

July 21, 2015

Via IZIS

Lloyd Jordan, Chairman
Board of Zoning Adjustment
441 4th Street, NW
Suite 210S
Washington, DC 20001

Re: BZA Application No. 19024 of 1012 Harvard Street LLC (the “Applicant”); 1012 Harvard Street NW; Additional Submission Regarding Parking Assessment and Revised Plans

Dear Chairman Jordan and Members of the Board:

Please accept the attached Parking Assessment performed by Symmetra Design, dated July 17, 2015 (the “Symmetra Report”) and the attached revised plans (the “Revised Plans”) for the proposed project.

The Symmetra Report concludes that the proposed project will not adversely impact off-site parking conditions. The two (2) on-street, unrestricted parking spaces fronting the project site, and the twenty-nine curb spaces that are unrestricted between 6:30pm and 7:00am (located within one block walking distance of the project site), available during the peak period, provide significant parking spaces for the two-parking space variance relief. The Symmetra Report also notes that the Applicant has committed to a Transportation Demand Management Plan to encourage the use of non-automotive transportation choices for future residents, including the dissemination of information on current transportation programs.

In response to the Board’s request, the attached Revised Plans reflect the layout of the locations of bicycle storage and trash receptacles, at the southeast corner of the site.

Finally, the Applicant would like to note that the person in opposition at the June 23rd hearing, Mr. David Bryant, lives about 680 feet away from the subject property. When pressed by the Board to identify where he lived in relation to this project, he cryptically – and falsely – said “Behind it.” Not only is he not anywhere “behind it”, he is almost 700 feet away from it. Mr. Bryant did not speak up at either of the ANC meetings. The Applicant, in addition to the standard notice, also distributed a flyer to nearby properties, and other than Mr. Bryant’s, has not encountered any negative comments about this proposal.

Thank you for considering this additional information.

Sincerely,



Martin P. Sullivan

Enclosures