Government of the District of Columbia

OFFICE OF ZONING

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MEMORANDUM

TO: Board of Zoning Adjustment

THRU: Jerrily R. Kress, FAIA
Director

FROM: Richard S. Nero, Jr. RSN
Special Assistant

DATE: October 9, 2001

RE: BZA Application No. 16803

The Applicant in the above-referenced case is seeking an area variance of 700 sq. ft. (25.9%) from the minimum 900 sq. ft. of lot area per unit requirement under section 401, in order to convert an existing flat into a multiple (3 unit) dwelling in the R-4 District. The Applicant also seeks a variance of one space from the off-street parking requirements. The use is credited with one parking space. Variances are not needed from the lot occupancy and rear yard requirements as noted on the Zoning Administrator's Numerical Analysis and Notes sheet as these represent existing conditions.

BZA
Case No. 16803
Exhibit No. 21

Board of Zoning Adjustment
District of Columbia
CASE NO.16803
EXHIBIT NO.21