

November 22, 2024

Via JZIS

Board of Zoning Adjustment
441 4th Street, N.W.
Suite 210S
Washington, DC 20001

Re: Prehearing Submission - BZA Case No. 21200 – 2915-2917 Dumbarton Street, NW

Dear Chairperson Hill and Members of the Board:

When originally filed, the sole purpose of this application was to effectuate the subdivision of the current record lot into two separate record lots, preserving the status quo for these two properties as they have existed since their original construction. However, plans have since been developed for additions to each building. Although these additions are 100% matter-of-right, we think it is necessary to file these plans, to fully disclose the proposed work and to avoid confusion about whether such additions would require a BZA modification.

Accordingly, please find attached the updated plans and plat, which include the matter-of-right additions. We have also updated the self-certification form to reflect these additions.

Respectfully Submitted,

Martin P Sullivan

Martin P. Sullivan, Esq.
Sullivan & Barros, LLP

CERTIFICATE OF SERVICE

I hereby certify that on November 22, 2024, an electronic copy of this submission was served to the following:

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Respectfully Submitted,

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