

November 24, 2021

Chairman Fred Hill
Board of Zoning Adjustment
441 4th Street, N.W.
Suite 200-S
Washington, D.C. 20001

Re: **1650 Harvard Street NW (Square 2589, Lot 847) (the “Property”) –
Application to the Board of Zoning Adjustment (“BZA”) for a Special
Exception Relating to Roof Structure Setbacks**

Dear Chairman Hill and Members of the Board:

Please accept for filing the enclosed application of 1650 Harvard St NW Washington DC LLC (the “**Applicant**”) for special exception relief pursuant to 11 DCMR Subtitle C § 1506.1 from certain penthouse setback requirements to permit the renovation of the existing multifamily residential building and the construction of a new roof structure thereon. This application also includes a request to expedite consideration of the application due to the highly-time sensitive nature of this application and the long period of time that the Applicant has been working with the Property’s tenant association to plan and deliver the project and the complicated arrangements relating thereto.

The application package includes the following materials:

- BZA Form 120, Application.
- BZA Form 135, Self-Certification (Exhibit A).
- Authorization letter authorizing this application (Exhibit B).
- The preliminary statement of the applicant, including the statement of existing and intended use of the Property (Exhibit C).
- Zoning map with Property outlined (Exhibit D).

- Building plat, prepared by the D.C. Surveyor, showing the footprint of the proposed structure on the Property (Exhibit E).
- Certification of proficiency (Exhibit F).
- List of names and mailing addresses (including mailing labels) of the owners of all property within 200 feet of the boundaries of the Property (Exhibit G).
- Statement of community outreach (Exhibit H).
- Architectural plans, including photographs of the Property (Exhibit I).

A check payable to the DC Treasurer in the amount of \$2,600 for the application's filing fee is also being delivered to the Office of Zoning concurrent with this filing.

We believe that the application is complete and acceptable for filing, and we request that the Board schedule a public hearing on the application as soon as possible. If you have any questions, please do not hesitate to contact the undersigned at (202) 721-1132. Thank you for your attention to this application.

Sincerely,

/s/ Jeff Utz

/s/ Jennifer Bisgaier

Enclosures

Certificate of Service

The undersigned hereby certifies that copies of the foregoing document were delivered by first-class mail, hand delivery, and/or email to the following addresses on November 24, 2021.

Jennifer Steingasser
Joel Lawson
Office of Planning
jennifer.steingasser@dc.gov
joel.lawson@dc.gov

Aaron Zimmerman
District Department of Transportation
aaron.zimmerman@dc.gov

ANC 1C
1C@anc.dc.gov

ANC 1C01
1C01@anc.dc.gov

ANC 1C05
1C05@anc.dc.gov

ANC 1D
1D@anc.dc.gov

ANC 1D05
1D05@anc.dc.gov

/s/ Jennifer M. Bisgaier