

12 February 2026

3207 Rittenhouse St., N.W.

Washington, D.C. 2001

To: District of Columbia Board of Zoning Adjustment

Re: BZA Case No. 21440

We are close neighbors of 6117 32nd Place, N.W. and familiar with the Paul and Kathy Rosembaum residence renovation project. The northwest corner of our yard is about 50 feet from the Rosembaum's property and the view from our backyard includes nearly the entire south and east sides of their new construction.

We are familiar with the project and the zoning issue that arose after construction had begun and after the foundation extension (following the original, intact, foundation wall on the north side) had been inspected and approved.

We have absolutely no objection to the requested variance and very much look forward to seeing the project move forward to completion!

The house will be a lovely addition to the neighborhood. It is a traditional design in keeping with the architecture of the area, and its size is proportionate to others on the street. It will enhance the neighborhood, and it will certainly contribute to increasing the property value of all our homes in the immediate area.

While the renovated house is, indeed, substantially larger than the original structure, it is, actually, smaller than many additions to similar properties in this immediate area. For example, the house two blocks away, at 6120 30th Street (a recent total gutting and add-on), is at least as large, and the five-foot existing boundary was retained.

We stroll through Chevy Chase DC daily with our dog and, since learning of the Rosembaum's problem, have noted about a dozen similar-sized homes, with new equivalent (or larger) additions. They all involved extending foundations along existing lines, maintaining five-foot side yards.

Sincerely,

Robert Keith and Donna Bonar