

**Board of Zoning Adjustment  
Government of the District of Columbia  
Suite 210 South  
441 4<sup>th</sup> Street, NW  
Washington DC 20001**

**Re     BZA Application of Peter Choharis  
         Owner/Resident  
         2771 Woodley Place NW**

18849


Dear Board of Zoning Adjustment.

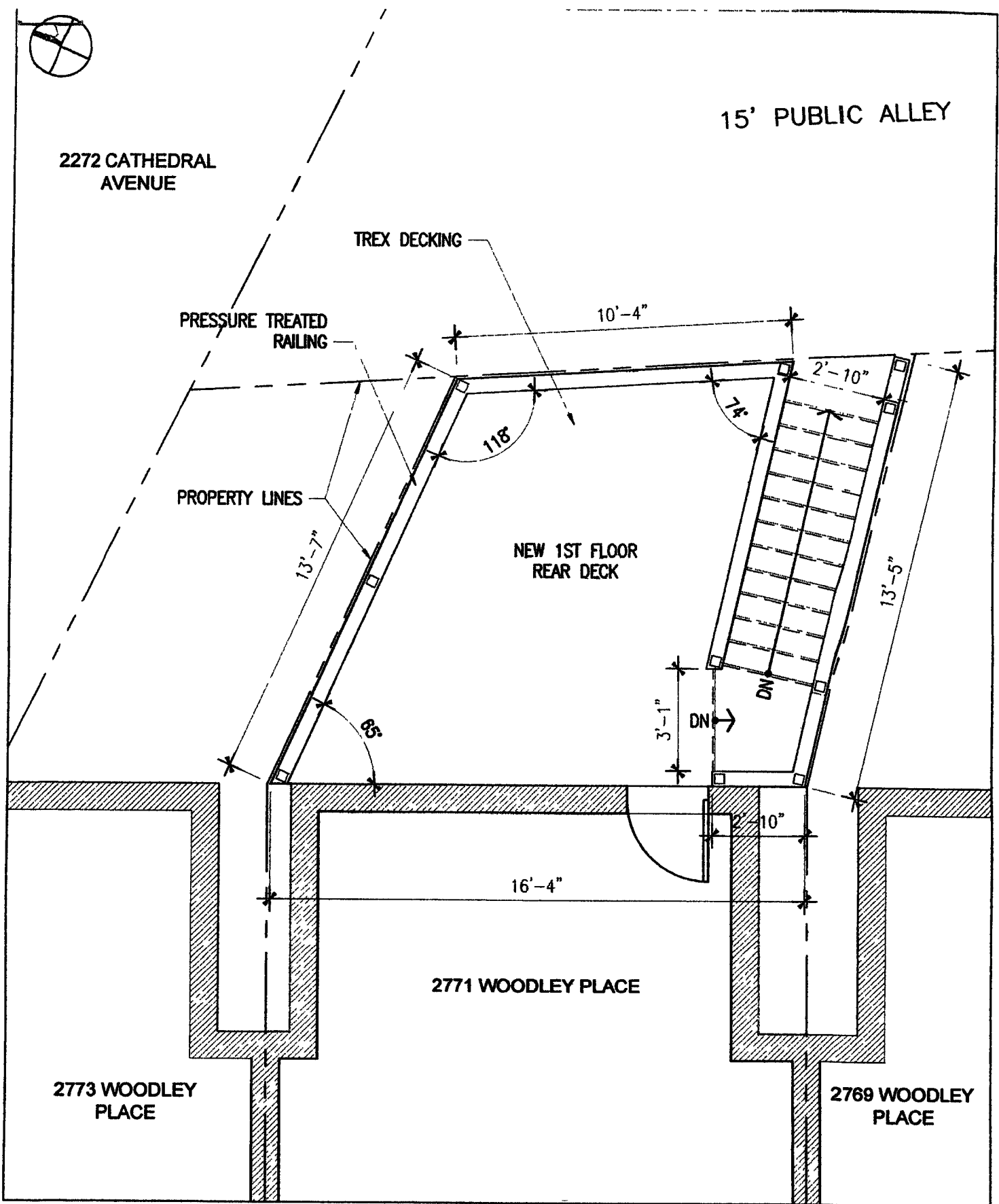
I reside in the adjacent property to 2771 Woodley Place in Northwest, DC. My neighbor Peter Choharis is seeking a Area Variance of the District of Columbia zoning laws to build a rear deck that will increase his lot's coverage from 71% to approximately 87%. His home is situated on a non-conforming lot with an area of 1067 square feet, 733 sq. ft. under the minimum lot area of 1800 sq. ft.

He has shared the drawings of the proposed rear deck that will be submitted with the application to the BZA with me.

I have reviewed the materials and support the proposed conversion. I recommend that BZA grant the request for an area variance.

Sincerely,

  
Peter Choharis, Resident  
2771 Woodley Place NW  
Washington, DC 20008



**FOWLKES** **STUDIO** <sup>FS</sup>

1711 Connecticut Ave NW  
204B  
Washington, DC 20009  
202 758-5518

**CHOHARIS  
IMPROVEMENTS**

2771 Woodley Place, NW  
Washington, DC 20008

date:  
July 8, 2014

scale:  
1/4"=1'-0"

title:  
**FIRST FLOOR  
DECK PLAN**

number:  
**A 101**