



District of Columbia Government
Advisory Neighborhood Commission 6A
Box 75115
Washington, DC 20013



February 13, 2015

Mr. Clifford Moy
Secretary of the Board of Zoning Adjustment
Board of Zoning Adjustment
441 4th St. NW, Suite 210
Washington, DC 20001

Re: BZA Case No. 18930 (1102 Park Street, NE)

Dear Mr. Moy,

At a regularly scheduled and properly noticed meeting on February 12, 2015,¹ our Commission voted 8-0 (with 5 Commissioners required for a quorum) to support the Applicant's request for special exceptions from the lot occupancy requirement (§ 403.2), the court-width requirements (§ 406.1), and for additions to a nonconforming structure (§ 2001.3) in connection with the construction of a rear addition to the existing structure and the renovation and expansion of an accessory structure adjoining the alley at the rear of the property. However, the Commission supports the requested relief only on the condition that the accessory building not exceed 16.5 feet in height, as measured from the alley, and that the deck to be constructed as part of the accessory building be situated behind (at the same level as) the storage area proposed as the second floor of the accessory building so that the deck does not directly overlook the alley.

The Commission supports granting the requested special exceptions because, if the foregoing conditions are imposed, the proposed addition and accessory structure will not unduly affect the light and air available to neighboring properties nor will they unduly compromise their privacy of use and enjoyment. The applicant has been willing to work with the neighbors located across the alley to revise his plans to accommodate their concerns.

Please be advised that Andrew Hysell and I are authorized to act on behalf of ANC 6A for the purposes of this case. I can be contacted at philanc6a@gmail.com and Mr. Hysell can be contacted at hysell6a06@gmail.com.

On Behalf of the Commission,

Phil Toomajian,
Chair, Advisory Neighborhood Commission 6A

¹ ANC 6A meetings are advertised electronically on the anc6a-announce@googlegroups.com, ANC 6A and NewHillEast yahoogroups, on the Commission's website, and through print advertisements in the Hill Rag.