BEFORE THE ZONING COMMISSION
OF THE DISTRICT OF COLUMBIA

In Re: 5111 Connecticut Ave., N.W.	)	
Square 1989, New Lot 162	)	BZA Appeal No. 16716
Previous Lots 49-57 & 161	)	
	)	
Appeal of:	)	
	)	
Nebraska Avenue Neighborhood	)	
Association	)	
	)	
Advisory Neighborhood	)	
Commission 3G	)	

Statement by ANC 3G

ANC 3G opposes the Zoning Commission's proposal to dismiss its sua sponte review on grounds of mootness. Last year, the Commission set down for review a petition to downzone the property in question, and last spring the Commission voted to rezone the property from R-5-D to R-5-B. Under the Zoning Commission regulations, any additional building permits on this property must comply with the R-5-B zoning requirements. Nothing in the zoning regulations for R-5-B permit a building in an R-5-B zone to include rooftop structures of the sort and at the elevations proposed by Sunrise. Accordingly, there is no basis to approve the new application for a revised building permit.

Respectfully submitted,

Joseph L. Bishop/ars

Joseph L. Bishop
Vice Chair, ANC 3G

November 30, 2001
(Sent by FAX and Mail)

cc: Maureen Dwyer, Esq.
Ellen McCarthy, Office of Planning
Michael Johnson, Zoning Administrator
Charlotte W. Parker, Esq., 441 4th St. N.W., Room 450

BZA
Case No. 16716
Exhibit No. 12

ZONING COMMISSION
District of Columbia
CASE NO.01-26
EXHIBIT NO.12

Certificate of Service

I herby certify that a copy of the ANC 3G statement by ANC 3G Re: BZA appeal No 16716 was sent by first class mail on Friday November 30, 2001 as follows to:

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Allen E. Beach
Secretary
ANC 3G

November 30, 2001
Cc: Office of Zoning FAX 727-6072