Julie B. Rottenberg
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September 10, 2004

BY FEDERAL EXPRESS

Board of Zoning Adjustment
441 4th Street, NW
Suite 210-S
Washington, DC 20001

Re: 925 North Carolina Ave, SE, BZA# 17203

Dear Board of Zoning Adjustment:

I am writing in support of my neighbor's above referenced application for a special exception. I understand that this special exception will be considered at a hearing on September 14, 2004.

I live at 109 10th Street, SE, the property that is directly adjacent to 925 North Carolina to the south. I have reviewed the proposed plans for the addition. The proposed addition will be directly behind my house. I have two 2nd floor windows that look at the new addition. Both windows are hallway windows in my home. The addition will have a 7'6" setback from my home, which I believe is sufficient to allow air and light to my windows.

I do not believe that the addition will have a substantial adverse affect on the privacy, use or enjoyment my property. I believe the addition will improve the street frontage. Currently, the open space is more of a "gap" in the street frontage and the addition will add to the character, scale, and pattern of houses along the street.

Overall, I think the addition is well designed, aesthetically pleasing and sensitive to the architecture of the existing home and the character of the block. I therefore support the special exception.

Sincerely,

Julie B. Rottenberg

BZA
Case No. 17203
Exhibit No. 26

Board of Zoning Adjustment
District of Columbia
CASE NO. 17203
EXHIBIT NO. 26