

**GOVERNMENT OF THE DISTRICT OF COLUMBIA  
BOARD OF ZONING ADJUSTMENT**



**BZA ORDER NO. 21232**

As Director of the Office of Zoning, I hereby certify and attest that on December 23, 2024, pursuant to 11 DCMR Subtitle Y §§ 205.3, 604.5, and 604.6, a copy of the order entered on that date in this matter was mailed first class, delivered via inter-agency mail, or delivered by electronic mail to each party who appeared and participated in the public hearing concerning the matter, the Councilmember representing the ward within which the property is located, and any affected ANC, as defined by Subtitle Y § 101.8, and the Council Chair and At-Large Councilmembers, all of whom are listed below:

Kevin Roshdieh  
[kevrosh@gmail.com](mailto:kevrosh@gmail.com)

Chair  
Advisory Neighborhood Commission 3D  
[3D@anc.dc.gov](mailto:3D@anc.dc.gov)

Single Member District Commissioner 3D-04  
[3D04@anc.dc.gov](mailto:3D04@anc.dc.gov)

Matthew Frumin, Councilmember  
Ward 3  
Council of the District of Columbia  
[mfrumin@dccouncil.gov](mailto:mfrumin@dccouncil.gov)

Department of Buildings  
[DOB.filing@dc.gov](mailto:DOB.filing@dc.gov)

Esther McGraw, Esq.  
General Counsel, DOB  
[esther.mcgraw2@dc.gov](mailto:esther.mcgraw2@dc.gov)

Erik Cox, Esq.  
Deputy General Counsel, DOB  
[erik.cox@dc.gov](mailto:erik.cox@dc.gov)

Chair and At-Large Councilmembers  
Council of the District of Columbia  
[pmendelson@dccouncil.gov](mailto:pmendelson@dccouncil.gov)  
[chenderson@dccouncil.gov](mailto:chenderson@dccouncil.gov)  
[abonds@dccouncil.gov](mailto:abonds@dccouncil.gov)  
[rwhite@dccouncil.gov](mailto:rwhite@dccouncil.gov)  
[kmcduffie@dccouncil.gov](mailto:kmcduffie@dccouncil.gov)

**ATTESTED BY:**

On behalf of

**SARA A. BARDIN**  
**Director, Office of Zoning**

---

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.21232  
EXHIBIT NO.28