

ADVISORY NEIGHBORHOOD COMMISSION 4C

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April 28, 2008

Ms. Ruth Ann Miller
Board of Zoning Adjustment
441 4th Street, NW
Suite 200/210-S
Washington, DC 20001

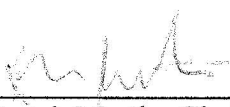
RE: Case No. 17801

Dear Ms. Miller:

At a properly noticed quorum of the Advisory Neighborhood Commission 4C on May 13, 2008, a motion was presented by Commissioner Ronald Bland, seconded by Commissioner Anthony and voted unanimously to support the petitioner's application for a use variance in a R-4 Zone. The petitioner has established a bakery/deli at 4530-4532 Georgia Ave., NW which does not conform to the R-4 Zone use requirements.

The forty-three (43) lot owners in the immediate vicinity of 4530-4532 Georgia Ave., NW were notified by U.S. Mail of the pending zoning variance application and the reason the R-4 zoning variance was required. The lot owners were provided with a stamped return envelope and asked to indicate whether or not they objected to the establishment of a bakery/deli at the referenced Georgia Ave., NW address. Thirteen (13) lot owners responded by return mail and there were NO objections to petitioner's application for a R-4 zoning variance. The Single Member District Commissioner visited the Flip-It Bakery/Deli on two occasions and observed that the establishment was clean, well lighted and tastefully decorated. It was also noted that customers in the establishment thought it was an asset to the community. The foregoing forms the basis for the ANC 4C support in this matter.

ANC4C authorizes Commissioner Ronald Bland, SMD4C03 to present this report and represent the Commission before the Board of Zoning Adjustment.


Joseph Martin, Chair, ANC4C


Kevin Hummons, Secretary, ANC4C

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 17801

EXHIBIT NO. 24

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