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GOVERNMENT OF THE DISTRICT OF COLUMBIA  
BOARD OF ZONING ADJUSTMENT



**NOTICE OF VIRTUAL PUBLIC HEARING**

**TIME AND PLACE: Wednesday, December 10, 2025, @ 9:30 a.m.**

**Via WebEx:** <https://dcoz.dc.gov/BZA12-10-2025>

**Via Telephone: 202-860-2110 Access code: 2301 914 6776**

**Via YouTube:** <https://www.youtube.com/c/DCOfficeofZoning>

**Instructions:** <https://dcoz.dc.gov/release/virtual-public-hearings>

**Witness Sign Up:** <https://dcoz.dc.gov/service/sign-testify>

**TO CONSIDER THE FOLLOWING APPLICATION THAT HAS BEEN ACCEPTED BY THE OFFICE OF ZONING AND SCHEDULED FOR PUBLIC HEARING:**

**Application No. 21390 of Christina Ferreri**

**Address:** 3125 Warder Street N.W. (Square 3049, Lot 35)

**ANC:** 1E

**Relief:** Special Exception under:

- The roof top or upper floor element requirements of Subtitle E § 204.4 (pursuant to Subtitle X § 901.2)

Special Exception from:

- The lot occupancy requirements of Subtitle E § 210.1 (pursuant to Subtitle E § 5201 and Subtitle X § 901.2)

**Project:** To construct a front addition, a third story, and a three-story with basement rear addition, and convert to a flat, an existing, attached, two-story with basement, principal dwelling unit in the RF-1 Zone.

This public hearing will be conducted in accordance with the contested case provisions of Subtitle Y, Chapters 4 & 5.

**PLEASE NOTE:**

The hearing date shown above may be RESCHEDULED prior to this date, in which case the new hearing date will be posted on the online calendar for the Board of Zoning Adjustment (“**Board**” or “**BZA**”), on the website of the Office of Zoning (“**OZ**”) at <https://dcoz.dc.gov/BZACalendar>, as well as on the case record webpage available on the Interactive Zoning Information System (“**IZIS**”) on the OZ website <https://dcoz.dc.gov/CaseRecord> (additional instructions below). **Please check these webpages to confirm the final hearing date and time** as there will be no other notice of these changes provided. One day before the hearing, the order of cases, agenda, and any other scheduling changes will be posted to the Board’s online calendar on OZ’s website.

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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)

Board of Zoning Adjustment  
Web Site: [www.dcoz.dc.gov](http://www.dcoz.dc.gov)  
District of Columbia  
CASE NO. 21390  
EXHIBIT NO. 23

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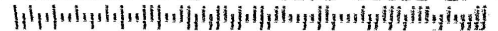
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