August 27, 2001

Advisory Neighborhood Commission 2B

By Fax and Regular Mail

Sheila Cross Reid, Chairperson
Board of Zoning Adjustment
441 4th Street, NW, Room 220
Washington, DC 20002

Re: 1140 Connecticut Avenue, N.W. – BZA Application No. 16743

Dear Chairperson Reid and Members of the Board:

On August 9, 2001, an official and duly noticed meeting of Advisory Neighborhood Commission 2B was held and a quorum was present. At this meeting, ANC 2B took up the item of CESC 1140 Connecticut Avenue L.P.'s application to the Board of Zoning Adjustment for a Variance of .061 from the maximum permitted floor area ratio (FAR) of 10.0, in connection with the renovation of the retail portion of the building.

We believe that the proposed renovation is beneficial to and in the best interest of the Dupont Circle neighborhood and the District of Columbia. The proposed renovation will significantly enhance the attractiveness of the site as well as promote a higher quality retail presence at 1140 Connecticut Avenue. Following a presentation by the Applicant and a very positive response from the commissioners and other meeting attendees, ANC 2B voted to support Application No. 16743, by a vote of 5 - 0. ANC 2B urges the District of Columbia Board of Zoning Adjustment to approve Application No. 16743.

We appreciate the Board's consideration of this matter.

Very truly yours,

ANC 2B

I. Morgan

By: Irvin Morgan, Commissioner, SMD 2B07

BZA
Case No. 16743
Exhibit No. 24

Board of Zoning Adjustment
District of Columbia
CASE NO.16743
EXHIBIT NO.24