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November 1, 2000

Board of Zoning Adjustment
441 4th St, NW
Suite 210
Washington, DC 20001

Re: 1837 California St.,NW
Lot 46 Sq 2554
Zoning R 5 B

Dear Sir/Madam,

The property is an existing single family residence now undergoing a small third floor expansion and renovation. The existing improvements, the house and the garage, are non-conforming, as the existing lot occupancy is 77%. R5B allows 60%

As a condition of the permit issued for the renovation, (which did not change the lot occupancy) the existing garage was noted to be razed to bring the house into compliance with the zoning code, specifically lot occupancy.

The variance being requested is to allow the garage to remain. The existing lot occupancy of 77% will remain unchanged

Please advise if any further information is required.

Sincerely,

Eric Morrison, AIA

BZA
Case No. 16672
Exhibit No. 9

Board of Zoning Adjustment
District of Columbia
CASE NO.16672
EXHIBIT NO.9