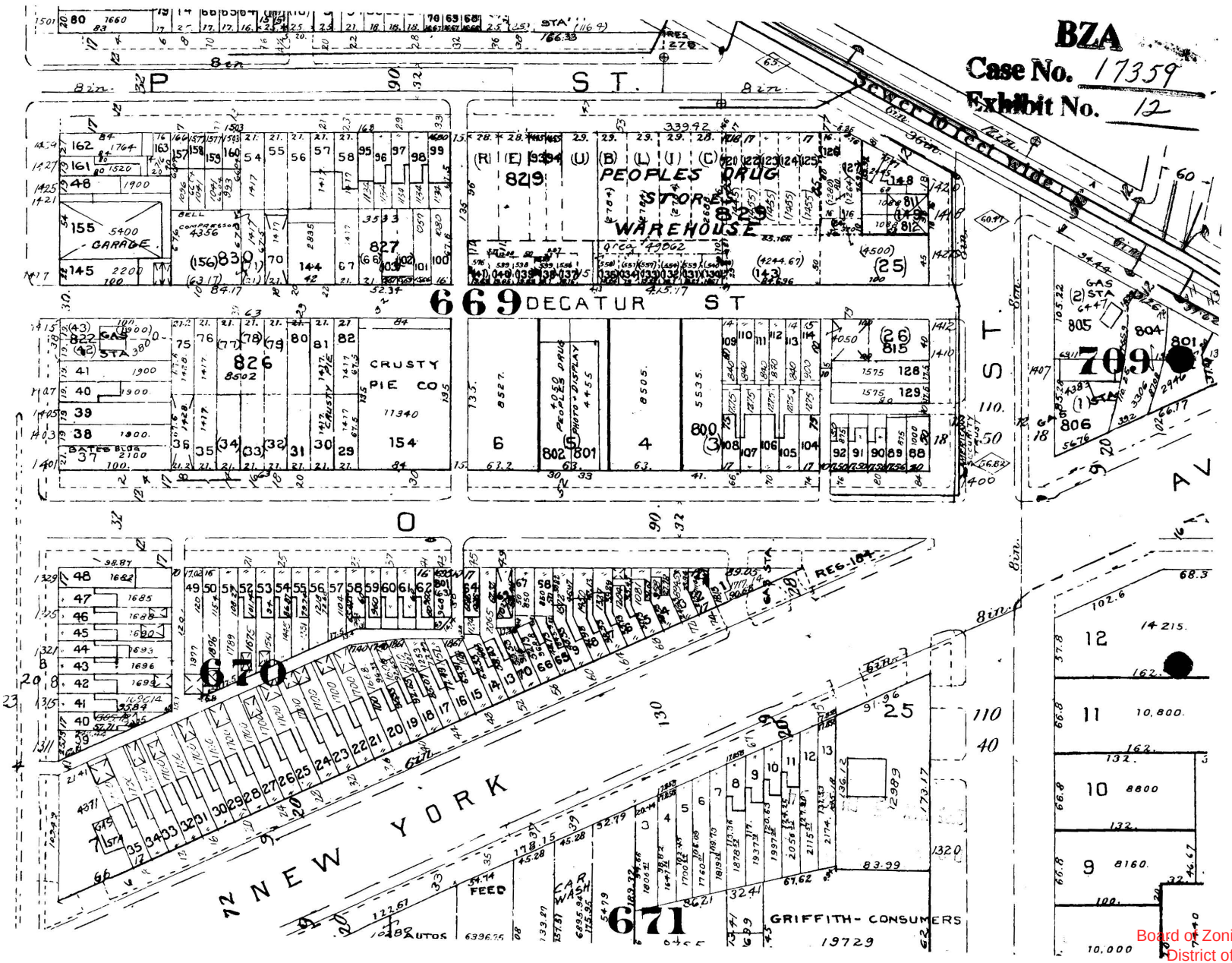

BZA
Case No. 17359
Exhibit No. 12
P S T.
669 DECATUR ST
O
669
670
671
709
PEOPLES DRUG STORES
WAREHOUSE
CRUSTY PIE CO
GARAGE
GAS STA
BATES Bldg
FEED
CAR WASH
GRIFFITH-CONSUMERS
NEW YORK
Sewer 10'6" wide
Board of Zoning Adjustment
District of Columbia
CASE NO. 17359
EXHIBIT NO. 12

DISTRICT OF COLUMBIA GOVERNMENT
OFFICE OF THE SURVEYOR

Washington, D.C., April 29, 2005

Plat for Building Permit of SQUARE 669 LOTS 853, 854 & 855

Scale: 1 inch = 60 feet Recorded in A & T Book Pages 380B-Y, 380B-Z, 3809

Receipt No. 18832

Furnished to: HOLLAND & KNIGHT / FREDA HOBAR

Surveyor, D.C.

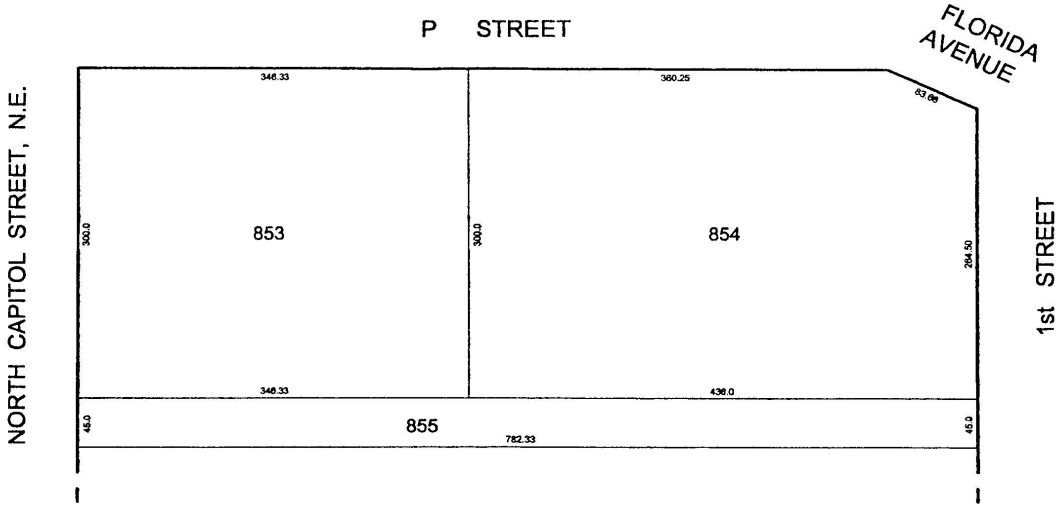
By: L.E.S.

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.



SO-18832(2005)