

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
Board of Zoning Adjustment

2021 JAN -4 PM 12:13



October 15, 2020

**TO WHOM IT MAY CONCERN:**

**BZA Application No. 20350**

The Board of Zoning Adjustment (Board or BZA) will consider the following application during the virtual public hearing session scheduled for Wednesday, January 13, 2021 beginning at 9:30 a.m., via WebEx:

**Application for Mary's House for Older Adults, Inc.**, pursuant to 11 DCMR Subtitle X, Chapter 9 for special exceptions under the use provisions of Subtitle U § 203.1(g), under Subtitle D § 5201 from the lot occupancy requirement of Subtitle D § 304.2, the side yard requirement of Subtitle D § 307.4, and pursuant to Subtitle X, Chapter 10, for an area variance from the driveway width requirements of Subtitle C § 711.6, and the use requirements of Subtitle U § 203.1(g)(2), to replace an existing principal dwelling unit with a continuing care retirement community for 15 individuals in the R-3 Zone at premises 401 Anacostia Road, SE (Parcel 0203/0009).

**PLEASE NOTE REGARDING THE HEARING SCHEDULE:**

There is the possibility this case may be **RESCHEDULED OR WITHDRAWN** prior to the scheduled hearing date noted above. Therefore, it is important to confirm the hearing date, especially the day prior to the scheduled hearing. To confirm, visit the online BZA calendar at <https://dcoz.dc.gov/BZACalendar>. The line-up of cases on the hearing agenda and any scheduling changes to the case will be posted to the BZA calendar the day before the hearing.

Those who wish to testify at the hearing are responsible for being present when their case is called. The published line-up of cases may change on the hearing day at the Board's discretion. Therefore, it is recommended that participants arrive at 9:30 a.m. to hear the case line up. Participants may also visit <https://dcoz.dc.gov/onlineServices/webcast> to listen to the live broadcast of the hearing starting at 9:30 a.m. to hear the case line-up and may listen periodically throughout the hearing to see which case the Board is hearing at any point in time.

**WHY YOU ARE RECEIVING THIS NOTICE**

An Applicant within 200 feet of your property is seeking zoning relief for a project or use that is not allowed as a matter of right for the zoning district. The Zoning Regulations of the District of Columbia require providing notice of the public hearing at which the Applicant is scheduled to appear before the Board to present their case. You have an opportunity, if you wish, to participate in the case (see below).

---

441 4<sup>th</sup> Street, N.W., Suite 200/210-S, Washington, D.C. 20001  
Telephone: (202) 727-6311      Facsimile: (202) 727-6072      E-Mail: [dcoz@dc.gov](mailto:dcoz@dc.gov)      Web Site: [www.dcoz.dc.gov](http://www.dcoz.dc.gov)

Board of Zoning Adjustment  
District of Columbia  
CASE NO.20350  
EXHIBIT NO.47

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
OFFICE OF ZONING  
441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S  
WASHINGTON, D.C. 20001

OFFICIAL BUSINESS  
PENALTY FOR MISUSE



U.S. POSTAGE FITNEY BOWES

ZIP 20001 \$ 000.50<sup>0</sup>  
02 4W  
0000372281 DEC 14 2020

EHSAN NARANJI  
3712 ELY PLACE  
WASHINGTON, DC 20019-3089

NIXIE 207 FE 1 2012/21/20

RETURN TO SENDER  
NOT DELIVERABLE AS ADDRESSED  
UNABLE TO FORWARD

200193089 CO17TF  
20001>2714

BC: 20001271441 \*0201-00774-14-34



United States Postal Service

GOVERNMENT OF THE DISTRICT OF COLUMBIA

OFFICE OF ZONING

441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

WASHINGTON, D.C. 20001

OFFICIAL BUSINESS  
PENALTY FOR MISUSE



U.S. POSTAGE PITNEY BOWES



ZIP 20001 \$ 000.50<sup>0</sup>

02 4W  
0000372281 DEC 14, 2020

*Ally*

EHSAN NARANJI  
3508 ELY PL SE  
WASHINGTON, DC 20019-3084

NIXTE 287 FE 1 0012/21/20

RETURN TO SENDER  
NOT DELIVERABLE AS ADDRESSEE  
UNABLE TO FORWARD

200193084 0017 UTF  
20001>2714

BC: 20001271441 \*0231-00773-14-34



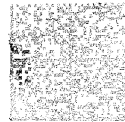
GOVERNMENT OF THE DISTRICT OF COLUMBIA

OFFICE OF ZONING

441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

WASHINGTON, D.C. 20001

OFFICIAL BUSINESS  
PENALTY FOR MISUSE



U.S. POSTAGE PITNEY BOWES



ZIP 20001 \$ 000.50<sup>00</sup>  
02 4W  
0000872281050 14 2020

RICKEY KENNYBREW  
3417 MINNESOTA AVE SE  
WASHINGTON, DC 20019-2358

INTXTE 2020 07 13 22:12 / 18 / 26

RETURN TO SENDER  
NOT DELIVERABLE AS ADDRESSED

UTI

BC: 20001271441 \*0231-00778-14-34

200192358105014

