

**GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
OFFICE OF THE ZONING ADMINISTRATOR**



July 30th, 2014

MEMORANDUM

TO: Board of Zoning Adjustment

FROM: Matthew Le Grant *MLG*
Zoning Administrator *MB*

SUBJECT: Proposed rear addition to an existing non-conforming SFD row structure located at
1307 Wallach Place, NW.
Lot 0168 in Square 0237
Zoned: R-4
DCRA File Job # B1408062
DCRA BZA Case # FY14 - # 56-Z

Review of the plans for the subject property referenced above indicates that Board of Zoning Adjustment approval is required as follows:

1. Variance from section 2001.3 (a) & (b) to permit a proposed rear addition to an existing non-conforming SFD row structure in the R-4 residential zone district (Section 3103.1).
2. Variance from section 403.2 to permit a proposed rear addition to an existing SFD row structure without meeting the maximum percentage of lot occupancy in the R-4 residential zone district (Section 3103.1).
3. Variance from section 404.1 to permit a rear addition to an existing SFD row structure without meeting the minimum depth of a rear yard setback in the R-4 residential zone district (Section 3203.1).
4. Variance from section 406.1 to permit a rear addition to an existing SFD row structure without meeting the minimum width of an open court in the R-4 residential zone district. (Section 3203.1).

Note: All applicants must provide the Office of the Zoning Administrator with submission verification, in the form of a formal receipt from the BZA, within 30 days of the date of this memo.