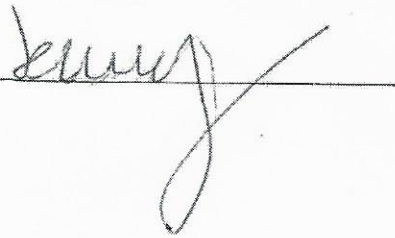


February 23, 2015

To whom it may concern:

Our names are Larissa Leony and Rafael Romeu. We reside at 1536 T Street NW, Washington D.C. 20009. We are aware that Matthew Seligman resides at 1534 Swann Street NW, Washington DC. We are also aware that Mr. Seligman has applied for a variance to construct a rear deck behind his house. We have reviewed Mr. Seligman's plans for the deck. We have no objection to his proposed deck.

Regards,

A handwritten signature in dark ink, appearing to read 'Larissa', written over a horizontal line.A handwritten signature in dark ink, appearing to read 'Rafael Romeu'.

February 23, 2015

To whom it may concern:

My name is Raphael Mazzone. I reside in the basement apartment at 1534 Swann Street, N.W. Washington, D.C., 20009. I am aware that Matthew Seligman resides at 1534 Swann Street N.W., Washington, D.C., 20009. I am also aware that Mr. Seligman has applied for a variance to construct a rear deck behind his house. I have reviewed Mr. Seligman's plans for the deck. I have no objection to his proposed deck.

Regards,

A handwritten signature in black ink, appearing to read "Raphael Mazzone", with a long, sweeping horizontal line extending to the right.

February 23, 2015

To whom it may concern:

My name is James Mazzaella. I reside at 1535 Swann Street, NW, Washington D.C. 20009. I am aware that Matthew Seligman resides at 1534 Swann Street NW, Washington DC and that Mr. Seligman has applied for a variance to construct a rear deck behind his house.

I have reviewed Mr. Seligman's plans for the deck and have no objection to his proposed deck.

Regards,

A handwritten signature in blue ink, appearing to read 'J. Mazzaella', with a long horizontal flourish extending to the right.

James Mazzaella
1535 Swann Street NW
Washington DC 20009

202-255-9177

February 23, 2015

To whom it may concern:

My name is Darren Binder. I reside at 1530 Swann Street, N.W. Washington, D.C., 20009. I am aware that Matthew Seligman resides at 1534 Swann Street N.W., Washington, D.C., 20009. I am also aware that Mr. Seligman has applied for a variance to construct a rear deck behind his house. I have reviewed Mr. Seligman's plans for the deck. I have no objection to his proposed deck, and, in fact, appreciate efforts to improve the neighborhood.

Regards,


02/23/15



Matthew Seligman <matthew.seligman@gmail.com>

1534 Swann Street - Deck Plans

1 message

Matthew Seligman <matthew.seligman@gmail.com>

Tue, Jan 27, 2015 at 7:04 PM

To: robert.weaver@davispolk.com

Bob -

Great meeting you this morning!

I've attached the plans for the proposed deck. The basic idea is this: the space on my property behind my house is currently a sunken concrete area with both a door to the basement apartment and steps up to the side alley. My plan is to put a deck above that sunken concrete area at the first-floor level, which is about 4.5 feet above the ground. The question for the zoning folks is that, when you count the deck, I'd be using up most of my lot (apparently the sunken concrete area doesn't count).

To give you a sense of the time line, I hope to go through the ANC and zoning board process in the next month or so. If all goes smoothly, I hope to have the construction done this spring - it would only take a few days and wouldn't be particularly noisy from what I've been told.

I'm happy to answer any questions you have, to show you the space in person, or to discuss any concerns you have.

Matthew

 **Deck Plans.pdf**
618K

Seligman, Matthew A.

From: Michael Sims [msims@delbe.com]
Sent: Tuesday, February 10, 2015 3:15 PM
To: Seligman, Matthew A.
Subject: RE: Parking space question at 1813 16th Street

No, they had no objections on the actual deck they essentially just want the fence to remain the same height as the others in the alley.

Michael Sims, CMCA
Property Manager
Delbe Management, AAMC
4200 Wisconsin Ave., NW
Suite 500
Washington, DC 20016
Tel: 202-237-0187 Ext. 115
Fax: 202-237-0348

We have moved, please see our new address in my signature.

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From: Seligman, Matthew A. [mailto:mseligman@khhte.com]
Sent: Tuesday, February 10, 2015 3:00 PM
To: 'Michael Sims'
Subject: RE: Parking space question at 1813 16th Street

Mr. Sims –

Thanks for helping out with this. I'll take this into account in my plans and in my presentation to the Board of Zoning Adjustment.

To that end, did the condo board consider whether it has a position on the deck plans, aside from the fence height?

Thanks again!

Matthew

From: Michael Sims [mailto:msims@delbe.com]
Sent: Wednesday, February 04, 2015 2:05 PM
To: Seligman, Matthew A.
Subject: RE: Parking space question at 1813 16th Street

Matthew,