

December 10, 2021

Via DRCA E-Filing

Mr. Joseph Snider
DC Office of the Surveyor
1100 4th Street, SW
2nd Floor
Washington, DC 20024

Re: Alley Closing Application - Square 2319, Lot 77 & Square 2319, Lot 829

Dear Mr. Snider:

On behalf of Meredith Rathbone (the “Applicant”), enclosed please find eight copies of the completed application form and retail tenant displacement form for the closing of a public alley within Square 2319 (the “Alley”) (**Exhibit A**). Submitted herewith is the required filing fee of \$2,750.00. The application is submitted in accordance with 24 DCMR §§ 1400.4 and 1400.8.

A sketch showing the portion of the alley to be closed is included as **Exhibit B**. The alley closing is requested to permit the development of a swimming pool and other landscaping improvements. A Proposed Development Plan has also been included with this Application as **Exhibit C**.

The Alley proposed to be closed, part of which is unimproved part of which is improved, has a land area of approximately 1,553 square feet, is not necessary for alley purposes. The proposed closing will not disrupt the public alley system and will not interfere with access to or from any other development within Squares 2319. Moreover, the Applicant is the owner of one of the two lots surrounding the public alley to be closed.

We would appreciate you initiating the processing of the above-referenced application as soon as possible. If you have any questions, please do not hesitate to contact us.

Respectfully Submitted,

Martin P Sullivan

Martin P. Sullivan, Esq.
Sullivan & Barros, LLP
msullivan@sullivanbarros.com

/S/Alexandra Wilson

Alexandra Wilson, Esq.

December 9, 2021

via Hand Delivery

Mr. Roland Dreist, Jr.
Office of the Surveyor
1100 4th Street, SW,
Washington, DC 20024

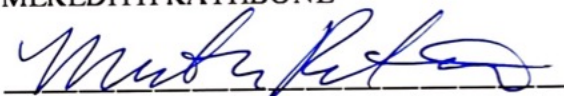
Re: Alley Closing Application (Square 2319, Lot 77 & Square 2319, Lot 829).

Dear Mr. Dreist:

I hereby authorize Sullivan & Barros, LLP to represent me, the Applicant of the above-referenced alley closing application, in all proceedings before the D.C. Office of the Surveyor concerning this application.

Sincerely,

MEREDITH RATHBONE



Owner of the property at:
5931 UTAH AVE NW
WASHINGTON, DC 20015

Date: 02/03/22

**GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
PERMIT OPERATION DIVISION
OFFICE OF THE SURVEYOR
1100 4TH STREET, S.W., 3RD FLOOR
WASHINGTON, D.C. 20024**

**INSTRUCTION FOR FILING AN APPLICATION TO CLOSE/DEDICATE A
STREET/ALLEY OR ELIMINATION OF A BUILDING RESTRICTION LINE**

Chapter 1400 of Title 24, District of Columbia Municipal Regulations (DCMR) sets forth regulations related to the process of closing streets and alleys. When an application is filed, the following information is required:

1. A completed Surveyor's Office Application Form;
2. A written statement by the abutting property owners in support of the application;
3. A letter, which describes in detail the purpose and nature of the street or alley closing;
4. A suitable sketch of the proposed closing or the building restriction line to be eliminated;
5. The initial filing fee of \$2,750.00*, made payable to the DC Treasurer; ***INCLUDED 10% ENHANCEMENT FEE**
6. A complete Retail Tenant Displacement form;
7. Eight (8) sets of the site development plans with a copy of the official street, grade, map or alley grade sheet for the particular street or alley to be closed, whenever the purpose is for the following:
 - Assembly of property for subsequent sale
 - Office building
 - Apartment house/Condominium
 - Multiple building site
 - Commercial utilization
 - Industrial utilization
 - Church affiliated use
 - Educational facility
 - Enhancement of parking
8. Public hearing and recordation fee of \$1,287.00 paid prior to public hearing date.

Note that specific requirements for the site development plan set forth in Title 24,
Chapter 14, subsections 1400.7 and 1400.8 of the DCMR

Note: Item 7 above does not apply to the District of Columbia Housing Authority; however the Authority shall submit with the application eight (8) copies of its approved development guidelines for the particular location of the closing.



**GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
PERMIT OPERATIONS DIVISION
OFFICE OF THE SURVEYOR
1104 4TH STREET, S.W., 3RD FLOOR
WASHINGTON, DC 20024**

Surveyor's Office File No. _____

_____ Date

**APPLICATION TO CLOSE/DEDICATE A STREET OR ALLEY OR ELIMINATION OF
BUILDING RESTRICTION LINE**

Location

Street(s)

Name: NA

Abutting Squares: NA

Portion to be closed/dedicated: NA

AS PER SKETCH ATTACHED

Alley(s)

Name: Public Alley

Abutting Squares: 2319

Portion to be closed/dedicated.: 4 ft. and 5 ft. public alley, and part of the 15-30 ft. public alley between lots 77 and 829 in square 2319

AS PER SKETCH ATTACHED

This application is made by:

Meredith Rathbone

Applicant's Name (print)

Telephone Number

5931 Utah Ave., NW, Washington, DC 20015

Address

I certify that the above information is true to the best of my knowledge.

/S/Alexandra Wilson

Signature of Applicant or Agent

**TO REPORT WASTE, FRAUD OR ABUSE BY ANY DC GOVERNMENT OFFICE OR OFFICIAL,
CALL THE INSPECTOR GENERAL AT 1-800-521-1639**



**GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
PERMIT OPERATION DIVISION
OFFICE OF THE SURVEYOR
1100 4TH STREET, S.W., 3RD FLOOR
WASHINGTON, DC 20024**

Retail Tenant Displacement Form

Note: The following information is required relative to provisions of DC Law 6-133 (DC Act 6-171).

Surveyor's Office File No. _____

Regarding an application for the proposed closing/dedication of the following street(s) or alley(s), the undersigned, being the applicant or the agent for the applicant, hereby makes the following representations as complete and true:

- All properties associated with the proposed closing/dedication are listed as follows:

Square 2319 Lot Number 77 and 829

- The proposed closing/dedication will or will not result in displacement of existing retail tenants because of the demolition, substantial rehabilitation, or discontinuance of an existing building.

Name	NA	Address	NA	Square/Lot	NA/NA
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2/4/2022
Date

Alexandra Wilson
Print or Type Name

/S/Alexandra Wilson
Signature

Note: This form must be completed, signed and submitted with the application.

**TO REPORT WASTE, FRAUD OR ABUSE BY ANY DC GOVERNMENT OFFICE OR OFFICIAL,
CALL THE INSPECTOR GENERAL AT 1-800-521-1639**

August 11, 2021

via Hand-Delivery

Department of Public Works
Office of the Surveyor
614 H Street, NW
Room 605
Washington, DC 20001

Re: Alley Closing Application – (Square 2319, Lot 77 & Square 2319, Lot 829).

Per DC Regs §1400.4(d), please see below for a listing of all properties (land and buildings) associated with the proposed closing;

Sq.: 2319 Lot: 0077;
Sq.: 2319 Lot: 0829

Sincerely,

Martin P Sullivan

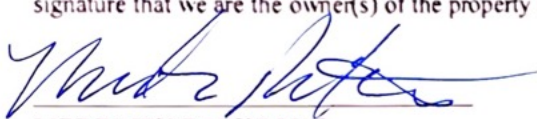
Martin P. Sullivan, Esq.

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
PERMIT OPERATION DIVISION
OFFICE OF THE SURVEYOR
1100 4TH STREET, S.W., 3RD FLOOR
WASHINGTON, DC 20024

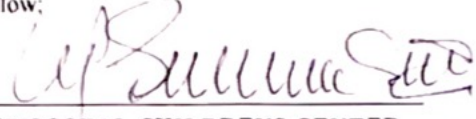
WRITTEN SUPPORT STATEMENT FOR STREET/ALLEY
CLOSING/DEDICATION OR ELIMINATION OF BUILDING
RESTRICTION LINE

Surveyor's Office File No. _____

We the undersigned owners, pursuant to §9-202.10 of the D.C. Official Code, do hereby support the application by **Mercedith Rathbone** for the closing of the **4 ft to 5 ft public alley, and part of the 15 to 30 ft public alley between lots 77 and 829 in square 2319**, and under penalty of law we represent by our signature that we are the owner(s) of the property listed below:



MEREDITH RATHBONE
5931 UTAH AVE NW
WASHINGTON, DC 20015
Lot 77, Square 2319



EPISCOPAL CHILDRENS CENTER
5901 UTAH AVE NW #7 BOARD CHAIR
WASHINGTON, DC 20015
Lot 829, Square 2319

I certify that the above owners' names agree with our records.

By:

Supervisor, Maps & Titles Section
Office of Real Property Taxes
Department of Finance and Revenue

Date

EXHIBIT A

Metes and Bounds Description

Alley Closure, Square 2319 Chevy Chase 5931 Utah Avenue, NW Washington, D.C.

BEING a parcel of land, situate, lying and being on the easterly side of Utah Avenue, NW, being a part of a Public Alley dedicated per the Opening and Closing of Alleys in Squares 2319, 2331, 2332, 2335, 2337, 2340, 2344 and 2349, pursuant to provisions of Section 1608-B of the code of Law for the District of Columbia, recorded in Book 57 at Page 23 amongst the Records of the Surveyor for the District of Columbia, and also part of Public Alley, dedicated per the Closing of Part of Utah Avenue and Part of Lot 0046 in Square 2319, pursuant to provisions of Public Act No. 307, approved December 15, 1932, recorded in Book 99 at Page 156 amongst the Records of the Surveyor for the District of Columbia, and being more particularly described as follows:

BEGINNING for the same at the easterly line of Utah Avenue, NW, said point also being the southerly corner of Lot 77, Square 2319, recorded in Book 99 at Page 173 amongst the Records of the Surveyor for the District of Columbia, and on the northerly line of a 4-foot wide Public Alley, thence running with the southerly line of Lot 77, and northerly line of said Public Alley, Square 2319, the following three courses and distances:

1. North 62°58'30" East, 206.10 feet to a point, thence
2. North 29°10'40" West, 24.00 feet to a point
3. North 02°02'00" East, 28.95 feet to the common corner of Lots 76 and 77, Square 2319, thence leaving said common line to cross and include Part of the Public Alley
4. South 29°10'40" East, 54.33 feet to a point on the common line of the Public Alley and Lot 829, Square 2319, thence with common line the following three courses and distances
5. South 62°58'30" West, 115.07 feet to a point
6. North 29°10'40" West, 1.00 feet to a point
7. South 62°58'30" West, 107.46 feet to a point on the easterly line of Utah Avenue, NW (120-ft wide)
8. North 09°25'40" West, 4.20 feet to the Point of Beginning, containing 1,553 square feet or 0.04 acres +/- of land.

Subject, however, to any and all easements, rights-of-ways, covenants, and encumbrances of record.

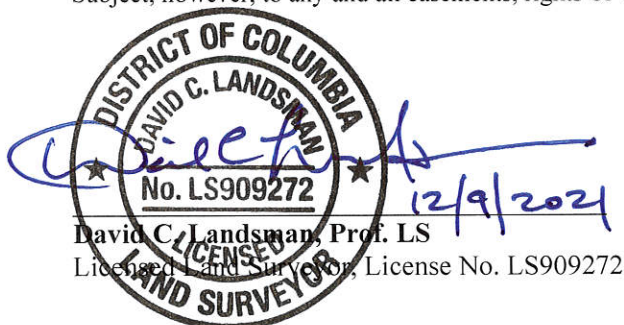


EXHIBIT B - PLAT OF ALLEY CLOSURE



CAS Engineering-DC, LLC
 Attn: David C. Landsman, PE, Prof. LS
 4836 MacArthur Boulevard, NW
 Washington, DC 20007
 (202) 393-7200 phone
 info@cas-dc.com

PREPARED FOR: STEPHEN BOCANEGRA
 & MEREDITH RATHBONE

**PUBLIC ALLEY
 (15'-WIDE)**

**PUBLIC ALLEY
 (30'-WIDE)
 (TO BE REDUCED)
 (15'-WIDE
 PROPOSED)**

N/F
 LOT 0076
 SQUARE 2319

**LOT 77
 SQUARE 2319
 9,127.65 SF**

**PUBLIC ALLEY
 CLOSURE
 1,553 SF**

N/F
 LOT 0829
 SQUARE 2319

**PUBLIC ALLEY
 (5'-WIDE)
 (TO BE CLOSED)**

**PUBLIC ALLEY
 (4'-WIDE)
 (TO BE CLOSED)**

**UTAH AVENUE, NW
 (120'-WIDE)**

**5931 UTAH AVENUE, NW
 LOT 0077
 SQUARE 2319**



CAS Project No. 21-035-DC

THIS SKETCH WAS PREPARED BASED OFF OF AVAILABLE RECORDS AND IS NOT REFLECTIVE OF AN ACTUAL FIELD SURVEY.

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