GOVERNMENT OF THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT

JUL 26 2005

Dee Hunter, Chairperson
Advisory Neighborhood Commission 1B
P.O. Box 73710
Washington, DC 20056

Re: BZA Appeal No. 17357
(1464 Harvard Street, N.W.)

Dear Mr. Hunter:

Please be advised that the following appeal, involving property located within your ANC boundaries, is scheduled to be hear by the Board of Zoning Adjustment on Tuesday, October 25, 2005, at 441 4th Street, N.W., Suite 220-S, Washington, D.C., 20001:

> **Appeal of 1464 Harvard LLC,** pursuant to 11 DCMR §§ 3100 and 3101, from the administrative decision of the Zoning Administrator, Department of Consumer and Regulatory Affairs (DCRA) for a stop work order dated March 4, 2005, issued to an under construction 14 unit apartment building. Appellant alleges that DCRA erred by including terraces in the "building area" (section 199) when calculating lot occupancy (subsection 403.2). The subject property is located in the R-5-B District at premises 1464 Harvard Street, N.W. (Square 2668, Lot 69).

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

If you have any questions or require any additional information, feel free to call the Office of Zoning at (202) 727-6311.

Sincerely,

JERRILY R. KRESS, FAIA
Director

cc: Julie Lee, Ceneral Counsel, DCRA
Bogdan Builders, Inc. for 1464 Harvard LLC, Owners, Owner

appealhrg17357/ljp

BZA
CASE No. 17357
EXHIBIT No. 15

Board of Zoning Adjustment
District of Columbia
CASE NO. 17357
EXHIBIT NO. 15

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.