

Julian Hunt & Lucrecia Laudi
1504 Swann St. NW
Washington, DC 20009

Dear Julian & Lucrecia,

We have looked at your plans for the small addition to your house. It is clear why you would wish to build this addition, given the circumstances. It seems reasonable, given the loss of light, view and air due to the pop-out to your south, which effectively occupies the whole lot next door and reduces the utility of the remaining outdoor portion of your property.

As long-time, upstanding neighbors, we are pleased that you choose to remain on Swann Street. Your desire to “age-in-place” is laudible, and we hope that you can augment your property so as to be able to continue to live there. We admire the work you have done on your existing building, it is a showpiece of craft and thoughtful renovation. We trust other work will be done to the same high standards. Your proposal to build over your existing single-story kitchen, merely fills a void that currently breaks the regular and harmonious rhythm of Swann Street. An addition in this location would serve the street well, aesthetically. It should be noted that you have no intention to go above the existing building lines in a manner that would be visible from any street, as such this proposal is well within the character of the neighborhood. Further, the proposed addition is in keeping with other properties that already have small “mother-in-law” suites.

Given the above conditions and your reasonable proposal, as well as the unusual situation of a corner property with an old non-conforming condition, we support your efforts for approval by the Historic Preservation Review Board and the Board of Zoning Adjustment.

Thank you,

Craig Cook, AIA