Cary Ridder
5520 Carolina Place NW
Washington DC 20016

October 10, 2001

Jerrily R. Kress, FAIA
Director, Board of Zoning Adjustment
Government of the District of Columbia
441 4th Street NW, Suite 210-S
Washington DC 20001

Re: Application #16740

Dear Ms. Kress:

I am writing to register my opposition to the BZA granting a special exception to the applicant, Jacobsen Builders, to allow construction of a new single family home at 2989 Arizona Avenue, NW.

The applicant has cut down trees on the property in clear violation of the Tree and Slope Overlay that had been put into place for the area at the request of the residents of the Chain Bridge and University Terrace neighborhoods. It seems to me that in accepting the applicant's arguments, the BZA would be saying that no zoning regulations in this city make any difference if the applicant for a special exception has enough money or influence to challenge the regulations. What is the point of having regulations if the city does not enforce them? While the applicant has said that he had no knowledge of the overlay and the city, in its negligence, did issue him a permit, that does not mean that once alerted to the problem, that he does not have a responsibility to restore the landscape and build a house that fits within the regulations that pertain to this area.

As a resident of the Palisades, I am concerned that if this violation of the permit process is allowed to go unpunished that 1) the existing Tree and Slope Overlay will cease to be meaningful and 2) that no zoning regulations for the city will carry any weight with developers.

I can only hope that the Board of Zoning Adjustment will see fit to oppose the special exception that is being requested for this property.

Sincerely,

Cary Ridder

Cary Ridder

Case 16740
Exhibit 85

Board of Zoning Adjustment
District of Columbia
CASE NO.16740
EXHIBIT NO.85