GOVERNMENT OF THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT

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FEB 1 2 2004

Anne Page Chiapella
5126 Nebraska Avenue, N.W.
Washington, D.C. 20008

Re: BZA Appeal No. 17127
(5111 Connecticut Avenue, N.W.)

Dear Ms. Chiapella:

You are hereby notified to appear before the Board of Zoning Adjustment on Tuesday, April 13, 2004, at 441 4th Street, N.W., Suite 220, Washington, D.C., 20001 for a public hearing concerning the following appeal:

> **Appeal of Nebraska Avenue Neighborhood Association**, pursuant to 11 DCMR §§ 3100 and 3101, from the administrative decision of the Acting Zoning Administrator, Department of Consumer and Regulatory Affairs (DCRA) for the issuance of multiple building permits, allowing the construction of a community residence facility (assisted living facility). Appellant alleges that DCRA erred by issuing the building permits as the under construction building is in violation of several zoning requirements including rear yard, FAR, roof structure, building height, parking, operating without a certificate of occupancy, etc. The subject property is located in the R-2 and R-5-B Districts at remises 5111 Connecticut Avenue, N.W. (Square 1989, Lot 162).

This case will be heard between 1:00 p.m. and 6:00 p.m.

You should be aware that items may be submitted to the Board by other individuals, organizations and government agencies both in support of and in opposition to your appeal. Approximately one week prior to the public hearing, you should review the file in your appeal so that you are prepared to respond to any issues that may be raised regarding your appeal. Further, if you are not clear about what information you must present to the Board in support of your appeal, please contact the Office of Zoning as soon as possible.

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District of Columbia
CASE NO. 17127
EXHIBIT NO. 10

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If you have any questions or require any additional information, feel free to call the Office of Zoning at (202) 727-6311.

Sincerely,

JERRILY R. KRESS, FAIA
Director

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