

FORM 129 – ADVISORY NEIGHBORHOOD COMMISSION (ANC) REPORT

Pursuant to Subtitle Z § 406.2 and Subtitle Y § 406.2 of Title 11 DCMR Zoning Regulations, the written report of the Advisory Neighborhood Commission (ANC) shall contain the following information:

IDENTIFICATION OF APPEAL, PETITION, OR APPLICATION:

Case No:	21299	Case Name:	3121 Warder St, LLC
Address:	3121 Warder St, NW (Square 3049, Lots 0047)		
Relief:	The residential conversion requirements of Subtitle U § 320.2		

ANC MEETING INFORMATION

ANC Public Meeting:	May 28, 2025	Was proper notice given:	YES
How notice was given:	ANC 1E Website, email list distribution, posting on social media		
Members for Quorum:	4	Members Present:	6

MATERIAL SUBSTANCE

The issues and concerns of the ANC about the appeal, petition, or application as related to the standards of the Zoning Regulations against which the appeal, petition, or application must be judge:

The applicant intends to construct 3 dwelling units at the location of a current single family home. No other zoning relief is requested for the conversion. The lot area appears sufficient to allow for three dwelling units at this location. The ANC met with the applicant and did not identify any concerns that this project would have an undue impacts to surrounding properties.

The recommendation, if any, of the ANC as to the disposition of the appeal, petition, or application:

The ANC recommends approval of the requested relief with no exceptions.

AUTHORIZATION

ANC:	1E	Recorded vote on the motion to adopt the report (i.e. 4-1-1):	6-0-0
Name of the person authorized by the ANC to present the report:			Michael Wray
Name of the Chairperson or Vice-Chairperson authorized to sign the report:			Brian Footer, Chair, ANC 1E
Authorized Signature:		Date of Signature:	5/28/2025
Submit 7 days in advance via dcoz.dc.gov IZIS, zcsubmissions@dc.gov; or bzasubmissions@dc.gov			