GOVERNMENT OF THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT

FEB 2 6 2003

Regina James, Chairperson
Advisory Neighborhood Commission 5B
5th District Police Station
1355 New York Avenue, N.E.
Washington, DC 20002

Re: BZA Appeal No. 16998 (2210 Adams Place, S.E.)

Dear Ms. James:

You are hereby notified to appear before the Board of Zoning Adjustment on Tuesday, April 22, 2003, at 441 4th Street, N.W., Suite 220, Washington, D.C., 20001 for a public hearing concerning the following appeal:

> **Appeal of Advisory Neighborhood Commission 5B,** pursuant to 11 DCMR §§ 3100 and 3101, from the administrative decision of David Clark, Director, Department of Consumer and Regulatory Affairs (DCRA) for the issuance of Building Permit No. B425438, for the renovation of a warehouse for use by a community corrections center. Appellant alleges that DCRA erred by issuing the building permit as the proposed use will allegedly be operated as a community based residential facility (halfway house) and therefore in violation of the prohibition of new residential use in a C-M District pursuant to section 801. The subject property is located in the C-M-2 District at premises 2210 Adams Place, N.E. (Square 4259, Parcel 154/81).

This case will be heard between 1:00 p.m. and 6:00 p.m.

You should be aware that items may be submitted to the Board by other individuals, organizations and government agencies both in support of and in opposition to your appeal. Approximately one week prior to the public hearing, you should review the file in your appeal so that you are prepared to respond to any issues that may be raised regarding your appeal. Further, if you are not clear about what information you must present to the Board in support of your appeal, please contact the Office of Zoning as soon as possible.

BZA
Case No. 16998
Exhibit No. 12

Board of Zoning Adjustment
District of Columbia
~~CASE NO. 16998~~
EXHIBIT NO. 12

If you wish to forward comments in writing directly to the Board, such comments should be addressed to the Board of Zoning Adjustment at 441 4th Street, N.W., Suite 210, Washington, D.C. 20001.

Sincerely,

JERRILY R. KRESS, FAIA
Director

Enclosure

appealhrg16998/ljp

EXCERPT FROM TITLE 11 DCMR, "ZONING

3115 ADVISORY NEIGHBORHOOD COMMISSIONS

3115.1 The written report of the ANC shall be submitted to the Board at least seven (7) days in advance of the hearing and shall contain the following information:

(a) An identification of the appeal or application;

(b) When the public meeting of the ANC to consider the appeal or application was held;

(c) Whether proper notice of that meeting was given by the ANC;

(d) The number of members of the ANC that constitutes a quorum and the number of members present at the meeting;

(e) The issues and concerns of the ANC about the appeal or application, as related to the standards of the Zoning Regulations against the appeal or application must be judged;

(f) The recommendation, if any, of the ANC as to the disposition of the appeal or application;

(g) The vote on the motion to adopt the report to the Board;

(h) The name of the person who is authorized by the ANC to present the report; and

(i) The signature of the chairperson or vice-chairperson of the ANC.

3115.2 The Board shall give "great weight" to the written report of the ANC, as required by No. 1-261, D.C. Code, 1982 ed.

3115.3 In the event the ANC submits its report on the basis of understandings, agreements, or meetings with the appellant, or applicant which later are modified by appellant or applicant, the designated representative of the ANC may comment orally concerning the specific inconsistencies. No other new matters may be presented orally by the designated representative of the ANC.