

441 4th Street, N.W.
Suite 210S
Washington, DC 20001

**RE: Letter of Opposition - BZA Case No. 21475 - 1226 F
Street, NE**

Dear ANC 6A Commissioners and Board of Zoning Adjustment
members,

I/we write to express strong opposition to the application for
zoning relief for **1226 F Street NE, Case 21475**.

As homeowners in the affected area, it is important that our
neighborhood character be preserved. I/we know you take your
stewardship of DC neighborhoods seriously and appreciate your
careful consideration of my/our concerns.

I/we are deeply concerned that the requested zoning exceptions
would further reduce neighboring properties' access to light, air
and privacy. The variances requested will adversely impact
many homes that already have limited exposure to sunlight and
will introduce significant privacy concerns by create lines of
sight into adjacent and abutting properties that do not currently
exist.

Beyond the direct effects on neighboring homes, I/we believe
the requested relief is inconsistent with the established character
of this part of Capitol Hill and the District of Columbia, Office
of Zoning *Residential Flat Zones Handbook*. The proposed
design departs from those standards by introducing a structure
that is substantially more imposing than nearby homes.

I/we respectfully ask that you deny the requested zoning relief.
Thank you for your time and consideration.

Respectfully,

Name: Andrea Simmons

Date: 7/15/24

Signature: Andrea Simmons

Address: 1249 Maryland Ave NE

Board of Zoning Adjustment
District of Columbia
CASE NO. 21475
EXHIBIT NO. 29