

June 11, 2026

VIA IZIS

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

Re: 3414 O Street NW (Square 1228, Lot 0814) (the “Property”) – Application for Special Exception Relief from the Maximum Permitted Lot Occupancy Provisions of Subtitle D § 210.1 and Maximum Permitted Rear Extension of Subtitle D § 207.4

Dear Chair Pourciau and Members of the Board:

Please accept for filing the enclosed application of Robert F. Dodds, Jr. (the “**Applicant**”) for special exception relief from (i) the maximum permitted lot occupancy provisions of Subtitle D § 210.1 and (ii) the maximum permitted extension of the rear wall from an adjoining principal residential building of Subtitle D § 207.4. The relief requested will permit an addition to the rear of an existing two-story single-family dwelling at the Property. The Applicant respectfully requests that the Board consider this application pursuant to its expedited review procedures of Subtitle Y § 401.

The application package includes the following materials:

- Authorization letter authorizing Goulston & Storrs, P.C. to file this application on the Applicant’s behalf (Exhibit A);
- A plat, prepared by the DC Surveyor, showing all existing and proposed structures on the Property (Exhibit B);
- Statement of the Applicant, including a statement of existing and intended uses of the Property and a statement of community outreach (Exhibit C);
- BZA Form 135 – Zoning Self-Certification (Exhibit D);
- Architectural Plans and Elevations (including Color Photos) (Exhibit E);
- Certificate of Proficiency (Exhibit F);

- Lists of names and mailing addresses (including mailing labels) of the owners of all property within 200 feet of the boundaries of the Property (Exhibit G);
- Zoning Map (Exhibit H);
- Statement of Public Outreach (Exhibit I); and
- Solar Affidavit (Exhibit J).

Pursuant to Subtitle Y § 1600.1(d), enclosed with this filing is the application fee of \$325.00. We believe this application is complete and acceptable for filing. We request that the Board consider this application pursuant to its expedited review procedures of Subtitle Y § 401. Please feel free to reach out to Jeff at (202) 721-1132 or Lee at (202) 721-1153 if you have any questions. Thank you for your attention to this application.

Respectfully submitted,

____/s/_____
Jeffrey Utz

____/s/_____
Lee Templin

Certificate of Service

The undersigned hereby certifies that the foregoing document was delivered by electronic mail to the following address on June 11, 2026.

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____/s/_____

Lee Templin
Attorney for the Applicant