

December 20, 2021

dcoz@dc.gov

Frederick L. Hill, Chairman
Board of Zoning Adjustment
441 4th St. NW, Suite 210S
Washington, DC 20001

RE: BZA Application No. 20594; Variance Application of Nezahat and Paul Harrison

Dear Chairman Hill and Members of the Board:

As residents of the Forest Hills neighborhood, having lived at 3001 Albemarle St NW for the past five years, we would like to express our concern about the request for a variance from the zoning regulations at 3007 Albemarle St NW, which is located within 200 feet of our property. The intended development project of 3007 Albemarle raises an issue that affects not only adjacent neighbors but the entire Forest Hills Community.

The intended subdivision and development of 3007 Albemarle St NW with the addition of a second home on this pipestem property is prohibited by current zoning regulations. Granting a variance from the development standards applicable in this zone district will set a dangerous precedent that will erode the protections afforded by low-density zoning and may pave the way for similar requests from other large lot owners.

We respectfully request that the Board of Zoning Adjustment deny this variance.

Sincerely,

Michael and Stefanie Harrington

3001 Albemarle St NW