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

Building and Land Regulation Administration
Office of the Zoning Administrator

January 3, 2001

D.C. RECEIVED
OFFICE OF ZONING
2001 JAN -9 PM 1:22

MEMORANDUM

TO: Board of Zoning Adjustment

FROM: for Michael D. Johnson
Zoning Administrator

SUBJECT: Proposed Addition located at premises 4011 16th Street, N.W., Lot(s) 49, in Square 2695, Zoned R-3

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 to allow establishment of non-conformities of lot occupancy and width of open court in accordance with Sections 403 and 406 respectively; for a single family structure in the R-3 Zone. (Section 3104.1)

MDJ/TB/ee

BZA
Case No. 16690
Exhibit No. 6

941 North Capitol Street, N.E., Suite 2000 Washington, DC 20002 Phone: (202) 442-4560 Fax: (202) 442-4871

Board of Zoning Adjustment
District of Columbia
CASE NO.16690
EXHIBIT NO.6

NOTES AND COMPUTATIONS

ADDRESS: **4011 16th Street, N.W.** LOT(S): **49** SQUARE: **2695**

ZONED: **R-3**

	REQUIRED	ALLOWED	PROVIDED	VARIANCE
LOT AREA	2,000 Sq.Ft.		2,000 Sq.Ft.	
LOT WIDTH	20'		20'	
LOT OCCUPANCY (60%)		1,200 Sq.Ft.	1,392 Sq.Ft. (69.6%)	192 Sq.Ft. (9.6%)
FLOOR AREA RATIO ()	N/A			
PARKING SPACES	1		1	
LOADING BERTHS	N/A		N/A	
FRONT YARD	N/P		N/A	
REAR YARD	20'		20'	
SIDE YARD	N/R		N/A	
COURT, OPEN WIDTH	6'		2'	4' (66%)
COURT, CLOSED	N/A		N/A	