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

Building and Land Regulation Administration
Office of the Zoning Administrator

May 24, 2001

MEMORANDUM

TO: Board of Zoning Adjustment

FROM: Michael D. Johnson
Zoning Administrator

SUBJECT: Proposed Addition located at premises 3409 Rodman Street, N.W., Lot(s) 24, in Square 1959, Zoned R-1-B

A 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 relief pursuant to Section 223.1 to allow establishment of a non-conforming side yard as set forth in Section 405.9 for a single family dwelling in the R-1-B Zone. (Section 3104.1)

MDJ/TB/ee

941 North Capitol Street, N.E., Suite 2700 Washington, DC 20002 Phone: (202) 442-4560 Fax: (202) 442-4871

BZA
Case No. 16750
Exhibit No. 2

Board of Zoning Adjustment
District of Columbia
CASE NO.16750
EXHIBIT NO.2

NOTES AND COMPUTATIONS

ADDRESS: **3409 Rodman Street, N.W.** LOT(S): **24** SQUARE: **1955**

ZONED: **R-1-B**

	REQUIRED	ALLOWED	PROVIDED	VARIANCE
LOT AREA	5,000 Sq. Ft.		4,632.5 Sq. Ft.	
LOT WIDTH	50'		54.50'	
LOT OCCUPANCY (40%)		1,853 Sq. Ft.	1,187.6 Sq. Ft. (25%)	
FLOOR AREA RATIO ()		N/P	N/P	
PARKING SPACES	N/A		Existing	
LOADING BERTHS	N/A		N/A	
FRONT YARD	N/P		N/A	
REAR YARD	25'		25'	
SIDE YARD	8' and 8'		8'+ and 5'	3'
COURT, OPEN	N/A		N/A	
COURT, CLOSED	N/A		N/A	