

# ARCHITECT OF THE CAPITOL ACTION

April 18, 2017



## CAPITOL (CAP) INTEREST OVERLAY

AOC File No. 17-01

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### *Submission of*

### **Douglas and Diane Menorca Special Exception:**

Pursuant to Chapters 9 and 10 of Subtitle X of Title 11 of the District of Columbia Municipal Regulations (“DCMR”), for Special Exceptions from the parking requirements of Subtitle C § 704, the penthouse setback requirements of subtitle E § 1502, the height requirement of Subtitle E § 5102, the pervious surface requirements of Subtitle E § 5107, the rear yard requirement of Subtitle E § 5104, the side yard requirement of Subtitle E § 5105, and the rear yard addition extending more than ten feet past the rear wall of the adjacent house to construct an addition to an existing attached dwelling at 1 Library Court, SE, Lot 0826 in Square 0788, Washington, D.C. 20003, in the Capitol Precinct Residential Flat Zone (RF-3) zone district. (Subtitle E, §§ 5200, 5202)

*Approximate Hearing Date: May 3, 2017*

BZA Application No. 19479

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### *Architect of the Capitol Action requested by the Board*

Review and report on building plans pursuant to DCMR 11, Subtitle E § 5202

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**Board of Zoning Adjustment for the  
District of Columbia  
2<sup>nd</sup> Floor Suite 210 441 4<sup>th</sup> Street, NW  
Washington, D.C. 20001**

Chair and Members of the Board:

Pursuant to its authority granted under 11-E DCMR § 5202 and, in particular § § 5202.1 and 5202.2 to review and report on Special Exceptions in the Capitol Precinct Residential Flat Zone (RF-3), the **Architect of the Capitol** has found that the proposed relief requested under Subtitle C § 704 and Subtitle E § § 1502, 5102, 5104, 5105, and 5107 for special exceptions needed to build a one-story addition at the rear property to an existing attached dwelling at 1 Library Court, SE, that is non-conforming with regards to structure, lot area and height, **is not inconsistent** with the intent of the RF-3 zone district and **would not** adversely affect the health, safety, and general welfare of the U.S. Capitol Precinct and area adjacent to this jurisdiction and **is not inconsistent** with the goals and mandates of the United States Congress as stated in 11-E DCMR § 5202.1, The **Architect of the Capitol** has no objections to this application. **The Applicant, however, is still responsible for meeting the burden of proof associated with the relief requested.**

Sincerely,

Michael G. Turnbull, FAIA  
Assistant Architect of the Capitol

Board of Zoning Adjustment  
District of Columbia  
CASE NO. 19479  
EXHIBIT NO. 38