

District of Columbia
Board of Zoning Adjustment
441 4th Street, NW
Suite 200S
Washington, DC 20001

May 15, 2025

Dear Board of Zoning Adjustment,

As the owners of the property located at 451 Park Road NW, we respectfully submit this Statement of Compliance with Section 3130.6 and request a time extension for our application under section 705.2 (C)(1), due to our inability to obtain sufficient project financing stemming from economic and market conditions beyond our reasonable control.

Since initiating this project in 2019, our financial circumstances have substantially changed. Initially, both homeowners maintained full-time employment. However, due to the COVID-19 pandemic, market conditions resulted in Hoa Bergerson losing her full-time position. Additionally, in 2021, the U.S. Department of State assigned Chris Bergerson to an overseas post where, due to local labor laws, Hoa was not legally permitted to work. Consequently, our family income was significantly reduced to a single salary.

Moreover, market conditions have dramatically increased the project's costs since our initial estimates. Specifically, construction loan interest rates and material expenses have risen considerably, further complicating our efforts to secure adequate financing.

We have proactively engaged multiple financial institutions and explored various loan programs without success in securing the necessary funds. Nevertheless, we continue to believe in the long-term viability and value of this project. We anticipate being able to secure financing upon our return to the United States when Hoa regains authorization to work domestically.

Thank you for your consideration of our request.



Chris & Hoa Bergerson, Owners of:
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