MARIE DRISSEL
R. CURTIS BRISTOL
2135 Bancroft Place, N.W.
Washington, D.C. 20008

June 13, 2001

Board of Zoning Adjustment
441 4th Street, NW Suite 210-S
Washington, DC 20001

RE: Zoning Variance Application # 16717
Public Hearing on July 03, 2001

Dear BZA Members:

We recently received your notice concerning the zoning variance sought by 2132 Bancroft Place, NW. Since we live directly across the street from 2132 Bancroft Place, we are sending you this letter to formally oppose the granting of this zoning variance.

Here are the reasons why we do not want this addition approved:

This house is the tallest, single family, non-recessed building on the alley. The new, higher wall and roof will add at least a half of a story to the existing structure. This proposed increase in height, aside from blocking sun, light and air movement in the alley, would only add more density to an already imposing and out of place structure.

The house at 2132 Bancroft already occupies 88% of its lot. If a variance is granted, this will be the start of "super" zoning in our neighborhood.

If built, this addition would greatly reduce the amount of sun, light and air movement that would come into the two homes directly down the street from it. (2128 and 2130 Bancroft Place)

This higher structure will block the existing afternoon sun, air movement and light in the neighborhood and the alley.

Based on these concerns, we believe the zoning variance requested by 2132 Bancroft Place should be denied. We are vehemently opposed to any increase in height of the existing structure. It is important for all of us to protect the charm, character, light and air movement in our neighborhood by not allowing owners to overbuild on already imposing structures.

Sincerely,

Marie Drissel

Marie Drissel

Curtis Bristol

R. Curtis Bristol

BZA
Case No. 16717
Exhibit No. 21

Board of Zoning Adjustment
District of Columbia
CASE NO.16717
EXHIBIT NO.21