CAPITOL HILL RESTORATION SOCIETY
PO BOX 15264 • WASHINGTON, DC 20003-0264 • 202-543-0425

September 21, 2004

Jerrily R. Kress, FAIA
Director, Office of Zoning
Suite 210
441 4th Street, NW
Washington, DC 20001

RE: BZA# 17223

Dear Director Kress,

The Capitol Hill Restoration Society Zoning Committee at a meeting held on September 9, 2004, considered the above case. The applicant proposes adding a second floor to an existing first floor. The footprint of the house will not change. The applicant needs a special exception because the home is semi-detached and is allowed only 40% lot occupancy and it existing home occupies 50%. Also, the side yard is only three feet and not the required eight feet.

The committee believes that the impact on light and air is minimal in this case and that the privacy of use and enjoyment of neighboring properties is not unduly compromised. Furthermore, since the modest addition is in the rear of the property and is only adding a second floor, the streetscape is not harmed. For these reasons, the Committee voted unanimously to support the application.

Respectfully,

Gary M. Peterson, Chair
Capitol Hill Restoration Society
Zoning Committee

CC: Carl Mintz

BZA
Case No. 17223
Exhibit No. 21

Board of Zoning Adjustment
District of Columbia
CASE NO. 17223
EXHIBIT NO. 21