

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Board of Zoning Adjustment

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D.C. OFFICE OF ZONING
2019 JUL 10 PM 1:01



June 10, 2019

TO WHOM IT MAY CONCERN:

BZA Application No. 20073

Notice is hereby given that the Board of Zoning Adjustment (Board) will hold a public hearing on **Wednesday, July 24, 2019 at 9:30 am**, at the Jerrily R. Kress Memorial Hearing Room, One Judiciary Square, at 441 4th Street, N.W., Suite 220 South, Washington, D.C., 20001, concerning the following application:

Application of Oxbridge Development QOZB at Fourth Street NE LLC, pursuant to 11 DCMR Subtitle X, Chapter 9, for special exceptions from the retaining wall requirements of Subtitle C § 1401.7, under the inclusionary zoning provisions of Subtitle C § 1001.2(e)(3), and from the lot width requirements of Subtitle E § 201.1, to raze an existing detached principal dwelling unit, and subdivide the lot to construct three new, attached flats in the RF-1 Zone at premises 2637 4th Street N.E. (Square 3634, Lot 803).

WHY YOU ARE RECEIVING THIS NOTICE

An Applicant in your neighborhood is seeking zoning relief for a project or use that is not allowed as a matter of right for the zoning district. The Zoning Regulations of the District of Columbia (Regulations) require such applicants to appear before the Board at a public hearing to make their case. The Regulations also require that notification of the public hearing be provided to property owners within 200 feet of the subject property indicated in the application, based on DC Office of Tax and Revenue records.

HOW TO FAMILIARIZE YOURSELF WITH THE CASE

In order to review exhibits in the case, follow these steps:

- Visit the Office of Zoning (OZ) website at <http://dcoz.dc.gov>
- Under “Services”, click on “Interactive Zoning Information System”.
- Click on “Go to Case Records”.
- Enter the BZA application number indicated above and click the search button.
- The search results should produce the case on the right. Click “View Details”.
- Click “View Full Log”.
- This list comprises the full record in the case. Simply click “View” on any document you wish to see, and it will open a PDF document in a separate window.

PLEASE NOTE:

This case may be **RESCHEDULED OR WITHDRAWN** prior to the scheduled hearing date noted above. **Visit the online BZA calendar at <https://app.dcoz.dc.gov/Content/Schedule/Calendar.aspx> to confirm the hearing date, if you plan to participate in the case.**

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Board of Zoning Adjustment
District of Columbia
CASE NO.20073
EXHIBIT NO.31

