GOVERNMENT OF THE DISTRICT OF COLUMBIA
OFFICE OF PLANNING

★ ★ ★

Office of the Director

RECEIVED
D.C. OFFICE OF ZONING
2004 DEC 14 PM 5:03

Memorandum

TO: Board of Zoning Adjustment

FROM: Andrew Altman, Director
Office of Planning

DATE: December 10, 2004

SUBJECT: BZA Application 17122 – Freedom Forum, Inc.
555 Pennsylvania Avenue, N.W. (Square 491, Lot 826 and 831)
Request for Modification

APPLICATION

Freedom Forum, Inc. is requesting modifications to plans approved as part of BZA Order 17122 to allow the reconfiguration of the roof structures on the residential portion of the building. The modifications will result in the reduction from three to two structures and a reduction in the setback on the south side of the roof.

RECOMMENDATION

Special Exception relief was granted under Section 411.11 for multiple roof structures that do not meet the required setbacks on the residential bar. The original proposal was to have three structures with a reduced setback of five feet-eight inches. The Office of Planning (OP) has reviewed the requested modifications to the approved plans that would result in two roof structures with no setback from the southern interior wall and believes that the proposed modifications are in harmony with the general purpose and intent of Section 411. The modifications will not adversely affect the use of neighboring property and meet the burden of proof of a special exception, 11DCMR §3104. OP therefore recommends **approval** of the requested modifications.

AA/mbr

BZA
Case No. 17122
Exhibit No. 36

Board of Zoning Adjustment
District of Columbia
CASE NO. 17122
EXHIBIT NO. 36