

May 28, 2018

Board of Zoning Adjustment
441 4th Street NW
Suite 200S
Washington, DC 20001

SUBJECT: In opposition to BZA 19736 Application re: Mi Casa's Request for Variance of Subtitle-D 307.4 (side yard)

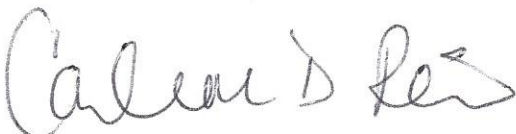
My name is Carlene Reid. I reside at 1922 15th Street SE. The zoning adjustment application being heard has a direct impact on my neighbor, Dorcas Agyei. Ms. Agyei is a resident and homeowner of 1926 15th Street SE.

This abovementioned project is adjacent Ms. Agyei's narrow side yard and would definitely impede her ability to access her side door. My neighbors and I coordinated a meeting with our ANC commissioner and the developer, Mi Casa, about this project. I was present at the initial walk through with the developer on October 9, 2017. Also present were Ms. Agyei, Karinne Kennedy (1920) and our ANC Commissioner SMD for 8A05 Hawkins Traven.

We all expressed concerns to the developer about building a new structure at the property line. The developer even acknowledged the difficulty such action would create for Ms. Agyei gaining access to her side door, so I am surprised to learn that this is *still* an outstanding issue.

My current understanding is that per the current zoning regulations of 2016 the 1928 15th Street SE project (the vacant lot of 5766 0800) is subject to the requirements of Subtitle D Section 307.4. There is a side yard about 7 ½ feet in distance that separates my neighbor's property at 1920 from my home at 1922. I would support a similar distanced side yard between (separating) the disputing properties 1926 and 1928.

Sincerely,



Carlene D. Reid
1922 15th Street SE
Washington, DC 20020

Board of Zoning Adjustment
District of Columbia
CASE NO. 19736
EXHIBIT NO. 53