GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT

Office of the Director

September 28, 2001

MEMORANDUM

TO: Jerrily R. Kress, FAIA
Director
Board of Zoning Adjustment

FROM: Stanley Jackson
Acting Director

SUBJECT: Board of Zoning Adjustment Application No. 16765
Review of Special Exception Application for Expansion of Conforming Office Use in SP-2 District

Pursuant to Section 508.1 of the Zoning Regulations (DCMR Title 11), requiring Board of Zoning Adjustment (BZA) review of a non-profit organization office use in a SP-2 District, the Department of Housing and Community Development (DHCD) has reviewed the above referenced Board of Zoning Adjustment (BZA) application, visited the referenced project site location and has the following comments to make:

1. The existing building is used presently and will continue to used by the applicant, American Chemical Society, as a conforming non-profit organization office use in an SP-2 District;

2. The proposed addition is a one story glass and metal enclosure of an already existing paved patio located in the rear yard adjacent to a meeting room in the office building;

3. The proposed glass patio enclosure will allow increased use of the patio for office meeting uses and will permit expanded use of the adjacent meeting rooms located in the office building directly adjacent to the patio;

4. The landscaped tree screening of the patio will remain undisturbed and will screen the one story glass patio enclosure from the view of 16th Street NW; and

5. The special exception and variances should be granted because the one story glass patio enclosure is an non-intrusive expansion of an existing conforming office use in the SP-2 District complying with the requirements of Section 2001.3 (b).

BZA Case No. 16765 Exhibit No. 36

Board of Zoning Adjustment
District of Columbia
CASE NO.16765
EXHIBIT NO.36