**ADVISORY NEIGHBORHOOD COMMISSION 6B PLANNING AND ZONING COMMITTEE**

**Virtual Meeting**

**March 2, 2021, 7:00 p.m.**

1. **BZA 20409: 102 9th St SE [6B05]**

Penthouse addition for a stairway to roof deck. Special exceptions for general penthouse regulations in RF-1 zone

**Applicant**: Joseph and Elizabeth Lunsford

**Architect**: Derrick Sieber

**Hearing Date**: 3/10/2021

**IZIS**: <https://app.dcoz.dc.gov/CaseReport/CaseReportPage.aspx?case_id=20409>

**Dropbox**:

1. **BZA 18238A: 413 8th Street SE [6B03]**

Chipotle; **Special Exception** to extend the terms of the special exception granted on July 19, 2011, for an additional ten (10) years, to allow a fast food restaurant use in the MU-25 Zone   
**Attorney**: Samuel Porter, Ice Miller

**Hearing Date**: 3/31/2021

**IZIS**: <https://app.dcoz.dc.gov/CaseReport/CaseReportPage.aspx?case_id=18238A>

**Dropbox**:

1. **BZA 20422: 610 South Carolina Ave SE [6B03]**

Special Exception to construct a one story addition to two-story building for lot occupancy (53.4% existing, 60% by right, 66.7% proposed.

**Applicant**: Michael Hsu and Seema Gajwani

**Architect**: Mike Fowler, Fowler Architects

**Hearing Date:** 3/24/2021

**IZIS:**

<https://app.dcoz.dc.gov/CaseReport/CaseReportPage.aspx?case_id=20422>

**Dropbox:**

1. **BZA 20429: 411 New Jersey Ave SE [6B01]**

Multiple special exceptions and variances to construct two new principal dwelling units/rowhouses on a vacant lot

**Applicant**: MADM Development LLC

**Architect**: Mateusz Dzierzanowski, DZ Architecture  
Attorney: Martin Sullivan, Sullivan and Barros

**Hearing Date**: 3/31/2021

**IZIS**: <https://app.dcoz.dc.gov/CaseReport/CaseReportPage.aspx?case_id=20429>

**Dropbox**:

1. **BZA 20437: 411 New Jersey Ave SE [6B01]**

Special exception for number of units on lot (two-by right, three proposed) and for 10-foot rule (12 foot beyond adjoining property)

**Applicant**: Datis Properties

**Attorney**: Martin Sullivan, Sullivan and Barros

**Hearing Date**: 4/14/2021

**IZIS**: <https://app.dcoz.dc.gov/CaseReport/CaseReportPage.aspx?case_id=20437>

**Dropbox**:

1. **HPA 21-218: 15 8th Street SE [6B02]**

*Concept***:** Two-Story rear addition adjacent to alley

**Applicant**: Ted Jutras and and Erica Stanley

**Architect**: Paula Morris, Morris Architects

**Hearing Date**: 3/25/2021 or 4/1/2021

**HPO Box**: <https://app.box.com/s/dhn9muwq7e6fqor5v5v40hn1w7yanfma/folder/132203832091>

1. **Review of Zoning Administrator Decisions at 207 3rd Street SE**

*A neighbor of this property reached out to the ANC to ask about pursuing an appeal to grant a building permit for a six-unit building, despite an inconsistent use history and potentially not being grandfathered in.*

**April:**

**6B08** BZA 20445: Variance to expand restaurant use to cellar and second story in RF-1 Zone at 106 13th Street SE. April 21

**6B04** Zoning Commission text amendment on applying inclusionary zoning to the NC-6 (Lower Barracks Row) zone.