

Holland & Knight

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June 20, 2014

Via Hand Delivery

Board of Zoning Adjustment
for the District of Columbia
441 4th Street, N.W., Suite 210S
Washington, DC 20001

Re: **BZA Application – 4308-4310 Georgia Avenue, N.W., Square 2914, Lot 802**

Dear Board Members:

On behalf of the Neighborhood Development Company, as contract purchaser of the above-referenced property, we submit an application and supporting materials pursuant to 11 DCMR §§ 3103.2 and 3104.1 for an area variance from the off-street parking requirements of Section 2101.1, and a special exception pursuant to 11 DCMR § 411.11 from the roof structure requirements of Section 770.6, to allow the construction of a new, four-story plus cellar residential building containing 20 units in the C-2-A District at the site. Enclosed are the following materials:

- A completed BZA Form 120 (application);
- A completed BZA Form 135 (self-certification);
- A building plat showing the boundaries of the site and the footprint of the proposed new improvements;
- A statement of existing and intended uses of the site;
- A preliminary statement explaining how the application meets the specific tests identified in the Zoning Regulations;
- Photographs of the site;
- The name and mailing address of the owners of all property within 200 feet in all directions from all boundaries of the site, in both list and mailing label format;

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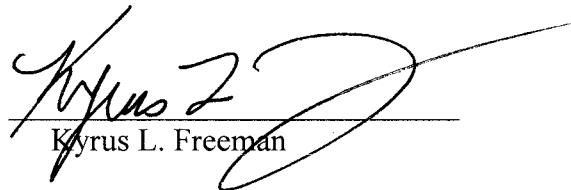
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- A completed BZA Form 126 (fee calculator) and a check in the amount of \$3,640.00;
- Letters from the owner of the subject property and from the Neighborhood Development Company authorizing Holland & Knight LLP to file this application; and
- Architectural Plans and Elevations.

We respectfully request that the Board schedule the application for a public hearing on the next available date.

Very truly yours,

HOLLAND & KNIGHT LLP

By: 

Kyrus L. Freeman

Attachments

cc: Stephen J. Mordfin, AICP, D.C. Office of Planning
Advisory Neighborhood Commission 4C
Shanel O. Anthony, Advisory Neighborhood Commission 4C07