

OFFICE OF ZONING
GOVERNMENT OF THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT



NOTICE OF VIRTUAL PUBLIC HEARING

TIME AND PLACE: Wednesday, November 4, 2026, @ 9:30 a.m.

Via WebEx: <https://dcoz.dc.gov/BZA11-04-2026>

Via Telephone: 202-860-2110 Access code: 2303 526 3076

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

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

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

Application No. 21511 of Thomas and Emily Beline

Address: 311 F Street N.E. (Square 779, Lot 73)

ANC: 6C

Relief: 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 two-story accessory building, in the rear of an existing, attached, three-story flat in the RF-1/CAP 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.

Those who wish to testify at the public hearing **must** be present when their case is called. The order of cases may change at the Board’s discretion. Participants are encouraged to visit <https://dcoz.dc.gov/service/watch-live-virtual-zcbza-hearingsmeetings> to watch the live broadcast of the hearing starting at 9:30 a.m. to hear the order of cases and may listen periodically to monitor the cases the Board is hearing at any point.

GOVERNMENT OF THE DISTRICT OF COLUMBIA

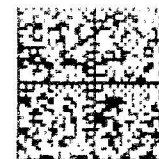
OFFICE OF ZONING

441 4th STREET, N.W. SUITE 200-S/210-S

WASHINGTON, D.C. 20001

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US POSTAGE

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KIMM, CHANTELLE M

533 3RD ST NW

WASHINGTON DC 20001-2703

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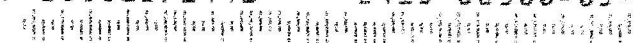
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DAVIS, JERRY E

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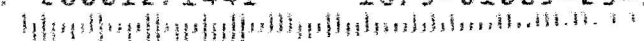
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KOUTROMANOSO, PETE

10416 FEWELL AVE
KENSINGTON MD 20895



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