GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS

Building and Land Regulation Administration
Office of the Zoning Administrator

November 27, 2000

DISTRICT OF COLUMBIA
NOV 28 A 8:30

MEMORANDUM

TO: Board of Zoning Adjustment

FROM: Michael D. Johnson
Zoning Administrator

SUBJECT: Proposed addition located at premises 5617 1st Street, N.E., Lot(s) 117 and 118, in Square 3706, Zoned R-1-B

Review of plans for the proposed addition at the above subject premises indicates that the Board of Zoning Adjustment approval is required as follows:

1. Special exception pursuant to Section 223.1 to allow establishment of a non-conforming rear yard in accordance with Section 404, for a single family dwelling in the R-1-B Zone. (Section 3103.2)

MDJ/TB/ee

BZA
Case No. 16677
Exhibit No. 9

Board of Zoning Adjustment
District of Columbia
CASE NO.16677
EXHIBIT NO.9

00-1024D

NOTES AND COMPUTATIONS

ADDRESS: **5617 1st Street, N.E.** LOT(S): **117 & 118** SQUARE: **3706**

ZONED: **R-1-B**

	REQUIRED	ALLOWED	PROVIDED	VARIANCE
LOT AREA	5,000 Sq.Ft.		4,130 Sq. Ft.	870 Sq.Ft. (17%) (Existing)
LOT WIDTH	50'		60' combined	
LOT OCCUPANCY (40%)		1,652 Sq.Ft.	1,168.47 Sq.Ft. (28%)	
FLOOR AREA RATIO ()		N/P	N/A	
PARKING SPACES	1		1	
LOADING BERTHS	N/A			
FRONT YARD	N/A			
REAR YARD	25		17.89 Average	7.11' (28%)
SIDE YARD	8' & 8'		13' & 8'	
COURT, OPEN	N/A			
COURT, CLOSED	N/A			