



**GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
OFFICE OF THE ZONING ADMINISTRATOR**

January 5, 2018

VIA ELECTRONIC AND REGULAR MAIL

To: David H Smith
3520 S Street N.W.
Washington, D.C. 20007
davidhuntersmith@googlemail.com

Re: **3520 S Street N.W. (Square 1303, Lot 29)**

NOTICE OF CANCELLATION OF PERMIT G1700076

This is official notice from the Department of Consumer and Regulatory Affairs (“DCRA”) that Garage Permit No. G1700076 (the “Permit”) issued on January 3, 2018 authorizing the “NEW 2 STORY ACCESSORY BUILDING: GARAGE ON 1ST FLOOR, ADU ON 2ND FLOOR.” at 3520 S Street NW, Washington, D.C. 20007, known for assessment and taxation purposes as Lot 29 in Square 1303 (the “Property”), and located in the R-20 zone, is **hereby cancelled and declared null and void**, effective immediately as of the date of the service of this notice pursuant to Section § 105.6.1.1(2) of the District of Columbia Building Code (Title 12A of the District of Columbia Municipal Regulations (“DCMR”):

“The code official shall have the right to declare a permit null and void, if the agency determines that the permit was erroneously issued as the result of administrative or clerical error and notifies the permit holder of the error within five business days of permit issuance. Upon such notification, the permit holder shall promptly surrender the permit for cancellation, however, the failure to surrender the permit voluntarily for cancellation shall not affect its invalidity and the permit shall be cancelled upon notification to the permit holder in accordance with Section 105.6.3.”

DCRA issued the Permit due to administrative error because the Permit authorized the construction of an accessory building that exceeds the allowable height in violation of Section D-1209.4 of the Zoning Regulations (Title 11 of the DCMR). This notice is served within the five business days specified by Section 105.6.1.1(2) of the Building Code. Accordingly, DCRA hereby cancels the Permit, effective immediately as of the date of service of this notice. The Permit should be promptly surrendered to DCRA upon receipt of this notice.

Any questions about this Notice may be directed to the Office of the Zoning Administrator at (202) 442-4576 or via email at matt.legrant@dc.gov.

Date: 1/9/18


Matthew Le Grant
Zoning Administrator