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October 7, 2003

JILL G. COOPER, AICP
202-457-1835
Internet Address:
jrgottdi@hklaw.com

VIA UNITED PARCEL SERVICE

D.C. Board of Zoning Adjustment
Suite 210
441 4th Street, N.W.
Washington D.C. 20001
Attention: Richard S. Nero

RECEIVED
D.C. OFFICE OF ZONING
2003 OCT -7 PM 12:41

Re: BZA Application No. 17073
2740 32nd Street, N.W.

Dear Mr. Nero:

Per your conversations with Chris Collins, enclosed please find an original and twenty (20) copies of the building plat with wall check data for the above-referenced property.

Should you have any questions or require any additional information, please do not hesitate to contact me.

Sincerely,

Jill G. Cooper

Jill G. Cooper, AICP
Land Use Planner

Attachments

1265074_v1

BZA
Case No. 17073
Exhibit No. 23

Board of Zoning Adjustment
District of Columbia
CASE NO. 17073
EXHIBIT NO. 23

DISTRICT OF COLUMBIA GOVERNMENT
OFFICE OF THE SURVEYOR

Washington, D.C., July 7, 2003

Plat for Building Permit of SQUARE 2119 LOT 18

Scale: 1 inch = 20 feet Recorded in Book 58 Page 20

Receipt No. 05598

Furnished to: HOLLAND & KNIGHT

Surveyor, D.C.

By: L.M.A.

I hereby certify that all existing improvements shown hereon, are completely dimensioned, and are correctly platted; that all proposed buildings or construction, or parts thereof, including covered porches, are correctly dimensioned and platted and agree with plans accompanying the application; that the foundation plans as shown hereon is drawn, and dimensioned accurately to the same scale as the property lines shown on this plat;and that by reason of the proposed improvements to be erected as shown hereon the size of any adjoining lot or premises is not decreased to an area less than is required by the Zoning Regulations for light and ventilation; and it is further certified and agreed that accessible parking area where required by the Zoning Regulations will be reserved in accordance with the Zoning Regulations, and that this area has been correctly drawn and dimensioned hereon. It is further agreed that the elevation of the accessible parking area with respect to the Highway Department approved curb and alley grade will not result in a rate of grade along centerline of driveway at any point on private property in excess of 20% for single-family dwellings or flats, or in excess of 12% at any point for other buildings. (The policy of the Highway Department permits a maximum driveway grade of 12% across the public parking and the private restricted property.)

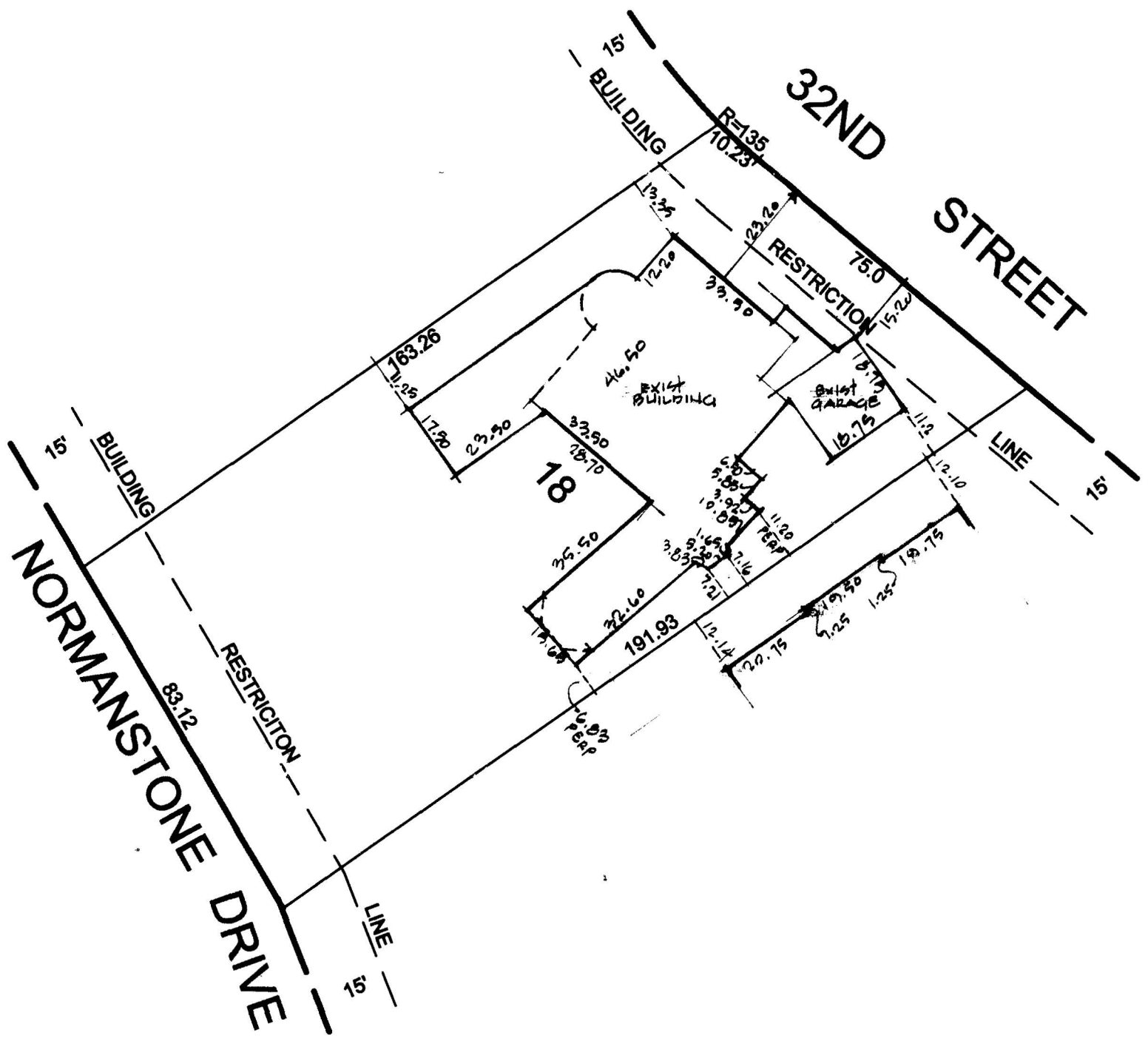
Date: _____

_____

(Signature of owner or his authorized agent)

NOTE: Data shown for Assessment and Taxation Lots or Parcels are in accordance with the records of the Department of Finance and Revenue, Assessment Administration, and do not necessarily agree with deed description.

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SO-05598(2003)