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January 8, 2003

VIA COURIER

Mr. Geoffrey Griffis, Chairman
DC Board of Zoning Adjustment
441 4th Street, NW
Washington, DC 20001

Re: Special Exception Application to Replace a Telecommunications Facility at 320 McMillan Drive, NW, Washington, DC 20009

Dear Mr. Griffis:

Attached please find an application for a Special Exception filed by the undersigned on behalf of the District of Columbia Office of the Chief Technology Officer ("Applicant or OCTO"). In addition, as discussed fully herein, please accept this request for an expedited hearing on this application.

Please note that the Applicant intends to file another application shortly for a similar facility, and will ask that the BZA to consolidate the hearings. It is anticipated that the second application will be submitted within 3 to 5 days.

Overview of Proposal

The Applicant is responsible for deployment of the District's enhanced public safety radio network for the use by the Metropolitan Police Department, Fire Department/Emergency Medical Service and Emergency Management Agency (EMA).

Applicant files a special exception application for the proposed replacement and construction of telecommunications facility at 320 McMillan Drive, NW ("McMillan"), which is zoned R-5-B (residential). The property is known as Parcel 108, Lot 6, and it is approximately 104,664 square feet in size, and currently contains a 180-foot lattice telecommunications tower

BZA
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Exhibit No. 1

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EXHIBIT NO. 1

and two monopoles as well as other buildings. The new facility will consist only of a 180-foot lattice tower, consolidating the three prior facilities. Equipment will be housed in a new shelter on property grounds. A detailed description of the antennas and the location of the tower appear on the plans.

The Applicant, through undersigned counsel, has confirmed with the Zoning Administrator that no additional relief beyond the special exception is required.

The McMillan facility is on the grounds of the District's Public Safety Communications Center (PSCC) and the proposed changes are critical to the public safety radio network.

The McMillan facility is required immediately in connection with the necessary upgrades of the emergency radio system for police, fire, and emergency preparedness personnel. The new facility will be part of a eleven-site network system which will provide in-building coverage for the Fire Department, which is critical, as to provide the Police Department the ability to encrypt signals (to avoid monitoring and detection).

Pursuant to the DC Zoning Regulations, attached application package contains the following: (1) form 120 (application); (2) form 135 (zoning self-certification); (3) adjacent property list; (4) statement of existing and intended uses; (5) surveyor's plat; and (6) photographs and photo simulations of the property.

- At the time the District of Columbia applied for a Certificate of Occupancy for this property, it was exempt from this requirement. Accordingly, Applicant has not attached a Certificate of Occupancy with this application.

Request for Expedited Hearing

Applicant requests an expedited hearing for this application. The District's current emergency communications network is antiquated and does not provide sufficient capacity to support communications among the growing numbers of District and federal safety and emergency preparedness personnel. Emergency personnel are unable to communicate effectively with the current system, and the District fears that a terrorist attack or natural disaster could overwhelm the system and hinder vital communications. OCTO needs to complete construction of a new network quickly, as the current network is inadequate to meet the needs of the emergency services. Because this facility is located at the PSCC, its role in the network is vital as a hub for all emergency services operations.

Requests for Waivers of Filing Fees

Applicant is entitled to a waiver of the filing fees for this application pursuant to Section 3180.3. This section provides that a D.C. government office "shall not be required to pay a filing fee where the property is owned by the agency and the property is to be occupied for a government building or use." Because these properties are owned by the District of Columbia,

and will be utilized by the District's Office of the Chief Technology Officer to construct a communications system for its emergency personnel, this application meets the waiver requirements.

On behalf of the Applicant, we respectfully request that the Board of Zoning Adjustment accept this application and schedule a hearing. We reserve the right to update and supplement this application as necessary.

Sincerely,

Edward L. Donohue

Edward L. Donohue

Attachments