



GOVERNMENT OF THE DISTRICT OF COLUMBIA

## Advisory Neighborhood Commission 2E

Representing the communities of Burleith, Georgetown, and Hillandale

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March 5, 2022

Mr. Frederick Hill  
Chairperson  
Board of Zoning Adjustment  
441 4th Street NW, Suite 200S  
Washington, DC 20001  
[bzasubmissions@dc.gov](mailto:bzasubmissions@dc.gov)

**RE: Board of Zoning Adjustment Application for a Special Exception from the Matter-of-Right Accessory Uses to Construct a Detached Two-Story Accessory Building with Top Floor Apartment in the Rear of a Two-Story Principal Dwelling Unit at 1963 39th Street NW (BZA #20505)**

Dear Chairperson Hill,

On February 28, 2022 ANC 2E held its regularly scheduled public meeting, which was properly noticed and attended by five commissioners, constituting a quorum. At this meeting the Commission adopted the following resolution by a vote of (4-1-0) with regard to the above-referenced matter:

ANC 2E supports the use of accessory dwelling units (ADUs) that comply with the 2016 Zoning Regulations (the “code”) to address the shortage of affordable housing in our city. The ANC asks the members of the Board of Zoning Adjustment (BZA) to consider the following issues when deciding whether to approve the application pending in BZA Case No. 20505:

1. Is the proposed new stand-alone structure an “accessory building” as defined in the code, and
2. Is the dwelling unit itself an “accessory apartment” as defined in the code.

If the project conforms with the code definitions, ANC 2E believes that the BZA should approve the project as it is located in Burleith, which is not a historic district where character and appearance are separately protected.

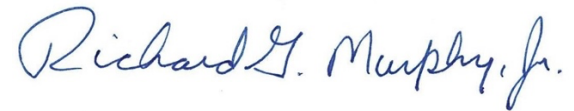
ANC 2E also recommends that BZA members examine the application’s impacts on utilities and consider any impact to the bordering National Park Service (NPS) land, as these are issues that the ANC has heard about from neighbors.

#### COMMISSIONERS:

Kishan Putta, District 1	Jenny Mitchell, District 2	Rick Murphy, District 3
Cimrun Srivastava, District 4	Lisa Palmer, District 5	Gwendolyn Lohse, District 6
	Elizabeth Miller, District 7	

Commissioners Kishan Putta ([2E01@anc.dc.gov](mailto:2E01@anc.dc.gov)) and Rick Murphy ([2E03@anc.dc.gov](mailto:2E03@anc.dc.gov)) are the Commission's representatives in this matter.

Respectfully submitted,

A handwritten signature in blue ink that reads "Richard G. Murphy, Jr." The signature is written in a cursive style with a large initial 'R' and a distinct 'Jr.' at the end.

Rick Murphy  
Chair, ANC 2E