

**BOARD OF ZONING ADJUSTMENT
REVISED PUBLIC HEARING NOTICE
TUESDAY, JANUARY 25, 2005
SECOND FLOOR HEARING ROOM, SUITE 220-S
441 4TH STREET, N.W.
WASHINGTON, D.C. 20001**

TO CONSIDER THE FOLLOWING: The Board of Zoning Adjustment will adhere to the following schedule, but reserves the right to hear items on the agenda out of turn.

**9:30 A.M. TO 12:00 P.M. MORNING SESSION
1:00 P.M. TO 6:00 P.M. AFTERNOON SESSION**

A.M.

WARD EIGHT

17273
ANC-8A **Application of The Darrell Green Youth Life Foundation,** pursuant to 11 DCMR § 3104.1, for a special exception to establish a private school (Youth Learning Center and ancillary office - 40 students and 3 staff) under section 206, or in the alternative a special exception for a child development center under section 205, in the R-5-A District at premises 2629 Douglas Road, S.E. (Square 5871, Lot 147).

WARD FOUR

17274
ANC-4B **Application of Mario Alas and Haydee Vanegas,** pursuant to 11 DCMR § 3103.2, for a variance from the floor area ratio requirements under section 771, a variance from the rear yard requirements under section 774, and a variance from the off-street parking requirements under subsection 2101.1, to allow a two story addition to an existing one-story restaurant (office space proposed on the top floor) in the C-2-A District at premises 6303 Georgia Avenue, N.W. (Square 2978, Lot 41).

P.M.

WARD ONE

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17275 **Application of Republic of Lithuania**, pursuant to 11 DCMR §
ANC-1C 1002, to permit the expansion of a chancery for the Embassy of
Lithuania in the D/R-5-B and R-5-D Districts at premises 2622 16th
Street, N.W. (Square 2575, Lot 32).

WARD THREE**THIS APPLICATION WAS CONTINUED FROM THE NOVEMBER 9,
2004, PUBLIC HEARING SESSION:**

17229 **Application of Hillwood Museum and Gardens**, pursuant to 11
ANC-3F DCMR § 3103.2, for a variance to allow modification of certain
previous conditions of BZA Orders (including BZA Order No.
16019), Governing the operation of an approved museum under
section 201, in the R-1-A District at premises 4155 Linnean Avenue,
N.W. (Square 2245, Lot 1).

WARD ONE**THIS APPLICATION, AMENDED BY THE APPLICANT, WAS CONTINUED
FROM THE NOVEMBER 16, 2004, AND DECEMBER 21, 2004, PUBLIC
HEARING SESSIONS:**

17232 **Application of RLA Revitalization Corporation**, pursuant to 11
ANC-1A DCMR § 3104.1, for a special exception from the roof structure
requirements under section 411, and pursuant to 11 DCMR § 3103.2,
for a variance from the off-street parking requirements under
subsection 2101.1, *or in the alternative*, for a special exception from
the roof structure requirements under section 411, a special
exception pursuant to 11 DCMR § 2108 to reduce the amount of
required parking spaces by no more than twenty-five percent (25%),
and a variance from section 2115.9 to permit attendant assisted
parking in the C-3-A District to permit a multi-use commercial
establishment in the C-3-A District at premises 1400-1420 Park
Road, N.W., 3100-3220 14th Street, N.W., and 1417-1437 Irving
Street, N.W. (Square 2674, Lots 719, 720, 812, 832, 863, 866, 869,
870, 871, and 872).

PLEASE NOTE:

Failure of an applicant or appellant to appear at the public hearing will subject the application or appeal to dismissal at the discretion of the Board.

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Failure of an applicant or appellant to be adequately prepared to present the application or appeal to the Board, and address the required standards of proof for the application or appeal, may subject the application or appeal to postponement, dismissal or denial.

The public hearing in these cases will be conducted in accordance with the provisions of Chapter 31 of the District of Columbia Municipal Regulations, Title 11, and Zoning. Pursuant to Subsection 3117.4 of the Regulations, the Board will impose time limits on the testimony of all individuals.

Individuals and organizations interested in any application may testify at the public hearing or submit written comments to the Board. Individuals and organizations wishing party status in any case before the Board must request that status and should do so in writing not less than fourteen (14) days prior to the date set for the public hearing on the particular application in accordance with Subsection 3106.2. All requests and comments should be submitted to the Board

through the Director, Office of Zoning, 441 4th Street, NW, Suite 210, Washington, D.C. 20001. Please include the case number on all correspondence. FOR FURTHER INFORMATION, CONTACT THE OFFICE OF ZONING AT (202) 727-6311.

GEOFFREY H. GRIFFIS, CHAIRPERSON, RUTHANNE G. MILLER, VICE CHAIRPERSON, CURTIS L. ETHERLY, JR., JOHN A. MANN II, AND A MEMBER OF THE ZONING COMMISSION ----- BOARD OF ZONING ADJUSTMENT, BY JERRILY R. KRESS, FAIA, DIRECTOR.

PHN 1/25/05 rsn

**BOARD OF ZONING ADJUSTMENT
PUBLIC HEARING NOTICE
TUESDAY, FEBRUARY 15, 2005
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A.M.

WARD THREE

17286
ANC-3C **Application of Grace Guggenheim**, pursuant to 11 DCMR § 3104.1, for a special exception to allow additions to an existing single-family semi-detached dwelling under section 223, not meeting the lot occupancy (section 403), rear yard (section 404), side yard (section 405), and nonconforming structure provisions (subsection 2001.3) in the R-3 District at premises 2912 Cortland Place, N.W. (Square 2103, Lot 60).

WARD FIVE

17287
ANC-5C **Application of Robin Epstein**, pursuant to 11 DCMR § 3104.1, for a special exception to construct a two-story rear addition to an existing single-family row dwelling under section 223, not meeting the lot occupancy (section 403) and rear yard (section 404) requirements in the R-4 District at premises 1542 1st Street, N.W. (Square 552, Lot 199).

WARD SEVEN

17284
ANC-7B **Application of Miranda R. Brown**, pursuant to 11 DCMR § 3103.2, for a modification of plans under subsection 3125.8, for a four story single-family detached dwelling, that was approved under BZA Application No. 16929, dated November 22, 2002. The requested modification will allow the construction of a three-story single-family detached dwelling with mezzanine, in the R-1-B

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District, at premises 3120 Pennsylvania Avenue, S.E. (Square 5545, Lot 3).

P.M.

WARD THREE

17276 **Application of First Capital Trust LLC and T.M. Visnic Custom**
ANC-3D **Home Builders LLC**, for a special exception to allow theoretical
lots for 35 single-family detached dwellings (The project also
includes 12 single-family detached dwellings as a matter-of-right)
under section 2516, in the R-1-A District at premises 2101 Foxhall
Road, N.W. (Square 1346, Lot 822).

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VICE CHAIRPERSON, CURTIS L. ETHERLY, JR., JOHN A. MANN II,
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PHN 2/15/05 rsn