



GOVERNMENT OF THE DISTRICT OF COLUMBIA
Dupont Circle Advisory Neighborhood Commission 2B

April 2, 2021

Mr. Frederick Hill
Chairperson
Board of Zoning Adjustment
441 4th Street NW, Suite 210S
Washington, DC 20001
bzasubmissions@dc.gov

RE: 1415 S Street NW (BZA #20426)

Dear Chairperson Hill,

At its regular meeting on March 10, 2021, the Dupont Circle Advisory Neighborhood Commission (“ANC 2B” or “Commission”) considered the above-referenced matter. With 9 of 9 Commissioners in attendance, a quorum at a duly-noticed public meeting, the Commission approved the following resolution by a vote of (9-0-0):

WHEREAS, ANC 2B finds that the owner of 1415 S Street NW, the applicant for Board of Zoning Adjustment (BZA) application #20426, is seeking special exceptions from the lot occupancy requirements, rear yard requirements, and penthouse setbacks to construct a new, one-story porch addition with entry stairs to their existing attached principal dwelling unit,

WHEREAS, ANC 2B, in March of 2021, reviewed in a Zoom online meeting the architectural plans, elevations, and color photographs, and received a presentation on the project using the materials submitted to BZA by the applicant in January of 2021,

WHEREAS, ANC 2B’s Land Use Committee (LUC) previously reviewed these plans on March 3rd, 2021 in a Zoom online meeting and did not find reason to oppose the relief sought,

WHEREAS, ANC 2B recognizes that the owner represented that they reached out to adjacent neighbors and have received no replies from adjacent neighbors at 1413 S Street NW and 1417 S Street NW, and a support statement from the neighbor immediately behind the property at 1402 Swan Street NW, and

WHEREAS, ANC 2B believes that the relief sought appears to be in harmony with the general purpose and intent of the zoning regulations and zoning maps and does not appear to adversely affect the use of neighboring properties in this context.

THEREFORE, BE IT RESOLVED that ANC 2B supports BZA application #20426 for 1413 S Street NW as presented in March of 2021.

Commissioners Kyle Mulhall (2B09@anc.dc.gov) and Daniel Warwick (2B02@anc.dc.gov) are the Commission's representatives in this matter.

ON BEHALF OF THE COMMISSION.

Sincerely,

A handwritten signature in blue ink that reads "Daniel Warwick". The signature is written in a cursive, flowing style.

Daniel Warwick
Chair