

  
*Capitol Hill / Southeast*

January 14, 2018

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Mr. Frederick Hill, Chairperson  
Board of Zoning Adjustment (BZA)  
District of Columbia Office of Zoning  
441 4th Street NW, Suite 200/210-S  
Washington, DC 20001

VIA E-mail: Clifford Moy, Secretary of the BZA

RE: BZA # 19683, Brian & Carolyn Wise, 213 3<sup>rd</sup> Street SE; Application for two (2) area variances (from lot area & lot frontage requirements) and two (2) special exceptions (from rear yard and alley centerline setback requirements) to construct a two-story, one-family dwelling on an existing vacant alley lot in the RF-3 Zone.

Dear Chairman Hill:

At a regularly scheduled, properly noticed, meeting on January 9, 2018, with a quorum present, Advisory Neighborhood Commission (ANC) 6B voted 8-0-0 to send this letter to request that the BZA delay consideration of this case for 30 days to clarify the record, correct errors and verify approvals on this case.

The Commission was made aware of an important error in the record--the address in the original application as shown above is not the location for which the relief is being requested. The vacant alley lot is actually located behind 205 3<sup>rd</sup> Street SE, and at the time of the ANC meeting, there was questions about whether the record had been corrected. In addition, the listing of "213 3<sup>rd</sup> Street SE" may have an impact on other approvals that the Applicants has sought and been granted which the Commission feels must be verified. In addition, it is our understanding from the resident of 213 3<sup>rd</sup> Street SE that the incorrect address in the application apparently had an adverse impact on their tax assessment. For these reasons, the Commission requests that the BZA delay consideration of this case for thirty (30) days so that these issues can be resolved and the Commission can discuss and vote on a clarified record of the case. Finally, the Commission voted to authorize the Chair of ANC 6B to designate a representative to appear before the board to address any outstanding questions in regards to the above-referenced application.

Please contact Commissioner Nick Burger, ANC 6B's Planning and Zoning (P&Z) Committee Chair, at 6b06@anc.dc.gov or 202-246-9928 if you have questions or need further information.

Sincerely,



Daniel Ridge  
Chair, ANC 6B

Applicant/Architect: Mateusz Dzierzanowski at [MateuszDZSKI@gmail.com](mailto:MateuszDZSKI@gmail.com)  
P&Z Chair: Nick Burger  
SMD Commissioner: Jennifer Samolyk

Board of Zoning Adjustment  
District of Columbia  
CASE NO.19683  
EXHIBIT NO.37