

VIA IZIS AND HAND DELIVERY

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May 30, 2019

Frederick L. Hill, Chairperson  
Board of Zoning Adjustment  
441 4<sup>th</sup> Street, N.W., Suite 200S  
Washington, D.C. 20001

**RE: BZA VARIANCE AND SPECIAL EXCEPTION APPLICATION  
1515 RHODE ISLAND AVENUE, N.W. – LOT 149, SQUARE 195 (THE “PROPERTY”)**

Dear Chairperson Hill and Members of the Board:

On behalf of NW DC Property, LLC, (the “Applicant”), please accept the enclosed application for a Variance. The Applicant requests relief from the requirements of Zoning Regulations Subtitle U § 410.1(d), Subtitle F § 604.1, and Subtitle F § 605.1 to permit partial enclosure of an existing outdoor courtyard area in order to create new indoor function space for the existing matter of right hotel in the RA-10 Zoning District at the Property.

The application package includes the following materials:

1. Application form;
2. Authorization letter;
3. Fee calculation form;
4. Statement of existing and intended use;
5. Copy of the current Certificate of Occupancy;
6. Zoning self-certification form;
7. Certification of proficiency;
8. Proposed architectural plans and elevations;
9. List of names and mailing addresses of owners within 200 feet;
10. Statement of the Applicant;
11. Surveyor’s plat;
12. Photographs of the Property;
13. Statement of community outreach;
14. Summary of witness testimony;
15. Resume of the expert witnesses; and
16. Certificate of service for the Office of Planning and ANC 2B.

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We believe that the application is complete and acceptable for filing, and we request that the Board schedule a public hearing for the application as soon as possible. If you have any questions or require additional information, please do not hesitate to contact me. Thank you for your attention to this matter.

Sincerely,

A handwritten signature in blue ink, appearing to read "G. Evan Pritchard", with a large, stylized flourish at the end.

G. Evan Pritchard, Esq.

Enclosures

Cc: Keith Baker  
Lorena Val  
Lewis Goetz  
Matthew Allman