

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
Board of Zoning Adjustment



Advisory Neighborhood Commission 1B  
2000 14<sup>th</sup> Street NW  
Suite 100B  
Washington, DC 20009

JUL 27 2015

Re: BZA Application No. 19079

Dear ANC Chair:

An Applicant within the boundaries of your ANC area is seeking zoning relief for a project or use that is not provided as a matter of right for the zoning district.

A public hearing has been scheduled by the Board of Zoning Adjustment (Board) on **Tuesday, October 6, 2015 at 9:30 am**, at the Jerrily R. Kress Memorial Hearing Room, One Judiciary Square, at 441 4<sup>th</sup> Street, N.W., Suite 220 South, Washington, D.C., 20001, concerning the following application:

**Application of 2002 11th Street LLC and Industrial Bank**, pursuant to 11 DCMR § 3103.2, for variances from the public space at ground level requirements under § 633, the rear yard requirements under § 636.3, and the off-street parking requirements under § 2101.1, to allow the construction of a new mixed-use building with 33 residential units and ground floor retail in the CR/ARTS District at premises 2000-2002 11th Street N.W. (Square 304, Lots 27, 30, and 31).

**HOW TO FAMILIARIZE YOURSELF WITH THE CASE**

In order to review exhibits in the case, follow these steps:

- Visit the Office of Zoning (OZ) website at [www.dcoz.dc.gov](http://www.dcoz.dc.gov)
- Under “Featured Services”, click on “Case Records”.
- Enter the BZA application number indicated above and click “Go”.
- The search results should produce the list of case documents. Click “View Details”.
- On the right-hand side, click “View Full Log”.
- This list comprises the full record in the case. Simply click “View” on any document you wish to see, and it will open a PDF document in a separate window.

**HOW TO PARTICIPATE IN THE CASE**

As described in the Zoning Regulations of the District of Columbia (Regulations), the affected ANC is an automatic party to the case and the Board gives “great weight” to its written report.

Visit [http://dcoz.dc.gov/resources/ANC\\_Filing/index.shtm](http://dcoz.dc.gov/resources/ANC_Filing/index.shtm) for instructions on how to file the ANC report (Form 129) through the Interactive Zoning Information System (IZIS). Though ANC reports may be filed at any time prior to the Board’s final deliberation on the case, the ANC is strongly

Page 2 of 2

encouraged to submit their report no later than seven days prior to the public hearing date so that the Board has ample time to consider the ANC's position.

Please contact the Applicant or designated agent to ensure that their case can be scheduled for ANC review in advance of the public hearing:

Kyrus L. Freeman  
800 17<sup>th</sup> St. NW, Suite 1100  
Washington, DC 20006

[Kyrus.freeman@hklaw.com](mailto:Kyrus.freeman@hklaw.com)  
202-862-5978

If you have any questions or require any additional information, please call OZ at 202-727-6311.

**SINCERELY,**

A handwritten signature in black ink, appearing to read "S. Varga", with a long horizontal flourish extending to the right.

**STEPHEN VARGA, AICP, LEED Green Assoc.  
Senior Zoning Specialist  
Office of Zoning**