

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Board of Zoning Adjustment



AUG 19 2008

Whayne S. Quin, Esq.
Holland & Knight LLP
2099 Pennsylvania Avenue, N.W., Suite 100
Washington, D.C. 20006

Re: BZA Application No. 17837

Dear Mr. Quin:

Your application has been accepted as complete. You are hereby notified to appear before the Board of Zoning Adjustment (Board) on Tuesday, November 18, 2008, at 441 4th Street, N.W., Suite 220 South, Washington, D.C., 20001 for a public hearing concerning the following application:

Application of Hillcrest Homes Associates LP, pursuant to 11 DCMR §§ 3103.2 and 3104.1, for a variance from the maximum number of building stories under section 400, a variance from the lot area requirements under section 401, a variance from the rear yard requirements under section 404, a variance from the side yard requirements under section 405, and a variance from the requirement to provide open space in front of the building entrances under subsection 2516.5, and a special exception to permit two or more principal buildings or structures on a single subdivided lot under subsection 2516.1, to construct a new residential development consisting of 54 one-family detached dwellings in the R-1-B District at premises north side of Southern Avenue, S.E., just west of Branch Avenue, S.E. (Parcels 208/4, 208/61, 208/64, 208/65, and 215/27).

The property involved in this application is located within the boundaries of Advisory Neighborhood Commission 7B. This application will be heard between 9:30 a.m. and 12:00 p.m.

PLEASE NOTE THAT A SIGN(S) MUST BE OBTAINED FROM THE OFFICE OF ZONING TO BE POSTED ON THE PROPERTY. The Board's Rules of Practice and Procedure (11 DCMR §§ 3113.14 through 3113.20) provides that the notice sign must be posted at least 15 days prior to the hearing. The posted notice must also be checked at least once every five days, and replaced when necessary. An affidavit concerning the original posting of the sign must be filed with the Board at least 5 days

441 4th Street, N.W., Suite 200/210-S, Washington, D.C. 20001

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BOARD OF ZONING ADJUSTMENT
District of Columbia

Board of Zoning Adjustment
District of Columbia
CASE NO. 17837
EXHIBIT NO. 18

CASE NO.

17837

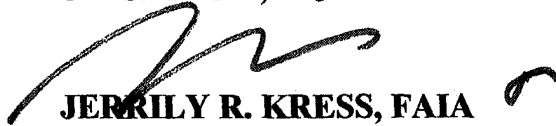
EXHIBIT NO.

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prior to the hearing. The sign and the affidavit should be picked up from the Office of Zoning, Suite 210 South, 441 4th Street, N.W., Washington, D.C. 20001. You should be aware that letters and other documents may be submitted to the Board by other individuals, organizations and government agencies both in support of and in opposition to your application. At least one week prior to the public hearing, you should review the file in your application so that you are prepared to respond to any issues that may be raised regarding your application.

Further, if you are not clear about what information you must present to the Board in support of your application, please contact the Office of Zoning as soon as possible. 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, Office of Zoning

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