



BEFORE THE ZONING COMMISSION OR
BOARD OF ZONING ADJUSTMENT FOR THE DISTRICT OF COLUMBIA



FORM 150 – MOTION FORM

THIS FORM IS FOR PARTIES ONLY. IF YOU ARE NOT A PARTY PLEASE FILE A
FORM 153 – REQUEST TO ACCEPT AN UNTIMELY FILING OR TO REOPEN THE RECORD.

Before completing this form, please review the instructions on the reverse side. Print or type all information unless otherwise indicated. All information must be completely filled out.

CASE NO.: 20925A

Motion of: ☒ Applicant ☐ Petitioner ☐ Appellant ☐ Party ☐ Intervenor ☐ Other _____

PLEASE TAKE NOTICE, that the undersigned will bring a motion to:

To postpone the public hearing of case #20925A currently scheduled for Sept 23rd 2026,
and ask if we could be reviewed on public hearing on November 4th 2026. Please see
accompanying memo.

Points and Authorities:

On a separate sheet of 8 1/2" x 11" paper, state each and every reason why the Zoning Commission (ZC) or Board of Zoning Adjustment (BZA) should grant your motion, including relevant references to the Zoning Regulations or Map and where appropriate a concise statement of material facts. If you are requesting the record be reopened, the document(s) that you are requesting the record to be reopened for must be submitted separately from this form. No substantive information should be included on this form (see instructions).

Consent:

Did movant obtain consent for the motion from all affected parties?

- ☐ Yes, consent was obtained by all parties ☐ Consent was obtained by some, but not all parties
☐ No attempt was made ☐ Despite diligent efforts consent could not be obtained

Further Explanation: ANC and Office of Planning were alerted of that this motion to postpone

CERTIFICATE OF SERVICE

I hereby certify that on this 1st 7th day of September Month, 2026

I served a copy of the foregoing Motion to each Applicant, Petitioner, Appellant, Party, and/or Intervenor, and the Office of Planning

in the above-referenced ZC or BZA case via: ☐ Mailed letter ☐ Hand delivery ☒ E-Mail ☐ Other _____

Signature: Andrew Murray

Print Name: Andrew Murray

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Board of Zoning Adjustment
District of Columbia
CASE NO. 20925A
EXHIBIT NO. 22

September 16, 2026

RE: BZA 20925A
2214, Otis Street, NE

STATEMENT OF POINTS AND AUTHORITIES IN SUPPORT OF MOTION TO POSTPONE

The Applicant respectfully submits this Statement of Points and Authorities in support of its Motion to Postpone (Form 150) the public hearing currently scheduled for Wednesday, September 16, 2026.

In preparing for the hearing and consulting with the Office of Planning (OP) case reviewer, the Applicant learned that amendments to the DC Zoning Regulations became effective on July 10, 2026, after the application was submitted on May 14, 2026n

These regulatory changes bear directly upon the scope of zoning relief required for the proposed project, specifically regarding side-yard setback standards for accessory buildings under **11 DCMR Subtitle C § 5005.3**:

"In the R-1 and R-2 zones, an accessory building other than a shed shall be set back a minimum of three feet (3 ft.) from a side lot line, except that no setback shall be required where the side lot line of the property abuts an alley or street."

The Applicant requires additional time to thoroughly assess these updated requirements against the current design, coordinate with the Office of Planning, and make necessary revisions to the application and supporting architectural documents prior to presenting before the Board.

As a result, the Applicant respectfully requests that the Board postpone the scheduled public hearing to a later date, preferably **Wednesday, November 4, 2026**, or the next available hearing date convenient for the Board.

Respectfully submitted,



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