cc

GOVERNMENT OF THE DISTRICT OF COLUMBIA
ADVISORY NEIGHBORHOOD COMMISSION 5C
680 RHODE ISLAND AVENUE, N.E., SUITE H-4
WASHINGTON, D.C. 20002

TELEPHONE: 832-1965/1966 - FAX: 832-1969
www.anc5c.org

D.C. BOARD OF ZONING
2002 JUL 23 AM 7:37

Chairperson Geoffrey Griffis
Government of the District of Columbia
Board of Zoning Adjustment
441 4th Street, N.W., Suite 220
Washington, D.C. 20001

Attention: Paul Hart, Secretary

RE: Application No. 16899 – of BDC Q Street LLC. Pursuant to 11 DCMR 3104.1, for a special exception to permit accessory parking spaces not located on the same lot as the building it serves under subsection 2116.5, in an R-4 District at premises 1st and Q Streets, N.E. (Square 3519, Lot 801).

Dear Chairperson Griffis:

This letter is written to formally and respectfully request that the D.C. Board of Zoning Adjustment waive the "seven day filing requirement for written reports from ANC's" pursuant to 11 DCMR 3307.1, in order that the attached report may become a part of the official record in the above-referenced case.

We thank you in advance for your favorable response to our request for a waiver of the seven day filing requirement for written reports from ANC's; indeed, we trust that the attached report will be given a chance to receive the "great weight" to which it is entitled.

Yours truly,

James D. Berry, Jr.
Chairperson

JDB

BZA
Case No. 16899
Exhibit No. 32

Board of Zoning Adjustment
District of Columbia
CASE NO.16899
EXHIBIT NO.32

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July 22, 2002

Chairperson Geoffrey Griffis
Government of the District of Columbia
Board of Zoning Adjustment
441 4th Street, N.W., Suite 220
Washington, D.C. 20001

Attention: Paul Hart, Secretary

RE: Application No. 16899 – of BDC Q Street LLC., pursuant to 11 DCMR 3104.1, for a special exception to permit accessory parking spaces not located on the same lot as the building it serves under subsection 2116.5, in an R-4 District at premises 1st and Q Streets, N.E., Square 3519, Lot 801).

Dear Chairperson Griffis:

I write on this occasion to inform you that the officers and members of Advisory Neighborhood Commission 5C (ANC) met on June 18, 2002 to consider, among other issues, the above-referenced application. In this regard, it is important to note that timely and proper notice was given to the public concerning this regularly scheduled monthly meeting and it should also be indicated that a quorum of our membership was in attendance when this issue was discussed with Mr. Chuck Hathway, of Bernstein Management Corporation, and subsequently decided upon by the body.

In brief, ANC 5C would like to extend its unanimous support for the applicant's request to permit accessory spaces not located on the same lot as the building it serves at 1st and Q Streets, N.E. Indeed, the parking lot at 100 Q Street, N.E. has supported the buildings at 118, 120, and 140 Q Street, N.E., for a number of years and, notably, we have determined that a continued use of the subject property for this purpose will not have an adverse impact on ANC 5C residents who live in close proximity to this location. In fact, as a condition of our support for this application, we instructed the applicant to share their plans with the leaders of the Eckington Improvement Association and others residents of the surrounding area and it is my understanding that this indigenous community organization as well as a number of neighboring citizens polled, also posed no objection to the applicant's request for special relief before the Board of Zoning Adjustment at this time.

We thank you in advance for seriously considering the position of ANC 5C with respect to BZA Application #16899. Indeed, we expect that you will give our comments on this matter the "great weight to which they are entitled.

Yours truly,

James D. Berry, Jr.
Chairperson

cc: Chuck Hathway, Bernstein Management Corporation

Members, ANC 5C

JDB

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TO: **Paul Hart, Secretary**
Board of Zoning Adjustment

Chairperson Geoffrey Griffis
Board of Zoning Adjustment

DATE: 7/22/2002

FAX #: 202-727-6072

FROM: James D. Berry, Jr., Chairperson

NO. of PAGES: 4

FAX #: 202-383-9819

SUBJECT: Application No. 16899 – of BDC Q Street LLC., pursuant to 11 DCMR 3104.1, for a special exception to permit accessory parking spaces not located on the same lot as the building it serves under subsection 2116.5, in an R-4 District at premises 1st and Q Streets, N.E., Square 3519, Lot 801).

This matter is to be considered by the BZA on the morning of July 23, 2002. Therefore, please hand-deliver to Chairman Griffis and/or Secretary Hart, upon arrival. Thanks!

JDB