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May 5, 2025

D.C. Board of Zoning Adjustment
441 4th Street, N.W.
Suite 200S
Washington, D.C. 20001

Re: **BZA Application No. 21276 – 151 T Street NE (Square 3530, Lot 891) (the “Property”) – Request for Waiver**

Dear Members of the Board:

On behalf of Verizon Wireless (the “**Applicant**”), we hereby submit this waiver request from Subtitle Y § 402.3, which requires the Applicant to give additional notice of the public hearing by posting the property with notice of hearing at least fifteen (15) days in advance of the public hearing.

A. Background and Circumstances Necessitating Waivers.

Since the Applicant’s public hearing is scheduled for May 7, 2025, Subtitle Y § 402.3 required the Property to be posted by April 21, 2025, which is fifteen (15) days in advance of the public hearing. The Applicant posted the Property on May 2, 2025, which is only five (5) days in advance of the public hearing, so the Applicant is requesting a waiver from that requirement.

B. There is Good Cause to Grant the Requested Waivers.

Subtitle Y § 101.9 authorizes the Board to, upon a showing of good cause, waive the posting requirement under Subtitle Y § 402.3. Good cause exists for the grant of the requested waiver in this case. The Applicant has regularly communicated with ANC 5F in advance of the public hearing, making both the ANC and public aware of BZA Case No. 21276. Notably, the Applicant presented to the ANC in November 2024 and addressed all concerns raised at that meeting. The Applicant is actively working with the ANC to finalize a draft letter in support and expects that letter to enter the record in advance of the May 7 hearing.

Importantly, all other required notice of the hearing has been provided. Per Exhibits 19 and 20, the Office of Zoning sent notice of the public hearing to property owners within 200 feet of the Property on February 25, 2025. Notice was also sent to the DC Register for publication.

Further, the Applicant posted the Property on May 2, 2025, which gives at least five (5) days of additional notice to the public. Therefore, waiver of the posting requirement will not prejudice any party, stakeholder, or neighbor because the Applicant has regularly updated the ANC on the application and the Office of Zoning sent notice of the public hearing to neighbors of the Property.

For all these reasons, ample good cause exists for the Board to grant the requested waiver, as permitted under Subtitle Y § 101.9, from the posting requirement under Subtitle Y § 402.3.

C. Conclusion

As discussed above, the Applicant meets the standards for the requested waiver under the Board's rules. As outlined in detail in the Applicant's prior submissions, the Application meets the standards for the special exception relief requested. Accordingly, the Applicant respectfully requests that the Board proceed with the public hearing scheduled for May 7, 2025, and approve the Application. Please feel free to contact the undersigned at (202) 721-1116 if you have any questions. Thank you for your consideration of this matter.

Sincerely,

/s/ Christine Roddy

/s/ Derick Wallace

Certificate of Service

The undersigned hereby certifies that copies of the foregoing document and attachments were delivered via email to the following addresses on May 5, 2025.

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/s/ Derick Wallace
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