To The District of Columbia Board of Zoning Adjustment:

I, Mary (FIRST NAME) Wilkins-Lee (LAST NAME),

owner of property at 1416 Kearny St. N.E. (ADDRESS),

support the application in case #17213 for a variance from the lot area, lot width, and side-yard requirements of sections 401 and 405, to permit the construction of a single family dwelling at 1408 ½ Kearney St., NE, Washington, DC (Square 4011, Lot 816). My property is located within 200 feet of the property at 1408 ½ Kearney St., NE. I agree with the reasons stated in the attached "HEARING NOTICE SUMMARY", which addresses the burden of proof requirements for the variance application. I ask the Board of Zoning Adjustment to approve the variance application.

Sincerely,

Mary Wilkins-Lee (SIGNATURE) 10/1/04 (DATE)

BZA
Case No. 17213
Exhibit No. 26

Board of Zoning Adjustment
District of Columbia
CASE NO. 17213
EXHIBIT NO. 26

(D.C. BZA Case # 17213)

HEARING NOTICE SUMMARY

THE OWNER WANTS TO CONSTRUCT A HOUSE ON LOT 816, SQUARE 4011, THE LOT BETWEEN 1408 & 1410 KEARNY ST., NE. THE LOT PREDATES THE 1958 INSTITUTION OF THE ZONING REGULATIONS AND IS 34.5' WIDE x 100.0' DEEP TOTALING 3,450 SQUARE FEET IN AREA. AS SUCH, IT DOES NOT MEET THE PRESENT ZONING REQUIREMENTS OF 5,000 SQ.FT. MINIMUM AREA AND 50' LOT WIDTH MINIMUM FOR CONSTRUCTION. THESE ARE TWO OF THE REQUIREMENTS THAT THE OWNER WOULD LIKE RELIEF FROM.

THE OWNER WANTS RELIEF FROM THE SIDE YARD SETBACKS AS WELL. THE REQUIRED SIDE YARD SETBACKS ARE 8' ON EACH SIDE. WITH THE LOT WIDTH OF 34.5', THIS LEAVES ONLY 18.5' AVAILABLE FOR THE WIDTH OF ANY HOUSE.

THE ADJOINING LOT AT 1408 KEARNY ST., NE HAS THE SAME DIMENSIONS & SIZE AS THIS LOT. 1408 KEARNY ST., NE ALSO HAS A HOUSE BUILT CIRCA THE 1920'S THAT IS 24' IN WIDTH LEAVING SIDE YARD SETBACKS OF APPROXIMATELY 5' & 5.5'. TWO OTHER FREE STANDING HOMES, ON THE SAME SIDE OF THE STREET, WITH WIDTHS OF 22'± & 23'± SIT ON LOTS WITH WIDTHS OF 33.98' EACH AND ALSO DO NOT MEET THE PRESENT 8' SIDE YARD SETBACK REQUIREMENTS.

DISTRICT OF COLUMBIA
NO. 20051
REGISTERED
ARCHITECT

SINCE THE OWNER IS ASKING FOR THESE VARIANCES FOR THE CONSTRUCTION OF A DETACHED SINGLE FAMILY HOME, A USE & IN A CONFIGURATION CONSISTENT WITH THE HOMES & LOTS ALREADY ON THE BLOCK, THE GRANTING OF THESE VARIANCES SHOULD HAVE NO ADVERSE IMPACT ON THE NIEGHBORHOOD WITH RBGARD TO TRAFFIC, NOISE, LIGHTING, ETC.

ONE ON SITE PARKING SPACE WILL BE PROVIDED IN A GARAGE IN THE BASEMENT. PRESENTLY THERE IS NO SHORTAGE OF ON STREET PARKING ON THE BLOCK. THE HOME IS BEING BUILT FOR A SINGLE FAMILY, AGAIN, CONSISTANT WITH THE OTHER HOMES ON THE BLOCK.

THE GRANTING OF THIS APPLICATION WOULD NOT BE INCONSISTENT WITH THE GENERAL INTENT & PURPOSE OF THE ZONING REGULATIONS SINCE THE PRESENT ZONING INTENDS TO MAINTAIN THE EXISTING RESIDENTIAL CHARACTER OF THE STREET. THE HOME PROPOSED MAINTAINS AND REINFORCES THE EXISTING USE (SINGLE FAMILY RESIDENTIAL) AND FORM (FRONT PORCH, GABLE ROOF, CLAPBOARD SIDING, ETC.) OF STRUCTURES ALREADY ON THE BLOCK.

DISTRICT OF COLUMBIA
JERALD L. CLARK
NO. 7061
REGISTERED
REGISTERED ARCHITECT

To The District of Columbia Board of Zoning Adjustment:

I, Michelle (FIRST NAME) Brandy (LAST NAME),

owner of property at 1422 Kearny St. NE DC (ADDRESS),

support the application in case #17213 for a variance from the lot area, lot width, and side-yard requirements of sections 401 and 405, to permit the construction of a single family dwelling at 1408 ½ Kearney St., NE, Washington, DC (Square 4011, Lot 816). My property is located within 200 feet of the property at 1408 ½ Kearney St., NE. I agree with the reasons stated in the attached "HEARING NOTICE SUMMARY", which addresses the burden of proof requirements for the variance application. I ask the Board of Zoning Adjustment to approve the variance application.

Sincerely,

Michelle Brandy
SIGNATURE

10/03/04
DATE

(D.C. BZA Case # 17213)

HEARING NOTICE SUMMARY

THE OWNER WANTS TO CONSTRUCT A HOUSE ON LOT 816, SQUARE 4011, THE LOT BETWEEN 1408 & 1410 KEARNY ST., NE. THE LOT PREDATES THE 1958 INSTITUTION OF THE ZONING REGULATIONS AND IS 34.5' WIDE x 100.0' DEEP TOTALING 3,450 SQUARE FEET IN AREA. AS SUCH, IT DOES NOT MEET THE PRESENT ZONING REQUIREMENTS OF 5,000 SQ.FT. MINIMUM AREA AND 50' LOT WIDTH MINIMUM FOR CONSTRUCTION. THESE ARE TWO OF THE REQUIREMENTS THAT THE OWNER WOULD LIKE RELIEF FROM.

THE OWNER WANTS RELIEF FROM THE SIDE YARD SETBACKS AS WELL. THE REQUIRED SIDE YARD SETBACKS ARE 8' ON EACH SIDE. WITH THE LOT WIDTH OF 34.5', THIS LEAVES ONLY 18.5' AVAILABLE FOR THE WIDTH OF ANY HOUSE.

THE ADJOINING LOT AT 1408 KEARNY ST., NE HAS THE SAME DIMENSIONS & SIZE AS THIS LOT. 1408 KEARNY ST., NE ALSO HAS A HOUSE BUILT CIRCA THE 1920'S THAT IS 24' IN WIDTH LEAVING SIDE YARD SETBACKS OF APPROXIMATELY 5' & 5.5'. TWO OTHER FREE STANDING HOMES, ON THE SAME SIDE OF THE STREET, WITH WIDTHS OF 22'± & 23'± SIT ON LOTS WITH WIDTHS OF 33.98' EACH AND ALSO DO NOT MEET THE PRESENT 8' SIDE YARD SETBACK REQUIREMENTS.

DISTRICT OF COLUMBIA
NO. 20001
REGISTERED ARCHITECT

SINCE THE OWNER IS ASKING FOR THESE VARIANCES FOR THE CONSTRUCTION OF A DETACHED SINGLE FAMILY HOME, A USE & IN A CONFIGURATION CONSISTENT WITH THE HOMES & LOTS ALREADY ON THE BLOCK, THE GRANTING OF THESE VARIANCES SHOULD HAVE NO ADVERSE IMPACT ON THE NIEGHBORHOOD WITH RBGARD TO TRAFFIC, NOISE, LIGHTING, ETC.

ONE ON SITE PARKING SPACE WILL BE PROVIDED IN A GARAGE IN THE BASEMENT. PRESENTLY THERE IS NO SHORTAGE OF ON STREET PARKING ON THE BLOCK. THE HOME IS BEING BUILT FOR A SINGLE FAMILY, AGAIN, CONSISTANT WITH THE OTHER HOMES ON THE BLOCK.

THE GRANTING OF THIS APPLICATION WOULD NOT BE INCONSISTENT WITH THE GENERAL INTENT & PURPOSE OF THE ZONING REGULATIONS SINCE THE PRESENT ZONING INTENDS TO MAINTAIN THE EXISTING RESIDENTIAL CHARACTER OF THE STREET. THE HOME PROPOSED MAINTAINS AND REINFORCES THE EXISTING USE (SINGLE FAMILY RESIDENTIAL) AND FORM (FRONT PORCH, GABLE ROOF, CLAPBOARD SIDING, ETC.) OF STRUCTURES ALREADY ON THE BLOCK.

DISTRICT OF COLUMBIA
GERALD L. CLARK
NO 2061
REGISTERED
REGISTERED ARCHITECT

To The District of Columbia Board of Zoning Adjustment:

I, Claudia Roberts,
FIRST NAME LAST NAME

owner of property at 1424 Kearney St NE,
ADDRESS

support the application in case #17213 for a variance from the lot area, lot width, and side-yard requirements of sections 401 and 405, to permit the construction of a single family dwelling at 1408 ½ Kearney St., NE, Washington, DC (Square 4011, Lot 816). My property is located within 200 feet of the property at 1408 ½ Kearney St., NE. I agree with the reasons stated in the attached "HEARING NOTICE SUMMARY", which addresses the burden of proof requirements for the variance application. I ask the Board of Zoning Adjustment to approve the variance application.

Sincerely,

SIGNATURE

9/3/09
DATE

(D.C. BZA Case # 17213)

HEARING NOTICE SUMMARY

THE OWNER WANTS TO CONSTRUCT A HOUSE ON LOT 816, SQUARE 4011, THE LOT BETWEEN 1408 & 1410 KEARNY ST., NE. THE LOT PREDATES THE 1958 INSTITUTION OF THE ZONING REGULATIONS AND IS 34.5' WIDE x 100.0' DEEP TOTALING 3,450 SQUARE FEET IN AREA. AS SUCH, IT DOES NOT MEET THE PRESENT ZONING REQUIREMENTS OF 5,000 SQ.FT. MINIMUM AREA AND 50' LOT WIDTH MINIMUM FOR CONSTRUCTION. THESE ARE TWO OF THE REQUIREMENTS THAT THE OWNER WOULD LIKE RELIEF FROM.

THE OWNER WANTS RELIEF FROM THE SIDE YARD SETBACKS AS WELL. THE REQUIRED SIDE YARD SETBACKS ARE 8' ON EACH SIDE. WITH THE LOT WIDTH OF 34.5', THIS LEAVES ONLY 18.5' AVAILABLE FOR THE WIDTH OF ANY HOUSE.

THE ADJOINING LOT AT 1408 KEARNY ST., NE HAS THE SAME DIMENSIONS & SIZE AS THIS LOT. 1408 KEARNY ST., NE ALSO HAS A HOUSE BUILT CIRCA THE 1920'S THAT IS 24' IN WIDTH LEAVING SIDE YARD SETBACKS OF APPROXIMATELY 5' & 5.5'. TWO OTHER FREE STANDING HOMES, ON THE SAME SIDE OF THE STREET, WITH WIDTHS OF 22'± & 23'± SIT ON LOTS WITH WIDTHS OF 33.98' EACH AND ALSO DO NOT MEET THE PRESENT 8' SIDE YARD SETBACK REQUIREMENTS.

DISTRICT OF COLUMBIA
REGISTERED ARCHITECT

SINCE THE OWNER IS ASKING FOR THESE VARIANCES FOR THE CONSTRUCTION OF A DETACHED SINGLE FAMILY HOME, A USE & IN A CONFIGURATION CONSISTENT WITH THE HOMES & LOTS ALREADY ON THE BLOCK, THE GRANTING OF THESE VARIANCES SHOULD HAVE NO ADVERSE IMPACT ON THE NIEGHBORHOOD WITH RBGARD TO TRAFFIC, NOISE, LIGHTING, ETC.

ONE ON SITE PARKING SPACE WILL BE PROVIDED IN A GARAGE IN THE BASEMENT. PRESENTLY THERE IS NO SHORTAGE OF ON STREET PARKING ON THE BLOCK. THE HOME IS BEING BUILT FOR A SINGLE FAMILY, AGAIN, CONSISTANT WITH THE OTHER HOMES ON THE BLOCK.

THE GRANTING OF THIS APPLICATION WOULD NOT BE INCONSISTENT WITH THE GENERAL INTENT & PURPOSE OF THE ZONING REGULATIONS SINCE THE PRESENT ZONING INTENDS TO MAINTAIN THE EXISTING RESIDENTIAL CHARACTER OF THE STREET. THE HOME PROPOSED MAINTAINS AND REINFORCES THE EXISTING USE (SINGLE FAMILY RESIDENTIAL) AND FORM (FRONT PORCH, GABLE ROOF, CLAPBOARD SIDING, ETC.) OF STRUCTURES ALREADY ON THE BLOCK.

DISTRICT OF COLUMBIA
GERALD I. CLARK
NO 2061
REGISTERED
REGISTERED ARCHITECT

To The District of Columbia Board of Zoning Adjustment:

I, ANDREW G JANET A SIMON,
FIRST NAME LAST NAME

owner of property at 1412 KEARNEY ST NE,
ADDRESS

support the application in case #17213 for a variance from the lot area, lot width, and side-yard requirements of sections 401 and 405, to permit the construction of a single family dwelling at 1408 ½ Kearney St., NE, Washington, DC (Square 4011, Lot 816). My property is located within 200 feet of the property at 1408 ½ Kearney St., NE. I agree with the reasons stated in the attached "HEARING NOTICE SUMMARY", which addresses the burden of proof requirements for the variance application. I ask the Board of Zoning Adjustment to approve the variance application.

Sincerely,

Andrew G Sim — 10-3-04
SIGNATURE DATE

Janet A. Simon (Koddenz) — 10/3/04

(D.C. BZA Case # 17213)

HEARING NOTICE SUMMARY

THE OWNER WANTS TO CONSTRUCT A HOUSE ON LOT 816, SQUARE 4011, THE LOT BETWEEN 1408 & 1410 KEARNY ST., NE. THE LOT PREDATES THE 1958 INSTITUTION OF THE ZONING REGULATIONS AND IS 34.5' WIDE x 100.0' DEEP TOTALING 3,450 SQUARE FEET IN AREA. AS SUCH, IT DOES NOT MEET THE PRESENT ZONING REQUIREMENTS OF 5,000 SQ.FT. MINIMUM AREA AND 50' LOT WIDTH MINIMUM FOR CONSTRUCTION. THESE ARE TWO OF THE REQUIREMENTS THAT THE OWNER WOULD LIKE RELIEF FROM.

THE OWNER WANTS RELIEF FROM THE SIDE YARD SETBACKS AS WELL. THE REQUIRED SIDE YARD SETBACKS ARE 8' ON EACH SIDE. WITH THE LOT WIDTH OF 34.5', THIS LEAVES ONLY 18.5' AVAILABLE FOR THE WIDTH OF ANY HOUSE.

THE ADJOINING LOT AT 1408 KEARNY ST., NE HAS THE SAME DIMENSIONS & SIZE AS THIS LOT. 1408 KEARNY ST., NE ALSO HAS A HOUSE BUILT CIRCA THE 1920'S THAT IS 24' IN WIDTH LEAVING SIDE YARD SETBACKS OF APPROXIMATELY 5' & 5.5'. TWO OTHER FREE STANDING HOMES, ON THE SAME SIDE OF THE STREET, WITH WIDTHS OF 22'± & 23'± SIT ON LOTS WITH WIDTHS OF 33.98' EACH AND ALSO DO NOT MEET THE PRESENT 8' SIDE YARD SETBACK REQUIREMENTS.

DISTRICT OF COLUMBIA
REGISTERED
NO. 20
ARCHITECT

SINCE THE OWNER IS ASKING FOR THESE VARIANCES FOR THE CONSTRUCTION OF A DETACHED SINGLE FAMILY HOME, A USE & IN A CONFIGURATION CONSISTENT WITH THE HOMES & LOTS ALREADY ON THE BLOCK, THE GRANTING OF THESE VARIANCES SHOULD HAVE NO ADVERSE IMPACT ON THE NIEGHBORHOOD WITH RBGARD TO TRAFFIC, NOISE, LIGHTING, ETC.

ONE ON SITE PARKING SPACE WILL BE PROVIDED IN A GARAGE IN THE BASEMENT. PRESENTLY THERE IS NO SHORTAGE OF ON STREET PARKING ON THE BLOCK. THE HOME IS BEING BUILT FOR A SINGLE FAMILY, AGAIN, CONSISTANT WITH THE OTHER HOMES ON THE BLOCK.

THE GRANTING OF THIS APPLICATION WOULD NOT BE INCONSISTENT WITH THE GENERAL INTENT & PURPOSE OF THE ZONING REGULATIONS SINCE THE PRESENT ZONING INTENDS TO MAINTAIN THE EXISTING RESIDENTIAL CHARACTER OF THE STREET. THE HOME PROPOSED MAINTAINS AND REINFORCES THE EXISTING USE (SINGLE FAMILY RESIDENTIAL) AND FORM (FRONT PORCH, GABLE ROOF, CLAPBOARD SIDING, ETC.) OF STRUCTURES ALREADY ON THE BLOCK.

DISTRICT OF COLUMBIA
GERALD L. CLARK
NO. 2051
REGISTERED
REGISTERED ARCHITECT

To The District of Columbia Board of Zoning Adjustment:

I, Theodore A. Bell,
FIRST NAME LAST NAME

owner of property at 1407 Kearney St, N.E.,
ADDRESS

support the application in case #17213 for a variance from the lot area, lot width, and side-yard requirements of sections 401 and 405, to permit the construction of a single family dwelling at 1408 ½ Kearney St., NE, Washington, DC (Square 4011, Lot 816). My property is located within 200 feet of the property at 1408 ½ Kearney St., NE. I agree with the reasons stated in the attached "HEARING NOTICE SUMMARY", which addresses the burden of proof requirements for the variance application. I ask the Board of Zoning Adjustment to approve the variance application.

Sincerely,

Theodore A. Bell — 10-1-04
SIGNATURE DATE

(D.C. BZA Case # 17213)

HEARING NOTICE SUMMARY

THE OWNER WANTS TO CONSTRUCT A HOUSE ON LOT 816, SQUARE 4011, THE LOT BETWEEN 1408 & 1410 KEARNY ST., NE. THE LOT PREDATES THE 1958 INSTITUTION OF THE ZONING REGULATIONS AND IS 34.5' WIDE x 100.0' DEEP TOTALING 3,450 SQUARE FEET IN AREA. AS SUCH, IT DOES NOT MEET THE PRESENT ZONING REQUIREMENTS OF 5,000 SQ.FT. MINIMUM AREA AND 50' LOT WIDTH MINIMUM FOR CONSTRUCTION. THESE ARE TWO OF THE REQUIREMENTS THAT THE OWNER WOULD LIKE RELIEF FROM.

THE OWNER WANTS RELIEF FROM THE SIDE YARD SETBACKS AS WELL. THE REQUIRED SIDE YARD SETBACKS ARE 8' ON EACH SIDE. WITH THE LOT WIDTH OF 34.5', THIS LEAVES ONLY 18.5' AVAILABLE FOR THE WIDTH OF ANY HOUSE.

THE ADJOINING LOT AT 1408 KEARNY ST., NE HAS THE SAME DIMENSIONS & SIZE AS THIS LOT. 1408 KEARNY ST., NE ALSO HAS A HOUSE BUILT CIRCA THE 1920'S THAT IS 24' IN WIDTH LEAVING SIDE YARD SETBACKS OF APPROXIMATELY 5' & 5.5'. TWO OTHER FREE STANDING HOMES, ON THE SAME SIDE OF THE STREET, WITH WIDTHS OF 22'± & 23'± SIT ON LOTS WITH WIDTHS OF 33.98' EACH AND ALSO DO NOT MEET THE PRESENT 8' SIDE YARD SETBACK REQUIREMENTS.

DISTRICT OF COLUMBIA
REGISTERED ARCHITECT

SINCE THE OWNER IS ASKING FOR THESE VARIANCES FOR THE CONSTRUCTION OF A DETACHED SINGLE FAMILY HOME, A USE & IN A CONFIGURATION CONSISTENT WITH THE HOMES & LOTS ALREADY ON THE BLOCK, THE GRANTING OF THESE VARIANCES SHOULD HAVE NO ADVERSE IMPACT ON THE NIEGHBORHOOD WITH RGARD TO TRAFFIC, NOISE, LIGHTING, ETC.

ONE ON SITE PARKING SPACE WILL BE PROVIDED IN A GARAGE IN THE BASEMENT. PRESENTLY THERE IS NO SHORTAGE OF ON STREET PARKING ON THE BLOCK. THE HOME IS BEING BUILT FOR A SINGLE FAMILY, AGAIN, CONSISTANT WITH THE OTHER HOMES ON THE BLOCK.

THE GRANTING OF THIS APPLICATION WOULD NOT BE INCONSISTENT WITH THE GENERAL INTENT & PURPOSE OF THE ZONING REGULATIONS SINCE THE PRESENT ZONING INTENDS TO MAINTAIN THE EXISTING RESIDENTIAL CHARACTER OF THE STREET. THE HOME PROPOSED MAINTAINS AND REINFORCES THE EXISTING USE (SINGLE FAMILY RESIDENTIAL) AND FORM (FRONT PORCH, GABLE ROOF, CLAPBOARD SIDING, ETC.) OF STRUCTURES ALREADY ON THE BLOCK.



To The District of Columbia Board of Zoning Adjustment:

I, Laura & Craig Vpdyke,
FIRST NAME LAST NAME

owner of property at 1441 Kearney St, NE,
ADDRESS

support the application in case #17213 for a variance from the lot area, lot width, and side-yard requirements of sections 401 and 405, to permit the construction of a single family dwelling at 1408 ½ Kearney St., NE, Washington, DC (Square 4011, Lot 816). My property is located within 200 feet of the property at 1408 ½ Kearney St., NE. I agree with the reasons stated in the attached "HEARING NOTICE SUMMARY", which addresses the burden of proof requirements for the variance application. I ask the Board of Zoning Adjustment to approve the variance application.

Sincerely,

SIGNATURE

10-1-04
DATE

(D.C. BZA Case # 17213)

HEARING NOTICE SUMMARY

THE OWNER WANTS TO CONSTRUCT A HOUSE ON LOT 816, SQUARE 4011, THE LOT BETWEEN 1408 & 1410 KEARNY ST., NE. THE LOT PREDATES THE 1958 INSTITUTION OF THE ZONING REGULATIONS AND IS 34.5' WIDE x 100.0' DEEP TOTALING 3,450 SQUARE FEET IN AREA. AS SUCH, IT DOES NOT MEET THE PRESENT ZONING REQUIREMENTS OF 5,000 SQ.FT. MINIMUM AREA AND 50' LOT WIDTH MINIMUM FOR CONSTRUCTION. THESE ARE TWO OF THE REQUIREMENTS THAT THE OWNER WOULD LIKE RELIEF FROM.

THE OWNER WANTS RELIEF FROM THE SIDE YARD SETBACKS AS WELL. THE REQUIRED SIDE YARD SETBACKS ARE 8' ON EACH SIDE. WITH THE LOT WIDTH OF 34.5', THIS LEAVES ONLY 18.5' AVAILABLE FOR THE WIDTH OF ANY HOUSE.

THE ADJOINING LOT AT 1408 KEARNY ST., NE HAS THE SAME DIMENSIONS & SIZE AS THIS LOT. 1408 KEARNY ST., NE ALSO HAS A HOUSE BUILT CIRCA THE 1920'S THAT IS 24' IN WIDTH LEAVING SIDE YARD SETBACKS OF APPROXIMATELY 5' & 5.5'. TWO OTHER FREE STANDING HOMES, ON THE SAME SIDE OF THE STREET, WITH WIDTHS OF 22'± & 23'± SIT ON LOTS WITH WIDTHS OF 33.98' EACH AND ALSO DO NOT MEET THE PRESENT 8' SIDE YARD SETBACK REQUIREMENTS.

DISTRICT OF COLUMBIA
NO. 7001
REGISTERED ARCHITECT

SINCE THE OWNER IS ASKING FOR THESE VARIANCES FOR THE CONSTRUCTION OF A DETACHED SINGLE FAMILY HOME, A USE & IN A CONFIGURATION CONSISTENT WITH THE HOMES & LOTS ALREADY ON THE BLOCK, THE GRANTING OF THESE VARIANCES SHOULD HAVE NO ADVERSE IMPACT ON THE NIEGHBORHOOD WITH RBGARD TO TRAFFIC, NOISE, LIGHTING, ETC.

ONE ON SITE PARKING SPACE WILL BE PROVIDED IN A GARAGE IN THE BASEMENT. PRESENTLY THERE IS NO SHORTAGE OF ON STREET PARKING ON THE BLOCK. THE HOME IS BEING BUILT FOR A SINGLE FAMILY, AGAIN, CONSISTANT WITH THE OTHER HOMES ON THE BLOCK.

THE GRANTING OF THIS APPLICATION WOULD NOT BE INCONSISTENT WITH THE GENERAL INTENT & PURPOSE OF THE ZONING REGULATIONS SINCE THE PRESENT ZONING INTENDS TO MAINTAIN THE EXISTING RESIDENTIAL CHARACTER OF THE STREET. THE HOME PROPOSED MAINTAINS AND REINFORCES THE EXISTING USE (SINGLE FAMILY RESIDENTIAL) AND FORM (FRONT PORCH, GABLE ROOF, CLAPBOARD SIDING, ETC.) OF STRUCTURES ALREADY ON THE BLOCK.



To The District of Columbia Board of Zoning Adjustment:

I, Lillie Mae Norwell Barr,
FIRST NAME LAST NAME

owner of property at 1401 Kearney Street NE,
ADDRESS

support the application in case #17213 for a variance from the lot area, lot width, and side-yard requirements of sections 401 and 405, to permit the construction of a single family dwelling at 1408 ½ Kearney St., NE, Washington, DC (Square 4011, Lot 816). My property is located within 200 feet of the property at 1408 ½ Kearney St., NE. I agree with the reasons stated in the attached "HEARING NOTICE SUMMARY", which addresses the burden of proof requirements for the variance application. I ask the Board of Zoning Adjustment to approve the variance application.

Sincerely,

Lillie Mae Barr — 10-1-04
SIGNATURE DATE

(D.C. BZA Case # 17213)

HEARING NOTICE SUMMARY

THE OWNER WANTS TO CONSTRUCT A HOUSE ON LOT 816, SQUARE 4011, THE LOT BETWEEN 1408 & 1410 KEARNY ST., NE. THE LOT PREDATES THE 1958 INSTITUTION OF THE ZONING REGULATIONS AND IS 34.5' WIDE x 100.0' DEEP TOTALING 3,450 SQUARE FEET IN AREA. AS SUCH, IT DOES NOT MEET THE PRESENT ZONING REQUIREMENTS OF 5,000 SQ.FT. MINIMUM AREA AND 50' LOT WIDTH MINIMUM FOR CONSTRUCTION. THESE ARE TWO OF THE REQUIREMENTS THAT THE OWNER WOULD LIKE RELIEF FROM.

THE OWNER WANTS RELIEF FROM THE SIDE YARD SETBACKS AS WELL. THE REQUIRED SIDE YARD SETBACKS ARE 8' ON EACH SIDE. WITH THE LOT WIDTH OF 34.5', THIS LEAVES ONLY 18.5' AVAILABLE FOR THE WIDTH OF ANY HOUSE.

THE ADJOINING LOT AT 1408 KEARNY ST., NE HAS THE SAME DIMENSIONS & SIZE AS THIS LOT. 1408 KEARNY ST., NE ALSO HAS A HOUSE BUILT CIRCA THE 1920's THAT IS 24' IN WIDTH LEAVING SIDE YARD SETBACKS OF APPROXIMATELY 5' & 5.5'. TWO OTHER FREE STANDING HOMES, ON THE SAME SIDE OF THE STREET, WITH WIDTHS OF 22'± & 23'± SIT ON LOTS WITH WIDTHS OF 33.98' EACH AND ALSO DO NOT MEET THE PRESENT 8' SIDE YARD SETBACK REQUIREMENTS.

DISTRICT OF COLUMBIA
REGISTERED
ARCHITECT

SINCE THE OWNER IS ASKING FOR THESE VARIANCES FOR THE CONSTRUCTION OF A DETACHED SINGLE FAMILY HOME, A USE & IN A CONFIGURATION CONSISTENT WITH THE HOMES & LOTS ALREADY ON THE BLOCK, THE GRANTING OF THESE VARIANCES SHOULD HAVE NO ADVERSE IMPACT ON THE NIEGHBORHOOD WITH RBGARD TO TRAFFIC, NOISE, LIGHTING, ETC.

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DISTRICT OF COLUMBIA
JERALD L. CLARK
NO. 2061
REGISTERED ARCHITECT

To The District of Columbia Board of Zoning Adjustment:

I, Birdie M. McKay,
FIRST NAME LAST NAME

owner of property at 1400 Jackson St., NE,
ADDRESS

support the application in case #17213 for a variance from the lot area, lot width, and side-yard requirements of sections 401 and 405, to permit the construction of a single family dwelling at 1408 ½ Kearney St., NE, Washington, DC (Square 4011, Lot 816). My property is located within 200 feet of the property at 1408 ½ Kearney St., NE. I agree with the reasons stated in the attached "HEARING NOTICE SUMMARY", which addresses the burden of proof requirements for the variance application. I ask the Board of Zoning Adjustment to approve the variance application.

Sincerely,

Birdie M. McKay 10/03/04
SIGNATURE DATE

(D.C. BZA Case # 17213)

HEARING NOTICE SUMMARY

THE OWNER WANTS TO CONSTRUCT A HOUSE ON LOT 816, SQUARE 4011, THE LOT BETWEEN 1408 & 1410 KEARNY ST., NE. THE LOT PREDATES THE 1958 INSTITUTION OF THE ZONING REGULATIONS AND IS 34.5' WIDE x 100.0' DEEP TOTALING 3,450 SQUARE FEET IN AREA. AS SUCH, IT DOES NOT MEET THE PRESENT ZONING REQUIREMENTS OF 5,000 SQ.FT. MINIMUM AREA AND 50' LOT WIDTH MINIMUM FOR CONSTRUCTION. THESE ARE TWO OF THE REQUIREMENTS THAT THE OWNER WOULD LIKE RELIEF FROM.

THE OWNER WANTS RELIEF FROM THE SIDE YARD SETBACKS AS WELL. THE REQUIRED SIDE YARD SETBACKS ARE 8' ON EACH SIDE. WITH THE LOT WIDTH OF 34.5', THIS LEAVES ONLY 18.5' AVAILABLE FOR THE WIDTH OF ANY HOUSE.

THE ADJOINING LOT AT 1408 KEARNY ST., NE HAS THE SAME DIMENSIONS & SIZE AS THIS LOT. 1408 KEARNY ST., NE ALSO HAS A HOUSE BUILT CIRCA THE 1920'S THAT IS 24' IN WIDTH LEAVING SIDE YARD SETBACKS OF APPROXIMATELY 5' & 5.5'. TWO OTHER FREE STANDING HOMES, ON THE SAME SIDE OF THE STREET, WITH WIDTHS OF 22'± & 23'± SIT ON LOTS WITH WIDTHS OF 33.98' EACH AND ALSO DO NOT MEET THE PRESENT 8' SIDE YARD SETBACK REQUIREMENTS.

DISTRICT OF COLUMBIA
NO. 20[illegible]
REGISTERED
ARCHITECT

SINCE THE OWNER IS ASKING FOR THESE VARIANCES FOR THE CONSTRUCTION OF A DETACHED SINGLE FAMILY HOME, A USE & IN A CONFIGURATION CONSISTENT WITH THE HOMES & LOTS ALREADY ON THE BLOCK, THE GRANTING OF THESE VARIANCES SHOULD HAVE NO ADVERSE IMPACT ON THE NIEGHBORHOOD WITH REGARD TO TRAFFIC, NOISE, LIGHTING, ETC.

ONE ON SITE PARKING SPACE WILL BE PROVIDED IN A GARAGE IN THE BASEMENT. PRESENTLY THERE IS NO SHORTAGE OF ON STREET PARKING ON THE BLOCK. THE HOME IS BEING BUILT FOR A SINGLE FAMILY, AGAIN, CONSISTANT WITH THE OTHER HOMES ON THE BLOCK.

THE GRANTING OF THIS APPLICATION WOULD NOT BE INCONSISTENT WITH THE GENERAL INTENT & PURPOSE OF THE ZONING REGULATIONS SINCE THE PRESENT ZONING INTENDS TO MAINTAIN THE EXISTING RESIDENTIAL CHARACTER OF THE STREET. THE HOME PROPOSED MAINTAINS AND REINFORCES THE EXISTING USE (SINGLE FAMILY RESIDENTIAL) AND FORM (FRONT PORCH, GABLE ROOF, CLAPBOARD SIDING, ETC.) OF STRUCTURES ALREADY ON THE BLOCK.

DISTRICT OF COLUMBIA
JERALD L. CLARK
NO. 7061
REGISTERED
REGISTERED ARCHITECT

To The District of Columbia Board of Zoning Adjustment:

I, Angela (FIRST NAME) Preston (LAST NAME),

owner of property at 1431 Kearney Street (ADDRESS),

support the application in case #17213 for a variance from the lot area, lot width, and side-yard requirements of sections 401 and 405, to permit the construction of a single family dwelling at 1408 ½ Kearney St., NE, Washington, DC (Square 4011, Lot 816). My property is located within 200 feet of the property at 1408 ½ Kearney St., NE. I agree with the reasons stated in the attached "HEARING NOTICE SUMMARY", which addresses the burden of proof requirements for the variance application. I ask the Board of Zoning Adjustment to approve the variance application.

Sincerely,

Angela Preston
SIGNATURE

10/3/04
DATE

(D.C. BZA Case # 17213)

HEARING NOTICE SUMMARY

THE OWNER WANTS TO CONSTRUCT A HOUSE ON LOT 816, SQUARE 4011, THE LOT BETWEEN 1408 & 1410 KEARNY ST., NE. THE LOT PREDATES THE 1958 INSTITUTION OF THE ZONING REGULATIONS AND IS 34.5' WIDE x 100.0' DEEP TOTALING 3,450 SQUARE FEET IN AREA. AS SUCH, IT DOES NOT MEET THE PRESENT ZONING REQUIREMENTS OF 5,000 SQ.FT. MINIMUM AREA AND 50' LOT WIDTH MINIMUM FOR CONSTRUCTION. THESE ARE TWO OF THE REQUIREMENTS THAT THE OWNER WOULD LIKE RELIEF FROM.

THE OWNER WANTS RELIEF FROM THE SIDE YARD SETBACKS AS WELL. THE REQUIRED SIDE YARD SETBACKS ARE 8' ON EACH SIDE. WITH THE LOT WIDTH OF 34.5', THIS LEAVES ONLY 18.5' AVAILABLE FOR THE WIDTH OF ANY HOUSE.

THE ADJOINING LOT AT 1408 KEARNY ST., NE HAS THE SAME DIMENSIONS & SIZE AS THIS LOT. 1408 KEARNY ST., NE ALSO HAS A HOUSE BUILT CIRCA THE 1920'S THAT IS 24' IN WIDTH LEAVING SIDE YARD SETBACKS OF APPROXIMATELY 5' & 5.5'. TWO OTHER FREE STANDING HOMES, ON THE SAME SIDE OF THE STREET, WITH WIDTHS OF 22'± & 23'± SIT ON LOTS WITH WIDTHS OF 33.98' EACH AND ALSO DO NOT MEET THE PRESENT 8' SIDE YARD SETBACK REQUIREMENTS.

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ARCHITECT

SINCE THE OWNER IS ASKING FOR THESE VARIANCES FOR THE CONSTRUCTION OF A DETACHED SINGLE FAMILY HOME, A USE & IN A CONFIGURATION CONSISTENT WITH THE HOMES & LOTS ALREADY ON THE BLOCK, THE GRANTING OF THESE VARIANCES SHOULD HAVE NO ADVERSE IMPACT ON THE NIEGHBORHOOD WITH RBGARD TO TRAFFIC, NOISE, LIGHTING, ETC.

ONE ON SITE PARKING SPACE WILL BE PROVIDED IN A GARAGE IN THE BASEMENT. PRESENTLY THERE IS NO SHORTAGE OF ON STREET PARKING ON THE BLOCK. THE HOME IS BEING BUILT FOR A SINGLE FAMILY, AGAIN, CONSISTANT WITH THE OTHER HOMES ON THE BLOCK.

THE GRANTING OF THIS APPLICATION WOULD NOT BE INCONSISTENT WITH THE GENERAL INTENT & PURPOSE OF THE ZONING REGULATIONS SINCE THE PRESENT ZONING INTENDS TO MAINTAIN THE EXISTING RESIDENTIAL CHARACTER OF THE STREET. THE HOME PROPOSED MAINTAINS AND REINFORCES THE EXISTING USE (SINGLE FAMILY RESIDENTIAL) AND FORM (FRONT PORCH, GABLE ROOF, CLAPBOARD SIDING, ETC.) OF STRUCTURES ALREADY ON THE BLOCK.

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