



ANC1B

Government of the District of Columbia
PO Box 73710, Washington, DC 20056

**Myla Moss, Phil Spalding, Catherine Hammonds, Deairich R. Hunter, Brianne Nadeau, Meghan Conklin
Zachary Wright, Rosemary Akinmboni, Thomas K. D. Smith, Nate Mathews, Raymond Wright**

2 February 2007

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D.C. OFFICE OF ZONING

2007 FEB 15 AM 11:29

Ms. Carol Mitten, Chair
District of Columbia Zoning Commission
Suite 210 South
441 4th Street NW
Washington, DC 20001

**RE: ZC 06-47
Minimum lot area and lot occupancy requirements for Apartment
Houses in the R-4 Zone District—Text Amendment**

Dear Chairman Mitten:

At its regularly scheduled meeting on February 1, 2007 (notice of which was properly given, and at which a quorum of seven of eleven members was present) ANC1B voted unanimous (7-0) support to the text amendment proposed in ZC 06-47. ANC1B's territory does include significant R4 zoned land, and have been regularly asked to review requests to increase density beyond allowed density and lot coverage. We believe this text amendment is consistent with the new Comprehensive Plan's language on preserving row house districts, and that it will clarify regulatory language on apartment conversions. We have designated Commissioner Spalding to represent ANC1B on this case, and do request that the Zoning Commission accord great weight to our endorsement of this text amendment.

Sincerely,

Deairich R. Hunter, Chairman

Brianne K. Nadeau, Secretary

CC: **Joel Lawson, OP
Councilmember Jim Graham**

ZONING COMMISSION
District of Columbia

CASE NO. 06-47
EXHIBIT NO. 4

ZONING COMMISSION
District of Columbia
CASE NO.06-47
EXHIBIT NO.6