

3/21/2016

Marnique-Y. Heath

Chairperson

Board of Zoning Adjustment

441 4th Street NW,

Suite 210

Washington DC 20002

Re: 1719 T Street NW. BZA 19188.

This statement is filed to supplement and document minor revisions to the project plans or drawings resulting from a negotiated settlement with the condominium association or its designated representative who requested party status and was opposed to the relief sought before the Board by the applicant, and who own 1717 T Street NW being property located immediately adjacent to the property of reference which is the subject of application for variances before the Board.

Whereas the applicant originally requested relief to construct up a maximum seventy percent (73%) lot occupancy and 2.4 FAR, the magnitude of relief in these two areas are now reduced to seventy percent (70%) lot occupancy and 2.31 FAR respectively.

The foregoing reductions in magnitude of relief sought is the result of a negotiated settlement with the opposing neighbors located at 1715 T Street – the St. Claire Condominium Association Board (“Association”) – which mitigates their concerns about the potential adverse impact of the rear of the proposed structure on the light and air affecting their rear open porch.

A copy of the letter of commitment requested by the opposition upon which a mutual understanding that the Association predicates its written withdrawal of the opposition of the application is filed as a separate document in the IZIS case folder.

The applicant respectfully requests that the Board grant the relief for the foregoing reasons including but not limited to the original hearing statement. The fact and HPRB concept design review approval, the fact of ANC approval, the fact of no neighbor opposition, and further testimony of the applicant at the hearing.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'TEYE BELLO', with a stylized flourish at the end.

Teye Bello