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**From:** Brown-Roberts, Maxine (OP) [<mailto:Maxine.BrownRoberts@dc.gov>]  
**Sent:** Tuesday, May 29, 2018 5:27 PM  
**To:** Vaias, Emily, J. (DC)  
**Subject:** FW: BZA 19726 -101 Q Street, NE

Emily:

Below is the determination from the Zoning Administrator regarding the side setback adjacent to the street.

Regarding the fence, I think the same section would apply and would be 10 feet from the front and half its height on the side.

Maxine

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**From:** LeGrant, Matt (DCRA)  
**Sent:** Tuesday, May 29, 2018 4:59 PM  
**To:** Brown-Roberts, Maxine (OP) <[Maxine.BrownRoberts@dc.gov](mailto:Maxine.BrownRoberts@dc.gov)>  
**Cc:** Lawson, Joel (OP) <[joel.lawson@dc.gov](mailto:joel.lawson@dc.gov)>  
**Subject:** RE: BZA 19726 -101 Q Street, NE

Maxine – Yes the required setback for the side setback which faces the side street would be 6 feet as per C-1502.1(d). Please let the BZA know that is my interpretation.

**Matthew Le Grant | Zoning Administrator**, *Office of the Zoning Administrator*  
Department of Consumer and Regulatory Affairs  
[Matthew.legrant@dc.gov](mailto:Matthew.legrant@dc.gov) | 1100 4th St SW, DC 20024  
main: 202.442.4576 | desk: 202.442.4652

Board of Zoning Adjustment  
District of Columbia  
CASE NO.19726  
EXHIBIT NO.84



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**From:** Brown-Roberts, Maxine (OP)  
**Sent:** Wednesday, May 09, 2018 5:02 PM  
**To:** LeGrant, Matt (DCRA)  
**Subject:** BZA 19726 -101 Q Street, NE

Hi Matt:

Attached is the roof plan for the proposed building. The roof structures, penthouses will be 12 feet high. The question was, should the setback on the western portion of the roof (side) be allowed under Subtitle C § 1502.1(d) , half the height of the structure. You said yes, and I agree. There is also a play area that has a fence which is 10 feet 4 inches high. It was only today that they told us that the playground is enclosed by a fence. Would this fence also require a setback?

Could you write a determination letter stating that the required setback for the side setback would be 6 feet and addressing the play area if relief is necessary? If you need any additional plans let me know.

Maxine

202-442-8807

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