AD' ORY NEIGHBORHOOD COMM SION 2F
Government of the District of Columbia
5 Thomas Circle, NW, Washington, D.C. 20005
Telephone: (202) 667-0052 Fax: (202) 667-0053 www.anc2f.org

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2F02 Jim Brandon, *Vice Chairman*
2F03 Christopher Dyer
2F04 Robert Ellison, *Secretary*
2F05 Sandra Biasillo, *Treasurer*
2F06 Michael Nelson

July 12, 2005

BZA # 17393

(Via Email and First Class Mail)
Geoffrey H. Griffis
Chair
Board of Zoning Adjustment
441 4th Street, NW, Suite 210
Washington, DC 20001

Re: 1425 11th St., NW, Washington, DC

Dear Chairman Griffis and Members of the Board:

At its duly held public meeting July 6, 2005, with quorum present and acting throughout, ANC2F reviewed the referenced matter which is currently pending before your Board. The Commission noted that the Community Development Committee (CDC) of ANC2F reviewed the Application in detail at its meeting on June 22, 2005 and had recommended that the Commission advise the BZA that the Application should be granted. Applicant seeks a variance to reduce from 20% to 10% the residential recreation area required under §773 of the Zoning Regulations, in which case Applicant would provide 2,803 square feet of recreational space. The CDC determined that the Applicant demonstrated practical difficulty.

Upon motion duly made and seconded, and after discussion, the ANC2 unanimously (5-0) resolved to advise the BZA to approve the Application.

We request that the Board of Zoning Adjustments give great weight to our advice herein expressed, as provided by §1-309.10 of the District of Columbia Code.

Sincerely yours,

Charles D. Reed
Chairman, ANC 2F

cc: (*Via Email only*)
Sean Swayne
Michael Minnemann, Logan Circle Community Association

BZA
Case No. 17393
Exhibit No. 18

Board of Zoning Adjustment
District of Columbia
CASE NO. 17393
EXHIBIT NO. 18