508, Lot 9).

**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 property involved in this application is located within the boundaries of Advisory Neighborhood Commission 6E. This application will be heard at 9:30 a.m.

**PLEASE NOTE THAT A SIGN(S) MUST BE OBTAINED FROM THE OFFICE OF ZONING TO BE POSTED ON THE PROPERTY.** The Board's Rules of Practice and Procedure (11 DCMR §§ 3113.14 through 3113.20) provides that the notice sign must be posted at least 15 days prior to the hearing. The posted notice must also be checked at least once every five days, and replaced when necessary. An affidavit concerning the original posting of the sign must be filed with the Board at least 5 days prior to the hearing. The sign and the affidavit should be picked up from the Office of Zoning, Suite 200 South, 441 4<sup>th</sup> Street, N.W., Washington, D.C. 20001. Please call the Office of Zoning in advance to order your sign(s) to assure that the sign(s) will be ready when you come to pick them up.

You should be aware that letters and other documents may be submitted to the Board by other individuals, organizations and government agencies both in support of and in opposition to your application. At least one week prior to the public hearing, you should review the file in your application so that you are prepared to respond to any issues that may be raised regarding your case.

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441 4<sup>th</sup> Street, N.W., Suite 200/210-S, Washington, D.C. 20001

Telephone: (202) 727-6311

Facsimile: (202) 727-6072

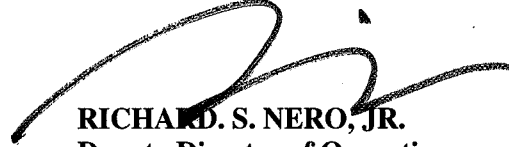
E-Mail: [dcoz@dc.gov](mailto:dcoz@dc.gov)

Web Site: [www.dcoz.dc.gov](http://www.dcoz.dc.gov)

BZA APPLICATION NO. 18794

Further, if you are not clear about what information you must present to the Board in support of your application, please contact the Office of Zoning as soon as possible. If you have any questions or require any additional information, please call the Office of Zoning at (202) 727-6311.

SINCERELY,

A handwritten signature in black ink, appearing to read 'R. Nero, Jr.', with a stylized flourish at the end.

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