

Re: 710 Taylor Project

From Janelle Gill <janelle@janellegill.com>
Date Tue 7/14/2026 3:14 PM
To Alper Akan <alperakan@outlook.com>
Cc Jeremiaslovos@gmail.com <jeremiaslovos@gmail.com>; 4C01@anc.dc.gov <4C01@anc.dc.gov>; 4C02@anc.dc.gov <4C02@anc.dc.gov>; 4C03@anc.dc.gov <4C03@anc.dc.gov>; 4C04@anc.dc.gov <4C04@anc.dc.gov>; 4C05@anc.dc.gov <4C05@anc.dc.gov>; 4C06@anc.dc.gov <4C06@anc.dc.gov>; 4C07@anc.dc.gov <4C07@anc.dc.gov>; dwhitmyer@dccouncil.gov <dwhitmyer@dccouncil.gov>; kasmith@dccouncil.gov <kasmith@dccouncil.gov>; lholton@dccouncil.gov <lholton@dccouncil.gov>; brogers@dccouncil.gov <brogers@dccouncil.gov>

Peace.

I do sympathize with your timeline and desire to have a successful real estate project. I also understand the rules and parameters of development in this context. I'm sure you could find a way to make the project viable with **two units** (which already adds a potential strain on available parking) at the **dimensions permitted by the zoning laws**.

I never asked you to "consider opening up the solid side walls..." or anything specific accept for one thing- **please design your project within the parameters established by the zoning board**. These officials are here to help make this process as efficient as possible for everyone involved.

I have copied the ANC representatives here who I don't believe are against "any development projects"- they are simply against those that do not have the existing community's best interest at heart. The ANC members are also active living members of the community and thankfully have taken on the charge of advocating for the rest of us in scenarios like these.

My time in addressing this matter is limited and I do hope the matter can be resolved with a reasonable adjustment to the plans. I recognize that the timing is not great but I disagree with the notion that the designs can not be further altered at this time. Please understand that we are not asking for anything special here. It is you who is asking for accommodations or an exception to the rule. It is your statement that you wont be able to provide all of what we ask that concerns me.

I don't have time to meet before the hearing but depending on how it all goes, I could offer to meet Thursday in the afternoon at 1:30pm

Be well.

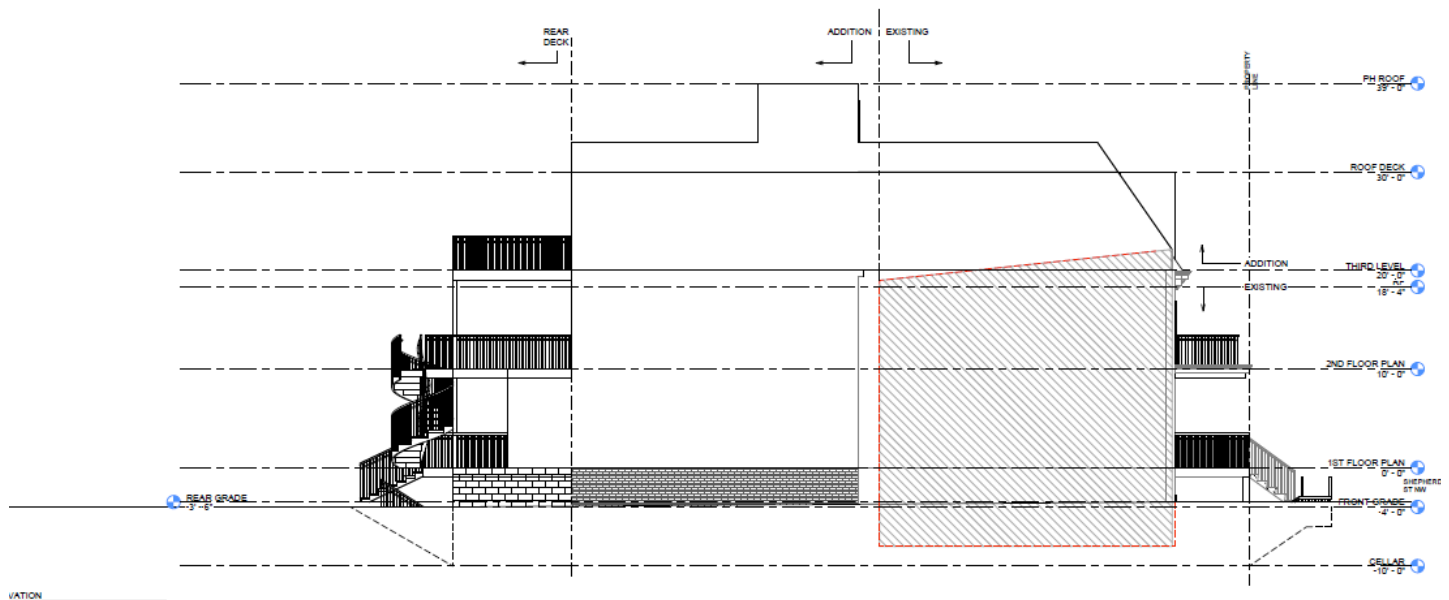
From: Alper Akan <alperakan@outlook.com>
Sent: Friday, July 10, 2026 1:49 PM
To: Janelle Gill <janelle@janellegill.com>
Cc: Jeremiaslovos@gmail.com <jeremiaslovos@gmail.com>
Subject: RE: 710 Taylor Project

While filing for BZA, every homeowner around **200** feet of the subject property gets mailed about the BZA case and the proposed development. The notice you received recently about NNF is for underpinning and for the construction project. BZA and DOB permits run on 2 independent parallel paths. Correct, we were not able to get in touch with you directly, but I reached out to Jose to discuss the details of the project but my various reach outs have been ignored so at some point I stopped asking as we cant force anybody if they aren't interested in hearing what the project is about. I hope our interaction didn't start with ANC coming to and feeding all this info but since the rear of the house undermaintained and is boarded up and hvac duct is serving an open air space, we tried a few times and didn't get a response, we assumed property wasn't occupied full time (I mean no disrespect here and just stating what took place)

The BZA poster, permit application, affidavit of maintenance is all posted on front window/door which has our information. We told in the ANC meeting that at least we made a honest attempt and haven't received any objection and/or heard anything back.

You all asked for considering opening up the solid side walls of the decks so we considered that and changed the design to reflect that. Not sure why you are saying it doesn't help with air and light but we placed railing instead of solid walls like below. It's a trade of between light&air and privacy. We typically opt in for privacy but we honored your request and replaced with railing. You can see that below. Previously attached plans should reflect the same.

Board of Zoning Adjustment
 District of Columbia
 CASE NO. 21430
 EXHIBIT NO. 31A



As far as the 10ft rule, your house at some point had an interior living space in what seems to be open space right now. Looks like the addition was taken down partially and you just didn't build it back up. So the 29ft you are referring isn't really 29ft. I am a bit confused at this point what ANC is supporting or opposing besides opposing to any development project that comes their way. We previously added carriage houses like you and Jose have (which is a matter of right) but kept rear additions minimal to reach to the maximum lot coverage, they objected that also. Since you both have garages/carriage house already in place but it would have blended better but we solely didn't go that route because of ANC's continuous pushback on carriage houses and their use case. At this point, It's a bit too late to change design since we are significantly invested in the designed that we provided you and we have been on hold since December and ANC kept pushing the can down the road when we started with them months ago. I wish they didn't wait until the last minute to come to you and submit the letter at the very at the end of the process and we had a chance to discuss all of these earlier. Unfortunately, we won't be able to provide all of what you asked but we are able to open the side walls of the decks, I hope you take it as showing some flexibility.

If you still want to get together and chat please let us know, we will stop by and have a face to face meeting with you. I don't want this delayed interaction to start our relation the wrong way. We will try our best to accommodate what we can so at the end, it will be within 3 of us to deal with going forward.

Thanks,

From: Janelle Gill <janelle@janellegill.com>
Sent: Wednesday, July 1, 2026 8:49 AM
To: Alper Akan <alperakan@outlook.com>
Cc: Jeremiaslovos@gmail.com
Subject: Re: 710 Taylor Project

Peace.

Thank you for reaching out. I have copied Jose in this email.

I did receive a copy from your design team of your submission to the DOB for the underpinning Permit B2606135 via mail two days ago (June 29, 2026). Thank you for that.

It appears that there may be a mix up of some sort regarding any other contact. I did not receive any direct outreach from your team before the BZA hearing. I'm not aware of a bell ringing visit, a videomail or mailed copy of the application from you or your contact. The only interaction I have had with anyone at 710 after the previous owner was a brief introduction/conversation with Serkan who misrepresented himself as the new neighbor "living at 710 Taylor St."

I understand that sometimes things may go astray with the mail but I want to this record to reflect that no other contact was received.

I appreciate that your team has been working with design professionals to address some of the community's concerns. I reviewed the BZA package you sent, and I want to flag something before we discuss further: the rear addition dimensions in these drawings still show the same 29'-1" projection on the east side (closest to my property) and 21'-1" on the west side as the original application. Since those dimensions are what drive the massing, shadow, and light/air impact, I'm not yet seeing the improvement you described in your email. It's possible the deck side walls were adjusted in a way that isn't obvious to me from these drawings, so I'd appreciate clarity on exactly what changed. Can you outline exactly what changes have been made to address our objections?

Could you confirm whether this is the most current, updated set reflecting the redesign, or whether there's a more recent revision I should be looking at? If there is a newer set, a redline or revision-cloud comparison showing what changed from the version submitted before the hearing would be very helpful for me to properly evaluate the update.

To be abundantly clear, I would like to uphold the parameters established by the zoning board for the sake of the whole community. I understand that you are a developer trying to make the most of your investment. There are families who live here and have lived here for many years who may not have the resources that you have available to you, to build out to the extent that you are proposing. If we allow the exception to be made for your extension, it sets a precedent that could allow for others to do the same creating a scenario in which someone might find themselves living between two "wall extensions" that create a tunnel effect - something the zoning board was wise enough to foresee, thus the 10' limitation. In the end, it would be great if your plans would honor the parameters set by the zoning board.

In the spirit of your aspiration to be great neighbors to the community, I hope you reconsider the impact of keeping the project feasible or redefine what is feasible.

Be well
Janelle Gill
708 Taylor Street NW

From: Janelle Gill <janelle@janellegill.com>
Sent: Tuesday, June 30, 2026 2:20 PM
To: Alper Akan <alperakan@outlook.com>
Subject: Re: 710 Taylor Project

Thank you Al. Ill look these over and get back to you.
Be well
Janelle

From: Alper Akan <alperakan@outlook.com>
Sent: Tuesday, June 30, 2026 2:10 PM
To: Janelle Gill <janelle@janellegill.com>
Subject: Re: 710 Taylor Project

Hi Janelle,

My name is Alper. Reaching out about the construction project next door at 710 Taylor. I think there has been a misunderstanding about our interaction with you. I wanted to clear that up first. We mentioned that we have been in contact with Jose (712 Taylor) and haven't heard anything back from him. We rang your bell a few times when we were there and left a videomail with my contact but haven't been able to get in touch with you directly. We mailed you a copy of the application a while back and haven't heard any objections back until the BZA meeting. We would have loved to work with you a bit earlier if we knew about your objections but at least, we were able to address some of them.

We aspire to be great neighbors to the community and are trying to accommodate the community requests to the greatest extent possible and it keeps the project still feasible. After extensive discussions with our design professionals, we were able to redesign the side walls of the decks to reduce the footprint of the new units. This should address some of your air/light etc. issues. Feel free to reach out if you want to discuss anything further. Updated plans are attached which will be filed with BZA for the next meeting.

Thanks,

Al