

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Board of Zoning Adjustment



1/12/2016

ANC 6C
P.O. Box 77876
Washington, DC 20013

Re: BZA Application No. 19222

Dear ANC Chair:

An Applicant within the boundaries of your ANC area is seeking zoning relief for a project or use that is not provided as a matter of right for the zoning district, and must be found to conform to the provisions contained in the Zoning Regulations of the District of Columbia (Regulations).

Therefore, a decision without public hearing as an Expedited Review Calendar item has been scheduled by the Board of Zoning Adjustment (Board) on **Tuesday, March 22, 2016 at 9:30 am**, at the Jerrily R. Kress Memorial Hearing Room, One Judiciary Square, at 441 4th Street, N.W., Suite 220 South, Washington, D.C., 20001, concerning the following application:

Application of Robert Bailey, pursuant to 11 DCMR § 3104.1, for a special exception under § 223, not meeting the minimum lot width requirements under § 401, the lot occupancy requirements under § 403, the rear yard requirements under § 404, and the nonconforming structure requirements under § 2001.3, to enclose a rear porch for an existing one-family dwelling in the R-4 District at premises 1105 Abbey Place N.E. (Square 773, Lot 176).

HOW TO FAMILIARIZE YOURSELF WITH THE CASE

In order to review exhibits in the case, follow these steps:

- Visit the Office of Zoning (OZ) website at www.dcoz.dc.gov
- Under “Featured Services”, click on “Case Records”.
- Enter the BZA application number indicated above and click “Go”.
- The search results should produce the case. Click “View Details”.
- On the right-hand side, click “View Full Log”.
- This list comprises the full record in the case. Simply click “View” on any document you wish to see, and it will open a PDF document in a separate window.

HOW TO PARTICIPATE IN THE CASE

As described in the Regulations, the affected ANC is an automatic party to the case and the Board gives “great weight” to its written report.

Visit http://dcoz.dc.gov/resources/ANC_Filing/index.shtm for instructions on how to file the ANC report (Form 129) through the Interactive Zoning Information System (IZIS). Though ANC reports may be filed at any time prior to the Board's final deliberation on the case, the ANC is strongly encouraged to submit their report no later than seven days prior to the public meeting date so that Board has ample time to consider the ANC's position.

REMOVAL FROM EXPEDITED REVIEW CALENDAR

The ANC and the affected Single Member District may file a written request that the application be removed from the Expedited Review Calendar and scheduled for public hearing. Visit IZIS in order to file such a request at least 14 days prior to the decision date.

The written request must be accompanied by a statement indicating that an ANC representative will appear as a witness and it must contain a summary of the testimony to be given at the meeting. The Board may deny a request to remove an application if the proffered testimony is irrelevant.

The removal of an application from the Expedited Review Calendar will be announced as a preliminary matter on the scheduled decision date and then scheduled for a public hearing on a later date. You will not receive notice of the public hearing date. Rather, the notice will be posted on the Office of Zoning website calendar at <http://dcoz.dc.gov/bza/calendar.shtm> and on a revised public hearing notice in the OZ office.

Please contact the Applicant or designated agent to ensure that their case can be scheduled for ANC review in advance of the decision date:

Gay Hardwick
3505 Kent St.
Kensington, MD 20895

gay@greenarchitectdc.com
202-455-6733

If you have any questions or require any additional information, please call OZ at 202-727-6311.

SINCERELY,

A handwritten signature in blue ink, appearing to read 'Stephen Varga', with a stylized flourish extending to the right.

**STEPHEN VARGA, AICP, LEED Green Assoc.
Senior Zoning Specialist
Office of Zoning**