GOVERNMENT OF THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT

MEMORANDUM

TO: Board of Zoning Adjustment

FROM: Richard S. Nero, Jr. RSN
Chief, Support Services and Quality Control

THRU: Jerrily R. Kress, FAIA
Director, Office of Zoning

DATE: February 11, 2004

RE: BZA Application No. 16144 (Parkside Townhouses)
Recommendation for Dismissal

On July 10, 1996, the Board of Zoning Adjustment (Board) approved special exceptions for the development of Phase II of the above-referenced application. At that time, the applicant requested a deferment payment of the $52,800 filing fee. Over the last seven years, this office has contacted the applicant on numerous occasions concerning the status of the filing fee. In a letter to the Board dated March 28, 2000, the applicant requested an additional extension of time to pay the fee, due to pending litigation involving the property. The Board at its April 5, 2000, public hearing granted the request for an additional extension. On February 22, 2001, OZ office wrote the applicant a letter (attached) requesting an update on the court's determination within 90 days. OZ never received a reply. On August 6, 2002, the OZ again wrote the applicant, this time noting that the OZ intends to recommend to the Board that this application be dismissed for failure to comply with the procedural requirements of Title 11 DCMR Zoning Regulations. No follow-up correspondence has been received from the applicant in over a year relevant to the foregoing.

Given the foregoing, including the considerable time period that has transpired and the fact that the Board members who heard the case are no longer sitting, the OZ recommends that the Board dismiss the above-cited application for failure to comply with the procedural requirements of the Chapter 31 of the Zoning Regulations.

rsn

BZA
Board of Zoning Adjustment
District of Columbia
CASE NO.16144
EXHIBIT NO.64
Case No. 16144
Exhibit No. 64

Government of the District of Columbia

BOARD OF ZONING ADJUSTMENT



D.C. RECEIVED
OFFICE OF ZONING
2001 MAR -5 PM 2:57

February 22, 2001

Ms. Marilyn Melkonian
Parkside
800 Parkside Place, NE
Washington, DC 20019

Re: Board of Zoning Adjustment Case No. 16144 Special Exceptions Parkside/Kenilthworth

Dear Ms. Melkonian:

As you will recall, in 1996, when the Board approved special exceptions for the development of Phase II of the above referenced application, which contains 132 townhouses, the Applicant requested a deferment payment of the $52,800 fee. Over the last five years, staff has contacted the Applicant on numerous occasions concerning the status of this fee.

In a letter to the Board, dated March 28, 2000, you requested an additional extension, due to pending litigation involving the property. At its April 5, 2000, Public Hearing, the Board of Zoning Adjustment (BZA) discussed and granted this request.

Please inform the Board of the court's determination with in 90 days of the decision, at which time the Board will reassess the status of this case.

If you have any questions regarding this matter, please do not hesitate to call me at (202) 727-3780 or Paul Hart at (202) 727-0348

Sincerely,
OFFICE OF ZONING

Sheri M Pruitt

Sheri Pruitt
Secretary to the Board of Zoning Adjustment

BZA
Case No. 16144
Exhibit No. 60

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