GOVERNMENT OF THE DISTRICT OF COLUMBIA
Dupont Circle Advisory Neighborhood Commission 2B

D.C. OFFICE OF ZONING
2002 JUL -3 PM 4:05

July 2, 2002

Zoning Commission
441 4th Street, NW, Suite 210
Washington, DC 20001
Deliver via facsimile: (202) 727-6072

RE: **Case #98-14C - 1000 16th Street, NW - The Solar Building**

Members of the Commission:

It is the understanding of ANC 2B that the Zoning Commission will consider a negotiated agreement to address outstanding issues related to the proposed development of 1000 16th Street, NW (AKA 1601 K Street, NW, or The Solar Building) on July 8, 2002.

This case has been of great interest to both the neighborhood and ANC 2B. Recently, ANC 2B has worked closely with both the Office of Planning and the Board of Directors of The Presidential Cooperative, a protestant in the matter. I have been notified that the applicant has agreed to certain adjustments which address a substantial portion of the outstanding concerns of ANC 2B.

Specifically, it is the Commission's understanding that the applicant has agreed (1) to relocate its proposed parking garage entrance from 16th Street to K Street or the public alley, (2) to set back the penthouse so that it has a less prominent appearance, (3) to add additional green space on 16th Street, and (4) to make certain design changes so the building is more in character with the 16th Street corridor. Although the applicant continues to propose a redrawing of the SP-2 zone, it appears that a substantial portion of ANC 2B's concerns have been addressed. ANC 2B would not be adverse to action by the Zoning Commission on July 8, 2002, should the other protestant in the matter support such action.

Please feel free to contact me at Vince.Micone@DupontCircleANC.net or on (202) 305-1756 for additional information or assistance. Thank you for your attention to this matter.

ON BEHALF OF THE COMMISSION:

Very truly yours,

Vince Micone
Chairperson

ZONING COMMISSION
District of Columbia
Case 02-24/98-14C
Exhibit 12

ZONING COMMISSION
District of Columbia
CASE NO.02-24
EXHIBIT NO.12