

United States Department of the Interior
National Park Service

For NPS use only
received **FEB 13 1981**
date entered

National Register of Historic Places Inventory—Nomination Form

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Fifteenth Street Financial Historic District

and/or common Fifteenth Street Financial Historic District

2. Location

street & number See attached sheet 15th St. from Pa. Ave. to I St. n/a not for publication

city, town Washington n/a vicinity of Walter E. Fauntroy congressional district Delegate

state District of Columbia code 11 county n/a code 001

3. Classification

Category	Ownership	Status	Present Use
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture
<input type="checkbox"/> building(s)	<input type="checkbox"/> private	<input type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial
<input type="checkbox"/> structure	<input checked="" type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational
<input type="checkbox"/> site	Public Acquisition	Accessible	<input checked="" type="checkbox"/> entertainment
<input type="checkbox"/> object	<input type="checkbox"/> in process	<input type="checkbox"/> yes: restricted	<input checked="" type="checkbox"/> government
	<u>n.a.</u> being considered	<input checked="" type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial
		<input type="checkbox"/> no	<input type="checkbox"/> military
			<input type="checkbox"/> museum
			<input type="checkbox"/> park
			<input type="checkbox"/> private residence
			<input type="checkbox"/> religious
			<input type="checkbox"/> scientific
			<input type="checkbox"/> transportation
			<input type="checkbox"/> other:

4. Owner of Property

name Multiple Public and Private Ownership

street & number

city, town _____ vicinity of _____ state _____

5. Location of Legal Description

courthouse, registry of deeds, etc. Recorder of Deeds

street & number 6th and D Streets, N.W.

city, town Washington state D.C.

6. Representation in Existing Surveys

title District of Columbia's Inventory of Historic Sites has this property been determined eligible? yes no

date July 31, 1981 federal state county local

depository for survey records Histoirc Preservation Division
Department of Consumer and Regulatory Affairs

city, town Washington state D.C.

7. Description

Condition

excellent
 good
 fair

deteriorated
 ruins
 unexposed

Check one

unaltered
 altered

Check one

original site
 moved date _____

Describe the present and original (if known) physical appearance

The Fifteenth Street Financial Historic District is a linear district of monumental Beaux Arts Classicist commercial buildings notable both individually and as an extraordinarily cohesive ensemble. Located on an axis with the U.S. Treasury, the exceptional quality of the design of these buildings is inspired by that of the U.S. Treasury Building, one of the masterpieces of American architecture as well as by the City Beautiful concept or urban planning being implemented by the McMillan Commission in the public areas of the city during the period (1900-1930) in which most of these buildings were erected. A very high concentration of the leading financial institutions of the District of Columbia as well as financially related offices is housed within the proposed district. The architectural fabric of the district symbolized the solidarity and pride of these institutions and offices.

Twelve of the twenty-two buildings in the district are designated landmarks of the National Capital. Seven of these are individually listed in the National Register of Historic Places. Regardless of their landmark status, the buildings in the district are almost without exception characterized by a monumentality of scale which emulates that of Robert Mills's superb east colonnade of the U.S. Treasury Building. Together they share the use of a classical vocabulary, careful stately proportions, white or light-colored building materials, and rich sculptured detail. Massing is rectilinear but with a sense of openness introduced by colossal colonnades, porticos, and office courts extravagantly open to the street. The cohesiveness of the district stems not only from this use of common design elements but also from conscious adoption of the City Beautiful concept of urban planning by individual buildings. The American Security and Trust Company was specifically designed to complement the neighboring Riggs National Bank. The National Metropolitan Bank and Chase's Theatre/Riggs Building graciously share a cornice line.

Although there are many architecturally distinctive buildings in the district, none - other than the U.S. Treasury Building - stands out as more important than the others. They complement rather than compete with each other. Because of this cohesiveness the district exists as a design entity itself in the City Beautiful tradition - an architectural strong axis between two public open spaces, linking the private and Federal sectors, and symbolizing the financial community of the city.

The boundaries of the Fifteenth Street Financial Historic District are carefully drawn to include only those buildings on Fifteenth Street between Sherman Park and McPherson Square.

The following information was included in the Application for Designation of the Fifteenth Street Financial District as an Historic District submitted to the Joint Committee on Landmarks by Don't Tear It Down, dated August 25, 1980.

(Continued on Form NPS-10-900)

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received 2/12/81
date entered

Continuation sheet

Item number 7

Page 1

One building adjacent to Fifteenth Street buildings is included because it relates stylistically: Riggs Bank at 1503 Pennsylvania Avenue. A map with boundaries indicated is attached.

The Fifteenth Street Financial Historic District is defined not only by the common functions of the buildings but by a visual unity created by buildings of similar dates, styles, and materials. These early twentieth century Classically inspired structures line Fifteenth Street with no setbacks, their monumentality unrelieved by the puny trees that dot the sidewalks. Within the district, there is only one building, at 605-09 15th Street, that could be called incompatible with or intrusive to the appearance, scale, and massing of these twentieth-century structures.

Most of the buildings in this district were built between 1900 and 1930, and their appearance reflects this. Although there were other styles current during that period, these buildings nearly all reflect the influence of Beaux-Arts classicism. It was no accident that this style was chosen for so many of the buildings in the Financial Historic District, for Beaux-Arts architecture represented the idealism and cosmopolitanism of the moneyed class. The careful composition of the structure and the use of Classical fragments were based on Classical inspiration that turn-of-the-century Americans thought orderly, cultured, and scholarly. These qualities and the monumental scale (not necessarily accompanied by monumental size), which tended to disregard humans in favor of larger vistas and effects, were embraced by men in power and in office for public architecture, for their own homes, and, in this case, for their private office buildings.

Beaux-Arts architecture received its first American acceptance at the Columbian Exposition of 1893 in Chicago. Here the grounds were laid out in an orderly, classical plan and the buildings were, with only one exception, designed in the Beaux Arts style. As chairman of the consulting board of architects, artists, engineers and landscape architects, Daniel H. Burnham influenced the choice of the classical mode for the Exposition and its execution as a unified whole. The Columbian Exposition had nationwide influence. In 1901, the McMillan Commission, chaired by Burnham, was charged with the task of planning Washington's parks. Interpreting its role broadly, the Commission produced plans for most of Washington's public spaces, embracing the Classical ideas propounded by the Beaux-Arts style and the City Beautiful movement. This movement had originated in municipal reform concerns of the late nineteenth century. While some saw a cure for urban ills in social work and political reform, others felt that a sweeping redesign of urban areas was the answer. This approach regarded the city as a physical entity, which, if it were improved aesthetically and made to function efficiently, would be spiritually uplifting to its inhabitants. The City Beautiful became naturally linked with the Beaux-Arts Classical Revival style, which also promised orderliness and beauty.

(Continued on Form NPS-10-900)

**United States Department of the Interior
National Park Service****National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received 2/12/84

date entered

Continuation sheet

Item number 7

Page 2

While Classical Revival architecture and the City Beautiful movement were popular across the nation, they found a special berth in Washington, which had a strong Classical tradition in public buildings. Furthermore, the desire to set an example for the country by turning the nation's capital into a model urban area was strong. The McMillan Commission reaffirmed L'Enfant's plan for the Mall, returning to an orderly green which emphasized the vista. In planning other public spaces, the Commission also made design suggestions for certain public buildings, each of which showed Beaux-Arts influences. Fifteenth Street exhibits the overwhelming acceptance by the private sector of these public decisions. Here bankers and developers, under no strictures or even recommendations, chose the same Classically inspired architecture because it suggested the ideals to which they aspired.

The transformation of Fifteenth Street was also expressed in a mode other than style-- that of color. The temporary "White City", as the Chicago World's Fair of 1893 was called, became a reality on Fifteenth Street. Red brick buildings, illustrated by the 1888 National Savings and Trust Company Building, gave way to the white and gray of permanent, dignified stone and glazed terra cotta. This is seen clearly in the real estate maps. In 1903, except of course for the Treasury, only one structure had a stone front, the Riggs National Bank. Today, the proportions of brick to stone and terra cotta-ornamented structures are nearly reversed, with the brick facades that do exist being liberally trimmed with stone, as in the Washington Hotel and the Woodward Building. While Indiana limestone and granite were the most common stones used, buildings such as the Keith/Albee used a marble facing on the lower floors and glazed terra cotta above. The effect was one of white, permanent buildings.

Much of the uniformity of the district is due to the massing of the structures. Each building is essentially rectangular and symmetrical, with flat facades that rise straight to the roofline. Unlike the National Savings and Trust Company Building (1888) which features projecting bays that produce a rhythmic quality, the other buildings in this district rely on applied ornament. Only two buildings, the Southern (1910) and the Woodward (1911), which are built in U-shapes, are not filled out to the building line. Within the confines of rectangularly massed building, there is room for variety, though, and the Financial District reflects that. Structures like the Riggs National Bank, American Security and Trust Company, and Liberty National Bank before its addition, appear as essentially one-story, small-scale buildings, although they may be as much as four stories tall. Other buildings, such as the National Metropolitan Bank and the Union Trust Company use columns to emphasize the monumentality of the structure. The office buildings, because of their size, limit themselves to rusticated ground floors and Renaissance-inspired cornices, along with smaller details. The Woodward Building (1911), for example, has its first three floors faced in stone with a pilaster separating each large window. The main body of the building is unornamented brick, while the top two floors are glazed terra cotta, pilastered, and crowned with a delicate cornice. As the century progressed, the walls became flatter and the details more stylized, so that a building like the Washington Building (1926) features a smooth exterior surface with the piers between the windows fluted to resemble pilasters.

(Continued on Form NPS-10-900)

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received 2/13/84
date entered

Continuation sheet

Item number 7

Page 3

The district is very cohesive, and part of this is due to the number of buildings that were conceived to complement their neighbors. The most notable of these are the Riggs National Bank (1899) and American Security & Trust Company (1904), both designed by York & Sawyer, and both sharing the same cornice line, scale, massing, and material. The office building on Fifteenth Street that was designed for American Security in 1930 also respects the cornice line and rustication of the corner building, but then rises five stories above the bank. Jules Henri de Sibour designed the Chase's Theatre/Riggs Building (1911) to complement the National Metropolitan Bank (1905) of B. Stanley Simmons and Gordon, Tracy & Swartout. They share cornice lines and an outstanding copper mansard roof.

The nineteenth-century buildings in this district serve as excellent reminders of the past. The Treasury, one of the finest examples of Greek Revival civic architecture in the country, represents the first time Americans were enamored of classical forms. The National Savings & Trust Company Building, occupying a highly visible corner, represents late nineteenth-century architectural style, color, and varied facade. Americans returned to Classical inspiration, though, and it is here second affair with Classical architecture that is best represented in this district. The visual cohesiveness of the district is due to its dominance by one style--that of Beaux Arts academicism. Variety is achieved by the different applications of the ornament and the different conceptions of each building: one intended to represent a one-story, one-room building, another intended to show the vastness of the business empire. To a pedestrian on Fifteenth Street, the message is clear: these orderly, cultured buildings with Classical inspiration were built by men of power and money. The rectangular massing, the symmetry, the use of stone as a building material, and the common vocabulary of ornament bind these buildings together into a visual unit that is unsurpassed elsewhere in the District for the excellence of design and essence of Beaux-Arts architecture.

One structure in the Financial District, the Treasury Building, has been declared a National Historic Landmark and a Category I Landmark in the District of Columbia's Inventory of Historic Sites. Its superior architecture and its role as a focus for the Financial District need no further introduction here.

Several of these buildings have been declared Category II Landmarks in the District's Inventory of Historic Sites and are listed on the National Register. Full histories and descriptions are included with their National Register nominations:

Rhodes Tavern (Bank of the Metropolis;
Corcoran & Riggs)
601-03 15th Street, and 431 F Street, N.W.
Built 1800-01

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received 2/13/87

date entered

Continuation sheet

Item number 7

Page 4

The oldest remaining commercial building in downtown Washington, this heavily altered structure housed the Bank of the Metropolis from 1814 to 1836 and the brokerage firm of Corcoran & Riggs in 1840.

National Metropolitan Bank Building
613 15th Street, N.W.
Built 1905-07

Designed by B. Stanley Simmons and Gordon, Tracy, & Swartout in a distinctive Beaux-Arts style, this building was the third structure to house the National Metropolitan Bank, which remained on the same block since its founding in 1814.

Chase's Theatre and Riggs Building
(Keith's Theatre and Albee Building)
1426 G Street and 615-27 15th Street, N.W.
Built 1911-12

Designed by Jules Henri de Sibour, one of Washington's most notable Beaux-Arts architects, this structure complements the Treasury Building across the street and forms a visual unit with the National Metropolitan Bank Building next door.

National Savings and Trust Company
(National Safe Deposit Company)
northeast corner, New York Avenue
and Fifteenth Street, N.W.
Built 1888

Designed by James Windrim, this red-brick building features a three-story bronze tourelle. The National Safe Deposit Company opened in 1867 at this site and absorbed the National Savings Bank in 1891. The building has twice been extended to the east, in 1916 and 1925.

Riggs National Bank Building
1503-05 Pennsylvania Avenue, N.W.
Built 1899-1902

Designed by York & Sawyer, this Neo-classical Revival structure was the first of the stone-fronted banks and office buildings in the Financial District. The building was extended to the west in 1922-23 by Appleton P. Clark, architect.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received 2/13/84
date entered

Continuation sheet

Item number 7

Page 5

American Security and Trust Company Building
1501 Pennsylvania Avenue, N.W.
Built 1904-05

Designed by York & Sawyer to complement the Riggs Bank Building they designed next door, this Neo-classical Revival structure occupies one of the most recognizable corners in Washington.

The following structures have been declared Category II Landmarks in the District of Columbia's Inventory of Historic Sites:

Hotel Washington (Listed on National Register as part of
Pennsylvania Avenue National Historic Site)
northeast corner, 15th Street and Pennsylvania Avenue, N.W.
Built 1917

Designed by the New York firm of Carrere and Hastings, this nine-story structure was inspired by Italian Renaissance models. Rusticated stone at the first three stories, the brown-brick structure features sgraffito panels and a bracketed cornice. Both John Carrere and Thomas Hasting studied at the Ecole des Beaux Arts in Paris and worked in the New York office of McKim, Mead and White. After forming a partnership in 1884, Carrere & Hastings designed both publicly and privately funded manifestations of the Beaux-Arts style. Their work included the New York City Public Library (1897-1911), a National Historic Landmark; the Russell Senate Office Building and the Cannon House Office Building(1908); and the Cosmos Club Building, 2121 Massachusetts Avenue, N.W. With three visible facades, the Hotel Washington occupies the important corner where Pennsylvania Avenue turns into 15th Street.

Folger Building (Hibbs Building)
723 15th Street, N.W.
Built 1906

Designed by Bruce Price and de Sibour, the Folger Building is a tall narrow structure with ornate ornamentation and a copper and slate mansard roof. The stone-fronted brick building has ten stories: the lower two are rusticated, and the upper two are above the bracketed cornice. The ornamentation includes balconies, urns, swags, garlands, and bas relief panels. This is one of Jules Henri de Sibour's earlier works in Washington, commissioned while he was still in partnership with the prestigious New York architect Bruce Price. In 1907, de Sibour moved to Washington and set up his own practice, eventually designing three other structures in the Financial District, as well as other notable buildings in Washington, including the Canadian Embassy at 1746 Massachusetts Avenue, N.W. and the former apartment building at 1785 Massachusetts Avenue, N.W. De Sibour's own office was located in this building, 1902-22.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received 2/13/84
date entered

Continuation sheet

Item number 7

Page 6

William B. Hibbs (1864-1937) founded his brokerage firm in 1889, located at 1419 F Street until it moved to this new building. W. B. Hibbs & Company was a member of the New York Stock Exchange, being for many years the only Washington-based firm that was. One of Washington's most respected firms, W. B. Hibbs and Company was also a member of the Boston, Philadelphia, and Washington Stock Exchanges, the New York Cotton Exchange, and the Chicago Board of Trade. In 1953, W. B. Hibbs and Company merged with Folger, Nolan and Company, and this structure was renamed the Folger Building.

Playhouse Theatre (Swartzell, Rheem and Hensey Company Building)
727 15th Street, N.W.
Built 1907

Designed by Paul Pelz, this one-story building is the smallest in the Financial District but one of the most ornate, with paired Corinthian columns, and statuary grouping above a heavy cornice. Paul J. Pelz, born in Germany, is best known for his design, with John L. Smithmeyer, of the Library of Congress, 1889-97. Pelz also designed the Miller House at 2201 Massachusetts Avenue and the Romanesque Revival McGill Building, formerly at 9th and G Streets.

Swartzell, Rheem, & Hensey Company, one of Washington's leading mortgage brokers, was originally the B. H. Warner Company, established in 1869. When Warner withdrew from the firm in 1902, he sold it to Clarence B. Rheem (vice president and treasurer, who had been with the old firm since 1885) and George W. F. Swartzell (president). The new firm took the name Swartzell, Rheem & Hensey Company. When Clarence Rheem died in 1913, his son Edmund, who was married to the daughter of developer Harry Wardman, assumed the directorship. Considered one of Washington's most reliable firms, Swartzell, Rheem and Hensey Company financed the construction of the Shoreham Building across the street, among others. In 1931, it was discovered that Edmund Rheem had lost \$162, 000 of the firm's money in stock market speculation. The firm declared bankruptcy, and its 1200 creditors lost nearly \$3 million. Rheem was sentenced to seven years at Lorton Reformatory, and paroled in 1935 on the condition that he leave the Washington area. The building was first occupied by the Playhouse Theater in the early 1950s.

Union Trust Company Building (First American Bank Building)
1500 H Street, N.W.
Built 1906

Designed by Wood, Donn, and Deming, this Neo-classical Revival structure presents an imposing facade.

(Continued on Form NPS-10-900)

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received 2/12/84
date entered

Continuation sheet

Item number 7

Page 7

A 1909 article in the Architectural Record (25.1, Jan. 1909) described the building as "typical of the best class of banks which have recently been built" in Washington and referred to the "outward appearance of the building as a symbol of the institution's individuality." The building also appeared in American Architect and Building News (93:128, April 15, 1908). The first story has an arcade, while the five middle stories are set in a colonnade of large Corinthian columns. There is another story and a balustrade above the heavy cornice. In 1927, the structure was extended to the west on H Street.

Waddy B. Wood, the best-known member of the architectural firm, designed the Southern Railway Building and the Woodrow Wilson House at 2340 S Street, N.W. The Union Trust Company was incorporated in 1899 as the Union Trust and Storage Company, with banking, trust, and storage services. Wishing to deemphasize their storage role, they changed their name to Union Trust Company in 1905. In 1976, the name was changed to Union 1st and in 1979 to First American.

Southern Building
1425 H Street, N.W.
Built 1910

Designed by D.H. Burnham and Company this U-shaped structure is one of the most exuberantly terra cotta-ornamented buildings in the city. With terra cotta spandrels between buff-brick piers, the building features a delicately ornamented parapet. Its Italian Renaissance origins are evident in the symmetrical design, treatment of the first two stories as a base, and the incorporation of the upper story into the cornice. This structure was featured in an Architectural Record (38:108, July 1915) article on Daniel H. Burnham which noted that Burnham's use of terra cotta "shows a marked tendency along new lines of development." Burnham, one of the major American architects at the turn of the century, encouraged the use of Beaux-Arts academicism both in design of public and private buildings and in the grander goals of civic design. While based in Chicago, Burnham left his mark in Washington as the architect of Union Station and as chairman of the McMillan Commission, which set guidelines for the redesign of the city's public spaces. The Southern Building was financed by the Southern Commercial Congress to be used for their Washington headquarters and for investment.

Other structures included in the Financial District are: that have not previously received landmark status.

(Continued on Form NPS-10-900)

United States Department of the Interior
National Park Service
National Register of Historic Places
Inventory—Nomination Form

For NPS use only
received 2/13/84
date entered

Continuation sheet

Item number 7

Page 8

Washington Building
1435 G Street, N.W.
Built 1926

Designed by Coolidge, Shepley, Bullfinch and Abbott, this stylized Classical Revival structure exhibits the flattening of detail and smoothing of surfaces common to art moderne architecture. The organization of the elements, though, is familiar to this district. The first three stories are set in large arches, the upper-story windows are separated by fluted piers, and the top story is set off from the rest, becoming part of the cornice. This office housed a variety of tenants, many relating to the Financial District, such as investment firms and insurance companies, and others relating to the government, such as trade associations and lobbyists. In addition, the Washington Stock Exchange was located here from 1935 to 1948. Coolidge Shepley Bullfinch and Abbott was a successor firm to H.H. Richardson. Charles Allerton Coolidge had worked in Richardson's office and continued the office as Shepley, Rutan and Coolidge until 1915. In 1924, George Foster Shepley's son Harry, who was Richardson's grandson and had studied at the Ecole des Beaux Arts, joined Coolidge in this firm, which became known primarily for its hospital and college building designs, including over 30 buildings at Harvard University.

American Security Building
730 Fifteenth Street, N.W.
Built 1930

Designed by York and Sawyer to complement the American Security and Trust Company Building on the corner, which they designed in 1904, this office building is rusticated on the first three floors to match its neighbor. The structure rises seven stories above its neighbor, though, and is finished off in a plain style.

Walker Building
734 15th Street, N.W.
Built 1937

Designed by Porter and Lockie, this twelve-story office building has the smooth finish and stylized detail typical of 1930's buildings. The main visual interest is found in colored mosaic tiles, inlaid over the first-story windows which relieve the cream-colored facade. William H. Walker first built a building across the street at 729 Fifteenth Street, N.W. in 1905. It housed the real estate firm founded by his father, R.W. Walker, and was called the Walker Building. In 1907 W. H. Walker became sole owner of the real estate, loan and insurance business; his 1941 obituary described him as "instrumental in the residential development of the city for 50 years" (Star Oct. 17, 1941). In 1937 he had this building designed by Porter and Lockie, the firm that also built the modest Brownley Building at 1300-04 F Street in 1932.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received 2/13/84
date entered

Continuation sheet

Item number 7

Page 9

Securities Building
729 15th Street, N.W.
Built 1925

Owned, designed and built by the Wardman Construction Company, this vaguely Jacobean structure is one of the most unusual in the Financial District. While the rest of the district was unrelievedly built in the Beaux-Arts style, this choice of the Jacobean Revival style can only be described as eccentric. Yet, as design it works well; the height and narrowness of the structure are emphasized by the vertical elements. Harry Wardman, a builder who came to Washington in 1897, transformed the face of Washington in the first third of the twentieth century. In his career he built more than 400 apartment buildings and 5000 houses in Washington. His firm employed architects as well as builders.

Woodward Building
1426 H Street, N.W.
Built 1911

Designed by Harding and Upman, this Renaissance Revival structure is built in a U-shape. With three stories faced in stone at the base and two stories faced in glazed terra cotta at the top, the building is red brick. Harding & Upman also designed the YMCA Building formerly at 18th and G Streets, N.W., and the Congress Hotel.

In 1880 S. Walter Woodward established, with Alvin Lothrop, a dry goods store that had grown to be one of the largest department stores in the U.S. by the time he built this office building. Known as a philanthropist, Woodward was also associated with the National Metropolitan Bank. He kept his offices in this building.

Bowen Building (Smith Building)
819 15th Street, N.W.
Built 1922

Designed by Jules Henri de Sibour, one of the premiere Beaux-Arts architects in the city, the original part of this building is the southernmost. In 1935, Voorhees, Gmelin, and Walker of New York designed what is now the center section, and in 1939 architect Philip M. Jullien added the northern portion. De Sibour's opulent Renaissance Revival design dominates today, and the additions were carefully integrated with the existing structure.

(Continued on Form NPS-10-900)

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received 2/13/84
date entered

Continuation sheet

Item number 7

Page 11

Lafayette Building
811 Vermont Ave., N.W.
Built 1939

Designed by A.R. Clas Associates and Holabird and Root, this monumental building lacks visual interest. Built towards the end of the Depression by the U.S. Government, it undoubtedly helped accommodate the expanded federal bureaucracy.

John Angus Holabird (1886-1945) was the son of the famous Chicago architect of the late nineteenth century, William Holabird. John studied at Ecole des Beaux Arts and served in his father's office, eventually assuming command. Holabird and Root were active primarily in Chicago, but also designed major office buildings elsewhere. For this structure, they were associated with A.R. Clas of Washington.

8. Significance

Period	Areas of Significance—Check and justify below			
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/ humanitarian
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> theater
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> transportation
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input type="checkbox"/> other (specify)
		<input type="checkbox"/> invention		

Specific dates See No. 7 **Builder/Architect** See No. 7

The Joint Committee on Landmarks of the National Capitol has designated the Fifteenth Street Financial Historic District as a Category II Historic District in the District of Columbia's Inventory of Historic Sites. The reasons for that designation and their recommendation that the Fifteenth Street Financial Historic District be nominated to the National Register of Historic Places are as follows:

- (1) It is a unique and remarkably cohesive district of predominantly notable commercial buildings designed in the Beaux Arts classicist style largely between 1900 and 1930 which is consistent in massing, scale, rhythm, vocabulary, materials and use.
- (2) It extends on a minor axis from Pennsylvania Avenue to I Street, from Sherman Park to McPherson Square, visually linking the Federal and private business sectors of the city.
- (3) Linked aesthetically and by proximity with the U.S. Treasury Building, the architectural design of the buildings in the Fifteenth Street Financial District is monumental in feeling, symbolically expressing the solidarity and pride of the leading financial institutions in the District of Columbia.
- (4) The architects who designed these buildings--Daniel H. Burnham, Carrere and Hastings, Jules Henri de Sibour and others--were among the leading exponents of Beaux Arts Classicism in this country, significantly influencing architectural design in the District of Columbia and the Nation.
- (5) In this linear district of extraordinary architectural integrity, the City Beautiful concept of urban planning is successfully and spontaneously adopted by the private sector within the context of the McMillan Commission's early twentieth century transformation of the Federal city.
- (6) Located on an axis with the U.S. Treasury, the exceptional quality of the design of these buildings is inspired by that of this Greek Revival masterpiece of American architecture, a Category I Landmark of the National Capital listed in the National Register of Historic Places.

The following information was included in the Application for Designation of the Fifteenth Street Financial District as an Historic District submitted to the Joint Committee on Landmarks by Don't Tear It Down dated August 25, 1980.

9. Major Bibliographical References

See attached Sheet

10. Geographical Data

Acreege of nominated property approximately 10.7 acres

Quadrangle name Washington, West-D.C.-MD-Va.

Quadrangle scale 1:2400

UMT References

A	<u>1 18</u>	<u>3 2 3 5 10 10</u>	<u>4 13 0 17 5 18 10</u>
	Zone	Easting	Northing

B	<u>1 18</u>	<u>3 2 3 7 14 10</u>	<u>9 13 0 17 5 18 10</u>
	Zone	Easting	Northing

C	<u>1 18</u>	<u>3 2 3 7 14 10</u>	<u>4 13 0 17 0 10 10</u>
---	-------------	----------------------	--------------------------

D	<u>1 18</u>	<u>3 2 3 7 14 10</u>	<u>9 13 0 17 0 10 10</u>
---	-------------	----------------------	--------------------------

E	<u> </u>	<u> </u>	<u> </u>
---	-----------	-----------	-----------

F	<u> </u>	<u> </u>	<u> </u>
---	-----------	-----------	-----------

G	<u> </u>	<u> </u>	<u> </u>
---	-----------	-----------	-----------

H	<u> </u>	<u> </u>	<u> </u>
---	-----------	-----------	-----------

Verbal boundary description and justification

See attached map

List all states and counties for properties overlapping state or county boundaries

state	N/A	code	county	code
-------	-----	------	--------	------

state	code	county	code
-------	------	--------	------

11. Form Prepared By

name/title Tanya Beauchamp and Anne H. Adams, Architectural Historians

organization Historic Preservation Division Dept. of Consumer and Regulatory Affairs date March, 1981 and June, 1983

street & number 1133 North Capitol Street, N.E. telephone (202) 535-1282

city or town Washington state District of Columbia 20002

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature Carol B. Thompson
 title Director Department of Consumer & Regulatory Affairs date 1/25/84

For NPS use only Determined Eligible **DOE/OWNER OBJECTION**
 I hereby certify that this property is included in the National Register
Patrick Andrews date 10/18/84
 Keeper of the National Register
 Attest: _____ date _____
 Chief of Registration

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

2/17/84

date entered

Continuation sheet

Item number 8

Page 1

The Fifteenth Street Financial Historic District is significant in the history of Washington D.C. because its architecture illustrates the strength of Washington's financial institutions at the turn of the twentieth century and the pride these institutions took in creating these highly visible buildings. Extending from I Street to just south of the Treasury, the District incorporates all the buildings facing on Fifteenth Street. Within this small area is a high concentration of financially related offices, all in the finest architecture of the first third of the twentieth century. From the time the first Treasury was located on Fifteenth Street directly east of the White House in 1799, the area was destined to become the Financial District. But not until the twentieth century did the district expand north on Fifteenth Street up to I Street, squeezing out a prestigious residential area.

In all but a few cases, the Fifteenth Street Financial Historic District does not feature the first buildings built on any given site, but instead the ultimate buildings: the buildings there now are the result of the growth of the institutions, and the city that hosted them so that by the beginning of the twentieth century the owners decided to build landmark buildings that would make a statement about the prosperity of their institutions. This spirit pervades the district: each building is designed for effect as a monument as well as functional office building.

This district then, has witnessed a large turnover of buildings as well as uses. The southern end of Fifteenth Street had always had a more commercial flavor, stemming from the location of the first Treasury Building in 1799. In addition, the lower end of Fifteenth Street was the first to feel the expansion of the downtown, which before the Civil War centered around Pennsylvania Avenue and 4½ Streets. As the downtown spread westward along Pennsylvania Avenue and F Street, Fifteenth Street saw the construction of some notable office buildings in the last half of the nineteenth century, such as the 4½ -story Corcoran Building on Fifteenth Street between Pennsylvania Avenue and F Street, dating from 1847-49, which was replaced by a six-story Corcoran Building in 1875. This too, was replaced, by the Washington Hotel in 1917.

But the lower end of Fifteenth Street was dominated by its banks in the nineteenth century, as it is today, and banks that were located near the Treasury tended to stay there. One of the District's first banks, the Bank of the Metropolis, was chartered in 1814 and first located in Rhodes Tavern, at the northeast corner of Fifteenth and F Streets. In 1836 it moved just up the block on Fifteenth Street and in 1905, as the National Metropolitan Bank, built its own building, now listed on the National Register and as a D.C. Category II Landmark, on this same site. At the northwest corner of Fifteenth Street and Pennsylvania Avenue, the Philadelphia-based Second Bank of the United States built its Washington branch in 1824. The Bank was put out of business by President Andrew Jackson in 1836, and the building was soon occupied by Corcoran and Riggs, the firm also founded in Rhodes Tavern that was to become Riggs National Bank. In 1898, Riggs demolished the cashier's house, just to the west of the bank, and built a new bank building on the site.

(Continued on Form NPS-10-900)

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received 2/12/84

date entered

Continuation sheet

Item number 8

Page 2

This Riggs National Bank is one of only four buildings in the Fifteenth Street Financial District that dates from before 1900. The only other bank is the brick, sandstone, and bronze-trimmed building of the National Savings and Trust Company (1888), located at the northeast corner of New York Avenue and Fifteenth Street. The Treasury Building (1836-69), and the Rhodes Tavern, dating from circa 1800, are the other two. These nineteenth-century buildings are particularly important to the district for illustrating the styles and types of buildings that preceded the twentieth-century redevelopment.

It is the Riggs Bank, though, that sets the precedent for twentieth-century buildings, the highly visible monumental structures intended to stand as landmarks representing the businesses. Of the six bank buildings in the district, four are still the main headquarters of each bank: Riggs National Bank, American Security Bank, National Savings & Trust Company, and First American Bank (formerly Union Trust). A fifth, built as the Liberty National Bank, through merger, is now the Liberty Branch of the National Bank of Washington. The building built for the National Metropolitan Bank now houses a branch of the National Permanent Federal Savings and Loan Association. Other financially related institutions were also attracted to the area: the Hibbs Building, at 723 Fifteenth Street, was built for the banking and brokerage firm of W.B. Hibbs and Company in 1906, and Swartzell, Rheem and Hensey Company a brokerage firm, built its own building next door at 727 Fifteenth Street in 1907.

The District's banks were far more important to the District than they were to the nation at large. Washington's importance as a financial center for the region or nation was limited by its lack of commercial trade. Baltimore was the distributing point for the South and Washington was simply not a business center. The District's banks served all the needs of the city, however, encouraging and enabling its growth. The economy of the District underwent a period of expansion from 1880 to 1914, largely due to the development of real estate. One example was apartment buildings, which numbered eight in the city directory of 1894, increasing to 72 by 1900 (U.S. 73rd Congress, 2nd Sess., Senate Doc. No. 125, Part I, p. 18, cited in Cole, 355). The value of real estate in the District rose from \$87 million in 1880 to \$517 million in 1914 (Cole, 356). Banks grew correspondingly: the total assets of banks in the District was 13 times as great in 1914 as they were in 1880, compared to a nationwide average of 8 times. (Cole, 366). This growth of banks from 1880 to 1914 was reflected a few years later in the building of the Financial District, which occurred mostly from 1900 to 1930. Financial institutions in the District were characterized by the large percentage of their assets that was represented by their banking buildings, compared with similar institutions across the nation (Cole, 389). While this was undoubtedly caused in part by the higher price of real estate in the District, the numbers are staggering. In 1915, for example, 5.68% of D.C. national banks' assets were represented by their banking houses, compared to 2.17% for other Federal Reserve Cities and 2.27% for national banks nationwide. (Cole, 566). Clearly, part of this discrepancy must be accounted for by the design and construction costs of a landmark building worthy of its conspicuous site in the Nation's Capital.

While banking has always been present, even predominant, at the corner of Fifteenth Street and

(Continued on Form NPS-10-900)

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

date entered

2/13/84

Page 3

Continuation sheet

Item number 8

Pennsylvania Avenue, the area north of that on Fifteenth Street has seen a gradual evolution from a lower-class neighborhood to an upper-class residential and hotel area, to its present state as a busy office district. The evolution of the McPherson Square area has reflected the growth of Washington as a city, pushing the residential areas outward, as well as the expansion of the office district west on K Street. In the twentieth century, the offices crept west from the old downtown, up Fifteenth Street, and then west on K Street.

After the Civil War, the tenor the neighborhood changed. Congressmen, diplomats, government officials, and Union generals built handsome houses around McPherson Square. One of the most notable of these mansions was the McLean House, originally built in 1860 at the southwest corner of Fifteenth and I Streets. After the residency of Hamilton Fish, Secretary of State under President Grant, the house was purchased by John R. McLean, stockholder and director of both the American Security and Trust Company and the Riggs National Bank. McLean remodeled the house several times, most notably in 1907 when he hired John Russell Pope to envelope the old house in a block-long Italian Renaissance villa. It was demolished in 1939 for the Lafayette Building.

Besides the fashionable in-town residences, the McPherson Square area also had first-class hotels, such as Wormley's, a black-run enterprise which flourished at the southwest corner of Fifteenth and H Streets from 1870 to 1895; Welcker's Hotel, situated across Fifteenth Street from Wormley's during the same time period; the Arlington Hotel, which was built in the late 1860s at the southwest corner of Vermont and I Streets and was replaced in 1917 by the Arlington Building; and the Shoreham Hotel, built in 1887 at the northwest corner of Fifteenth and H Streets for Congressman Levi P. Morton who named it after his birthplace in Vermont. Also during this period, the Columbian University built its main building on the southeast corner of Fifteenth and H Streets, where it remained until 1910 when it moved to Foggy Bottom and changed its name to The George Washington University.

The first third of the twentieth century saw the almost complete takeover of this prestigious residential neighborhood by the office and financial institutions which were expanding northward from Fifteenth Street and Pennsylvania Avenue. The banks created a prestigious office location and attracted other similarly prestigious professions such as lawyers. Unions and trade associations, wishing to announce their arrival in the capital, also sought out fashionable business addresses. With only one or two exceptions, nonbank buildings in the financial district, both above and below H Street, were built to house offices, many of them financially related. Buildings such as the Riggs Building (1911), the Woodward Building (1911), the Southern Building (1910), began to fill up the district. The early twentieth-century office buildings were occupied by investment and brokerage firms, as well as businesses more peripherally related to the world of finance, such as real estate and lawyers. Government offices often rented space in these structures, and agencies who dealt with government, such as trade associations and lobbyists, also were found in the area. Except for additions to already existing buildings, only two structures date from after 1930: the Walker Building (1937) at 734 Fifteenth Street, and the monumental Lafayette Building (1939) on the south side of McPherson Square.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only
received 2/13/87
date entered

Continuation sheet

Item number 8

Page 4

The architects chosen to design these buildings form an impressive array of talent. The most prominent was Daniel H. Burnham, architect of the Southern Building (1910), nationally known not only for his architecture, but also as a spokesman for a whole theory of urban design, that of the City Beautiful. This concept of Classically inspired public architecture and city planning preached order and symmetry based on academic precedents. As a theory of design, it was adopted in the Financial District by the private sector. Other nationally known architects who designed structures in this area were Carrere and Hastings, architects of the Washington Hotel (1917). This team of New York architects designed the New York City Public Library as well as the Cosmo Club at 2121 Massachusetts Avenue, N.W. J.H. de Sibour was a local architect most known for his designs of elaborate and fashionable Beaux-Arts style residences. He also designed office buildings in this district, all employing the Beaux-Arts-style: the Hibbs Building (1096, with Bruce Price), Chase's Theatre/Riggs Building (1911), the Bowen Building (1922), De Sibour, Carrere, and Hastings all attended the Ecole des Beaux Arts in Paris, the institution that taught the Renaissance ideals and design that were the basis for the Classical Revival. The Ecole des Beaux-Arts emphasized historical precedents for elements and formal compositional rules, an academic outlook which influenced the design of most buildings in the Financial District. Local Washington architects are represented in this district, some of them designing their finest commercial structures. B. Stanley Simmons is credited with two buildings here, the Davidson Building (1917), and the National Metropolitan Bank (1905, with Gordon, Tracy and Swartout). Other local architects represented in the district are Paul J. Pelz (Swartwell, Rheem & Hensey Company 1907), Waddy B. Wood (Union Trust Company Building, 1906 with Donn & Deming; and Mihran Mesrobian (Shoreham Building, 1928), among others. Clearly, most of Washington's finest architects designed buildings in this district.

Today, Fifteenth Street is perceived as the aging side of K Street, which is lined with modern glass and concrete office buildings. But instead of being poor cousin to K Street, Fifteenth Street should be recognized as what it really is: the first street in the city to be dominated by large office buildings.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received 2/13/84

date entered

Continuation sheet

Item number 9

Page 1

Afro-American Bicentennial Corporation, "A Study of Historic Sites in the District of Columbia of Special Significance to Afro-Americans." December, 1972.

Application and Case Record for Landmark Case No. 80-7 and 80-7A before the Joint Committee on Landmarks.

The American Renaissance 1876-1917, New York: The Brooklyn Museum, 1979.

Carr, Roland T. 32 President's Square, Washington: Acropolis Books, Ltd. 1980.

Cole, David M. The Development of Banking in the District of Columbia New York: The William Frederick Press, 1959.

Commission of Fine Arts Massachusetts Avenue, Vol. I. Washington: GPO, 1973.
Sixteenth Street Architecture, Vol. I. Washington: GPO, 1978.

Cox, William V. "History of Banking at the National Capitol" Washington Herald
February 27, 1909.

Goode, James M. Capitol Losses Washington: Smithsonian Institution Press, 1979.

Green, Constance McLaughlin Washington: A History of the Capitol Princeton, NJ:
Princeton University Press, 1962.

Helwig, Anne Harlow "An Examination of the Life and Work of Frederic Bennett Pyle,
Washington Architect." M.A. thesis, University of Maryland, 1976.

Historic American Buildings Survey District of Columbia Catalog Nancy B. Schwartz,
comp. Charlottesville, VA: University of Virginia Press, 1974.

Jordy, William H. American Buildings and their Architects: Progressive and Academic
Ideals at the Turn of the Twentieth Century Garden City, New York: Anchor Books,
1976.

Martin Luther King Memorial Library Washington Collection Vertical files, atlases,
directories.

Washington, D.C.: A Guide to the Nation's Capitol Randall Bond Truett, ed. American
Series 2nd ed. New York: Hastings House, 1963.

National Capitol Planning Commission Worthy of the Nation Washington: Smithsonian
Institution Press, 1977.

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received

2/13/84

date entered

Continuation sheet

Item number 9

Page 2

Proctor, John Clagett Proctor's Washington and Environs Written for the Washington Sunday Star 1928-1949.

Washington Past and Present John C. Proctor, Ed. New York: Lewis Historical Publishing Inc.

Who's Who in the Nation's Capitol Washington: Consolidated Publishing Company 1921.

Periodicals Consulted:

Architectural Forum

Architectural Record

Evening Star

Washington Post

(Continued on Form NPS-10-900)

**United States Department of the Interior
National Park Service**

**National Register of Historic Places
Inventory—Nomination Form**

For NPS use only

received 2/13/54

date entered

Continuation sheet

Item number 9

Page 3

The Fifteenth Street Financial Historic District includes all those buildings facing on Fifteenth Street from Pennsylvania Avenue, just north of Sherman Park, to I Street, just south of McPherson Square, as well as the Riggs National Bank building at 1503-05 Pennsylvania Avenue, N.W.

Street address of the properties included in the district are:

601-603, 605-609, 613, 615-627, 723, 727, 729,
730, 734, 806, 819, 825 15th Street, N.W.

1425, 1426, 1500 H Street, N.W.

1501, 1503-05 Pennsylvania Avenue, N.W.

1435 G Street, N.W.

811 Vermont Avenue, N.W.

15th Street and New York Avenue, N.W. (National Savings and Trust)

15th Street and Pennsylvania Avenue, N.W.
(Washington Hotel)

15th Street and Pennsylvania Avenue, N.W. (The Treasury)

(Continued on Form NPS-10-900)



U.S. Treasury Building
Fifteenth Street Financial Historic District
Washington, D.C.
Barry Enright
June, 1982
D.C. Dept. of Housing and Community Develop.
Fifteenth Street and Pennsylvania Avenue,

looking northwest

1

2/13/84



National Metropolitan Bank and Keith's
Theater/Albee Building
Fifteenth Street Financial Historic District
Washington, D.C.
Barry Enright
June, 1982
D.C. Dept. of Housing and Comm. Development

15th Street and F Street, looking northeast
2

2/23/84



BANK AMERICAN SECURITY BANK

NO TURN ON RED

WASHINGTON ST

WASHINGTON ST

WASHINGTON ST

American Security Bank and National Savings
and Trust Company
Fifteenth Street Financial Historic District
Washington, D.C.
Barry Enright
June, 1983
D.C. Dept. of Housing and Community Development

Fifteenth Street, looking north

3

2/13/84



National Savings and Trust and Hibbs Building
Fifteenth Street Financial Historic District
Washington, D.C.

Barry Enright

June, 1982

D.C. Dept. of Housing & Community Development
15th Street & Pennsylvania Ave. looking north-

east

4

2/13/84



Hibbs, Folger, and Securities Buildings
Fifteenth Street Financial Historic District
Washington, D.C.
Barry Enright
June, 1982
D.C. Dept. of Housing & Community Development
15th Street looking northeast

5
2/12/84



Bowen and Southern Buildings
Fifteenth Street Financial Historic District
Washington, D.C.
Barry Enright
June, 1982
D.C. Dept. of Housing & Community Development
15th Street looking southeast

6

2/13/84



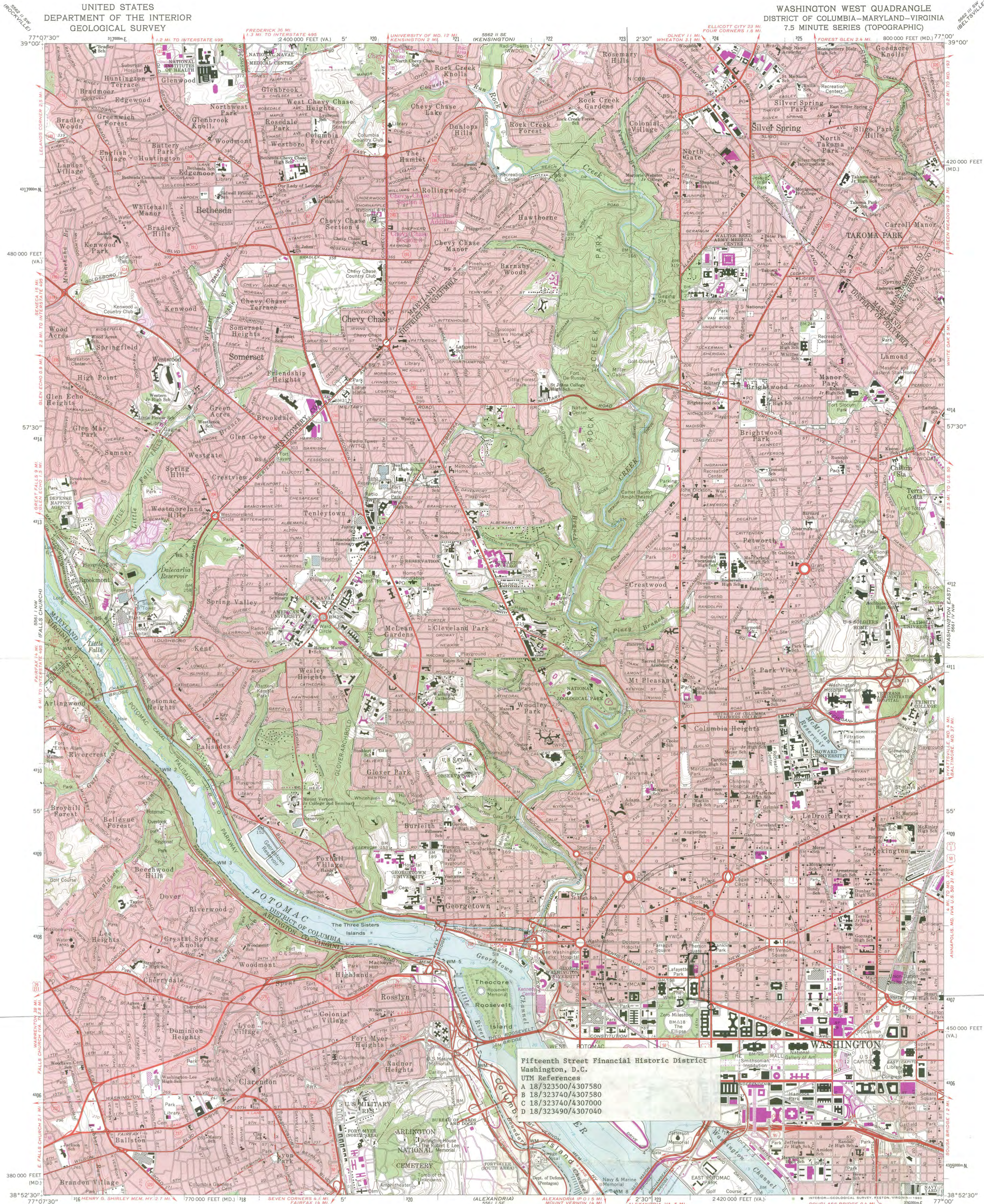
Streetscape
Fifteenth Street Financial Historic District
Washington, D.C.

Barry Enright

June, 1982

D.C. Dept. of Housing & Community Development
15th and I Streets looking south

2/17/84



Fifteenth Street Financial Historic District
Washington, D.C.
UTM References
A 18/323500/4307580
B 18/323740/4307580
C 18/323740/4307000
D 18/323490/4307040

Mapped, edited, and published by the Geological Survey
Control by USGS, USCGS, NCPs, and WSSC
Topography by photogrammetric methods from aerial photographs
taken 1955. Field checked 1956. Revised 1965
Selected hydrographic data compiled from USCGS Chart 560 (1965)
This information is not intended for navigational purposes

Polyconic projection. 1927 North American datum
10,000-foot grids based on Maryland coordinate system,
and Virginia coordinate system, north zone
1000-meter Universal Transverse Mercator grid ticks,
zone 18, shown in blue

To place on the predicted North American Datum 1983
move the projection lines 8 meters south and
26 meters west as shown by dashed corner ticks
There may be private inholdings within the boundaries of
the National or State reservations shown on this map

Red tint indicates area where only landmark buildings
are shown

SCALE 1:24,000
CONTOUR INTERVAL 10 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929
DEPTH CURVES AND SOUNDINGS IN FEET-DATUM IS MEAN LOW WATER
THE RELATIONSHIP BETWEEN THE TWO DATUMS IS VARIABLE
SHORELINE SHOWN REPRESENTS THE APPROXIMATE LINE OF MEAN HIGH WATER
THE MEAN RANGE OF TIDE IS APPROXIMATELY 2.8 FEET
THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U. S. GEOLOGICAL SURVEY, RESTON, VIRGINIA 22092
AND VIRGINIA DIVISION OF MINERAL RESOURCES, CHARLOTTESVILLE, VIRGINIA 22903
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

Revisions shown in purple compiled in cooperation with State of
Virginia agencies from aerial photographs taken 1977 and other
source data. This information not field checked. Map edited 1980
Boundary lines shown in purple compiled from latest
information available from the controlling authority
Purple tint indicates extension of urban areas

ROAD CLASSIFICATION
Heavy-duty Light-duty
Medium-duty Unimproved dirt
Interstate Route U.S. Route State Route

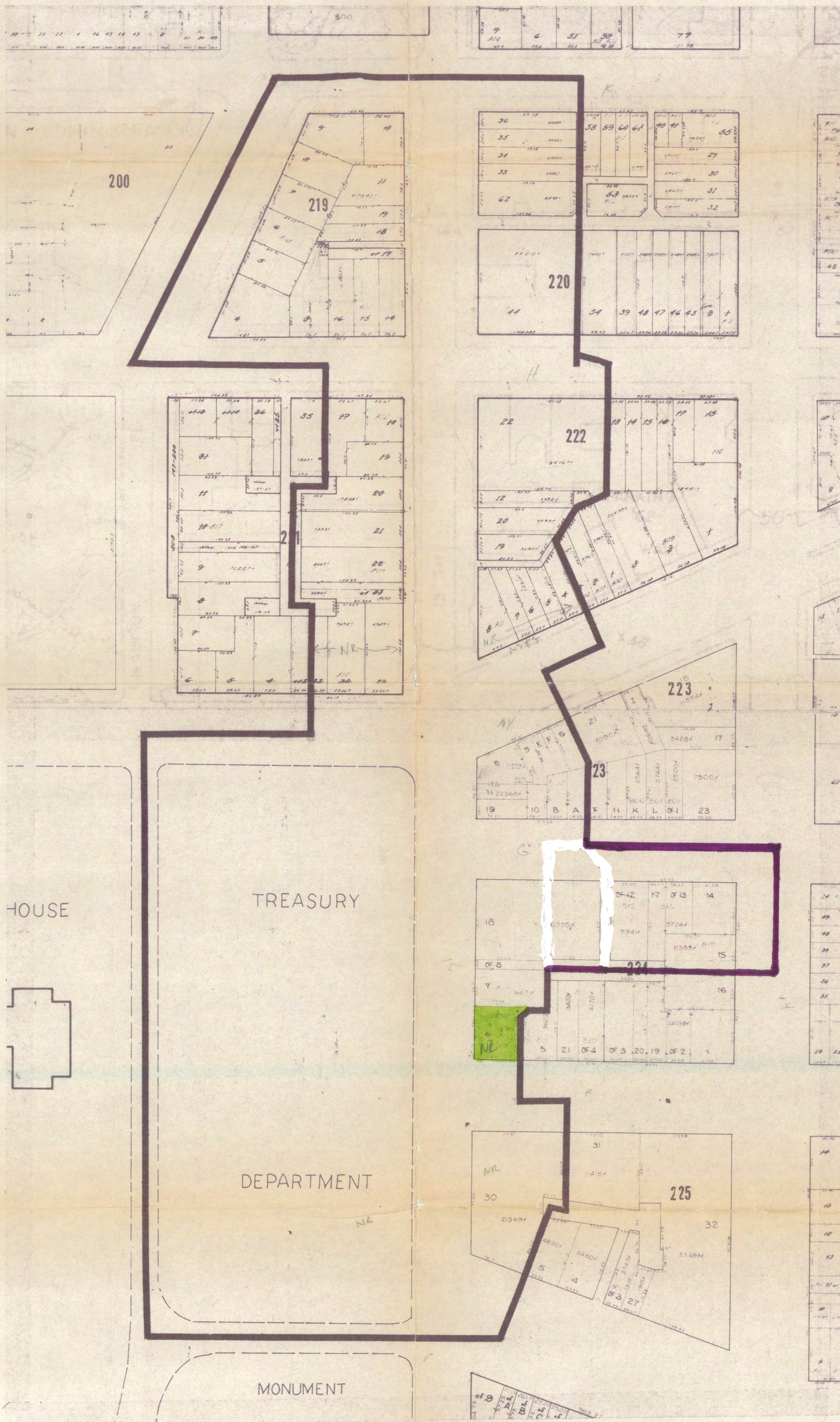
WASHINGTON WEST, D.C.-MD.-VA.
N3852.5-W7700.7.5
1965
PHOTOREVISED 1980
DMA 5561 1 NE-SERIES V833

2/2/81

JOINT COMMITTEE ON LANDMARKS OF THE NATIONAL CAPITAL

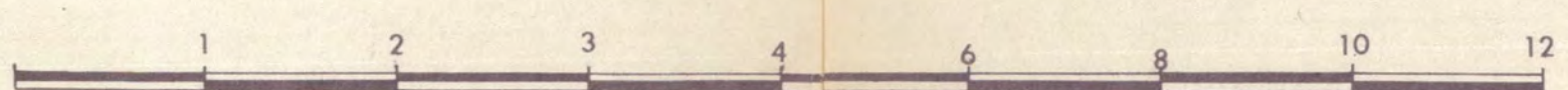
HISTORIC FIFTEENTH STREET FINANCIAL DISTRICT

Designated July 31, 1981

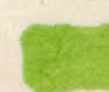


605-609
15th Street NW
- 8th 14 Ave
1939
NC!

— BOUNDARY LINE OF HISTORIC DISTRICT



Hundreds of Feet

 VACANT LAND

National Register of Historic Places

Note to the record

Additional Documentation: 2017

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Requested Action:

Property Name:

Multiple Name:

State & County:

Date Received: 12/2/2016 Date of Pending List: Date of 16th Day: Date of 45th Day: 1/17/2017 Date of Weekly List: 1/17/2017

Reference number:

Nominator:

Reason For Review:

Accept Return Reject 1/12/2017 Date

Abstract/Summary Comments:

Recommendation/ Criteria

Reviewer Patrick Andrus Discipline Historian

Telephone (202)354-2218 Date _____

DOCUMENTATION: see attached comments : No see attached SLR : No

If a nomination is returned to the nomination authority, the nomination is no longer under consideration by the National Park Service.

Additional information is in the Financial Historic District (Additional Documentation and Boundary Increase)
Reference number: 100000540

National Register of Historic Places
Memo to File

Correspondence

The Correspondence consists of communications from (and possibly to) the nominating authority, notes from the staff of the National Register of Historic Places, and/or other material the National Register of Historic Places received associated with the property.

Correspondence may also include information from other sources, drafts of the nomination, letters of support or objection, memorandums, and ephemera which document the efforts to recognize the property.

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Fifteenth Street Financial District
DISTRICT OF COLUMBIA

DOE/OWNER OBJECTION

Working No. 2/13/84

Fed. Reg. Date: _____

Date Due: 11-23-84

Action: ACCEPT 10-18-84

RETURN

REJECT

Federal Agency: _____

- resubmission
- nomination by person or local government
- owner objection
- appeal

Determined Eligible
Substantive Review

Substantive Review: sample request appeal NR decision

Reviewer's comments:

The boundary delineation of the district has been corrected as requested by C. Dubie. The district is eligible under criterion A & C for its historical and architectural importance to Washington as a largely intact historic financial district with a period of significance ^{primarily} dating from 1900-1930. Two buildings are included in the district that are outside the period of significance see continuation sheet

Recom./Criteria Eligible A, C
Reviewer Bushong
Discipline Historic
Date 10/18/84

Nomination returned for: technical corrections cited below and are less than 50 years old ~~they~~ they do not contribute.
 substantive reasons discussed below

1. Name

2. Location

3. Classification

Category	Ownership	Status	Present Use
	Public Acquisition	Accessible	

4. Owner of Property

5. Location of Legal Description

6. Representation in Existing Surveys

Has this property been determined eligible? yes no

7. Description

Condition

<input type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	Check one	Check one
<input type="checkbox"/> good	<input type="checkbox"/> ruins	<input type="checkbox"/> unaltered	<input type="checkbox"/> original site
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed	<input type="checkbox"/> altered	<input type="checkbox"/> moved date _____

Describe the present and original (if known) physical appearance

- summary paragraph
- completeness
- clarity
- alterations/integrity
- dates
- boundary selection

8. Significance

Period Areas of Significance—Check and justify below

Specific dates Builder/Architect
Statement of Significance (*in one paragraph*)

- summary paragraph
- completeness
- clarity
- applicable criteria
- justification of areas checked
- relating significance to the resource
- context
- relationship of integrity to significance
- justification of exception
- other

9. Major Bibliographical References

10. Geographical Data

Acreage of nominated property _____
Quadrangle name _____
UTM References _____

Verbal boundary description and justification _____

11. Form Prepared By

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

____ national ____ state ____ local

State Historic Preservation Officer signature

title date

13. Other

- Maps
- Photographs
- Other

Questions concerning this nomination may be directed to _____

Signed _____ Date _____ Phone: _____

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

REQUESTED ACTION: NOMINATION

PROPERTY NAME: Fifteenth Street Financial Historic District

MULTIPLE NAME:

STATE & COUNTY: DISTRICT OF COLUMBIA, District of Columbia

DATE RECEIVED: 8/29/06 DATE OF PENDING LIST:
DATE OF 16TH DAY: DATE OF 45TH DAY: 10/12/06
DATE OF WEEKLY LIST:

REFERENCE NUMBER: 84003900

NOMINATOR: STATE

REASONS FOR REVIEW:

APPEAL: N DATA PROBLEM: N LANDSCAPE: N LESS THAN 50 YEARS: N
OTHER: N PDIL: N PERIOD: N PROGRAM UNAPPROVED: N
REQUEST: N SAMPLE: N SLR DRAFT: N NATIONAL: N

COMMENT WAIVER: N

ACCEPT RETURN REJECT _____ DATE

ABSTRACT/SUMMARY COMMENTS:

Entered in the
National Register

RECOM./CRITERIA Accept

REVIEWER Edson Ball

DISCIPLINE Historian

TELEPHONE _____

DATE 10.12.06

DOCUMENTATION see attached comments Y/N see attached SLR Y/N

If a nomination is returned to the nominating authority, the nomination is no longer under consideration by the NPS.

LAW OFFICES

WILKES & ARTIS
CHARTERED

SUITE 600

1666 K STREET, N. W.

WASHINGTON, D. C. 20006

(202) 457-7800

CABLE ADDRESS: "WILART"

SUITE 1407
51 MONROE STREET
ROCKVILLE, MARYLAND 20850
(301) 279-7900

SUITE 202
4020 UNIVERSITY DRIVE
FAIRFAX, VIRGINIA 22030
(703) 385-8000

DIRECT DIAL:

December 29, 1981

BY HAND

Mr. Robert L. Moore
State Historic Preservation
Officer
1133 North Capitol Street
Room 338
Washington, D.C.



ATTENTION: Lucy B. Franklin

RE: Proposed Fifteenth Street Financial
Historic District

Dear Mr. Moore:

Please find enclosed affidavits in opposition to the listing of the proposed 15th Street Financial Historic District on the National Register signed by the following property owners:

<u>OWNER</u>	<u>LOT</u>	<u>SQUARE</u>
1 Southern Building Associates <i>DC</i>	44	220
2 15th & H Street Associates	22	222
Metropolitan Square Associates <i>DC/PA</i>	18	224
Square 224 Associates	811	224
4 Square 224 Associates	810	224
Square 224 Associates	809	224
<i>WA</i> 5 The Riggs National Bank <i>1000-510</i>	810	221
6 Interstate Federal Savings & Loan Association	804	223
<i>WA</i> 7 National Savings & Trust Company <i>1011</i>	800, 811	222
8 The John Akridge Company	36	220
Shoreham Building Associates	18	219
<i>DC</i> 9 Ronald L. Maher, Trustee <i>1101-10</i>	20	222

It is our understanding that this proposed district is governed by §§60.6(h) and (n) of the Interim Rules published by the National Register. In this regard, we believe that the

WILKES & ARTIS

CHARTERED

Mr. Robert L. Moore
December 29, 1981
Page Two

enclosed affidavits constitute a majority of the private property owners. Therefore, the Joint Committee's decision may only be submitted for a "determination of eligibility."

Respectfully submitted,

WILKES & ARTIS, CHARTERED

By:

Whayne S. Quin
Whayne S. Quin

Louis P. Robbins
Louis P. Robbins

David S. Houston
David S. Houston

Enclosures

WILKES, ARTIS, HEDRICK & LANE

CHARTERED

ATTORNEYS AT LAW

1666 K STREET, N. W.

WASHINGTON, D. C. 20006

(202) 457-7800

1211 CONNECTICUT AVENUE, N. W.

WASHINGTON, D. C. 20036

51 MONROE STREET

ROCKVILLE, MARYLAND 20850

4020 UNIVERSITY DRIVE

FAIRFAX, VIRGINIA 22030

6503

CABLE ADDRESS: WILAN
TELECOPIER: 202-457-7814

WRITER'S DIRECT DIAL:
457-7825

September 13, 1982

Hand-Delivered

Mr. Robert L. Moore
State Historic Preservation Officer
1133 North Capitol Street, N.E.
Washington, D.C. 20002

Re: 15th Street Financial
District

Dear Mr. Moore:

On behalf of the majority of property owners in the proposed 15th Street Financial District who have previously filed affidavits objecting to the proposed district with your office, the purpose of this letter is to reiterate our position that until a majority of the property owners no longer object to the district you may neither make a nomination to the National Register nor make a written determination to nominate to the Register. The district may only be submitted to the National Register for a determination of eligibility which would not trigger D.C. Law 2-144.

Copies of the prior correspondence, including the affidavits, are attached for your convenience.

Respectfully submitted,

WILKES, ARTIS, HEDRICK
& LANE, CHARTERED

By:

Wayne S. Quin
Wayne S. Quin

David S. Houston
David S. Houston

D.C. DEPT OF HOUSING
AND COMMUNITY
DEVELOPMENT
REGISTRATION OFFICE

SEP 14 3 59 PM '82

DSH/kgg
Encls.

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

I, RAYMOND E SPARKS, upon being duly sworn on oath doth depose and state as follows:

1. That I am SENIOR VICE PRESIDENT [officer, partner, etc.] of THE RIGGS NATIONAL BANK, the owner of real estate located at 1503-05 Pennsylvania Ave., N.W., known as Lot 810, Square 221.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Raymond E Sparks
Name [Title]

Subscribed and sworn to before me this 16th day of December, 1981.

Quendaly Shepherd
Notary Public, D.C.

My commission expires: 3/31/85.

LAW OFFICES

WILKES & ARTIS

CHARTERED

SUITE 600

1666 K STREET, N. W.

WASHINGTON, D. C. 20006

(202) 457-7800

CABLE ADDRESS: "WILART"

SUITE 202

4020 UNIVERSITY DRIVE

FAIRFAX, VIRGINIA 22030

(703) 385-8000

SUITE 1407
51 MONROE STREET
ROCKVILLE, MARYLAND 20850
(301) 279-7900

DIRECT DIAL: 457-7825

January 26, 1982

BY HAND

Mr. Robert L. Moore
State Historic Preservation
Officer
1133 North Capitol Street
Room 338
Washington, D.C.

ATTENTION: Lucy B. Franklin

RE: Proposed Fifteenth Street
Financial Historic District



Dear Mr. Moore:

Please find enclosed affidavits in opposition to the listing of the proposed Fifteenth Street Financial Historic District on the National Register signed by the following property owners:

<u>OWNER</u>	<u>LOT</u>	<u>SQUARE</u>
Hotel Washington	30	225

It is our understanding that this proposed District is governed by §§60.6(h) and (n) of the Interim Rules published by the National Register. In this regard, we believe that the enclosed affidavits, along with the affidavits from other property owners we previously submitted to you, clearly establish that a majority of the property owners object to this District.

Respectfully submitted,

WILKES & ARTIS, CHARTERED

By:

David S. Houston

Enclosure

AFFIDAVIT



DISTRICT OF COLUMBIA, ss:

I, Mr. Muneer Zainel Deen, upon being duly sworn on oath doth depose and state as follows:

1. That I am General Manager [officer, partner, etc.] of Hotel Washington, the owner of real estate located at 1435 F Street, N.W., known as Lot 30, Square 225.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Muneer Zainel Deen Gen Mgr
Name [Title]

Subscribed and sworn to before me this 25th day of

January, 1982.

[Signature]
Notary Public, D.C.

My commission expires: August 14, 1985.

NS&T BANK

National Savings and Trust Company



Chartered by a
special act of
Congress in 1867.

AFFIDAVIT

DISTRICT OF COLUMBIA, SS:


Francis J. Ferguson, upon being duly sworn on oath doth depose and state as follows:

1. That I am Vice President of National Savings and Trust Company, the owner of real estate located at the north-east corner of 15th Street and New York Avenue, N. W., Washington, D. C., known as Lots 800 and 811, Square 222 and make this affidavit on behalf of National Savings and Trust Company.

2. The aforesaid property is located within an area designated as the Fifteenth Street Financial District by the Joint Committee on Landmarks of the District of Columbia.

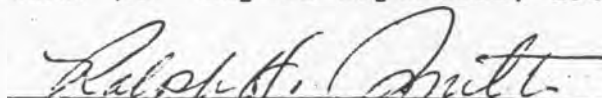
3. As the owner of the aforesaid property we have appeared in opposition to the designation of the Fifteenth Street Financial District in proceedings before the Joint Committee on Landmarks.

4. As the owner of the above described property, this Affidavit is to object to the listing of the Fifteenth Street Historic District on the National Register of historic places. We further object to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Francis J. Ferguson
Vice President

Subscribed and sworn to before me
this 10 day of September, 1981.



Notary Public

My Commission Expires: 8-14-1982

LAW OFFICES
WILKES & ARTIS
CHARTERED

SUITE 600
1666 K STREET, N. W.

WASHINGTON, D. C. 20006

(202) 457-7800
CABLE ADDRESS: "WILART"

SUITE 1407
51 MONROE STREET
ROCKVILLE, MARYLAND 20850
(301) 279-7900

SUITE 202
4020 UNIVERSITY DRIVE
FAIRFAX, VIRGINIA 22030
(703) 385-8000

DIRECT DIAL: 457-7825

January 25, 1982

BY HAND

Mr. Robert L. Moore
State Historic Preservation
Officer
1133 North Capitol Street
Room 338
Washington, D.C.



ATTENTION: Lucy B. Franklin

RE: Proposed Fifteenth Street
Financial Historic District

Dear Mr. Moore:

Please find enclosed affidavits in opposition to the listing of the proposed 15th Street Financial Historic District on the National Register signed by the following property owners:

<u>OWNER</u>	<u>LOT</u>	<u>SQUARE</u>
William C. Yowell, Jr.	800	221
William C. Yowell, Jr.	809	221

It is our understanding that this proposed District is governed by §§60.6(h) and (n) of the Interim Rules published by the National Register. In this regard, we believe that the enclosed affidavits, along with the affidavits from ten owners we submitted to you on December 29, 1981, clearly establish that a majority of the property owners object to this District.

Respectfully submitted,
WILKES & ARTIS, CHARTERED

By: David S. Houston
David S. Houston

Enclosures

AFFIDAVIT



DISTRICT OF COLUMBIA, ss:

I, WILLIAM C. YOWELL, JR., upon being sworn on oath doth depose and state as follows:

1. That I am WILLIAM C. YOWELL, JR. [officer, partner, etc.] of AMERICAN SECURITY CORPORATION, the owner of real estate located at 15th Street, N.W., known as Lot 800, Square 221.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

[Signature]
Name [Title]

Subscribed and sworn to before me this 14 day of January, 1982.

[Signature]
Notary Public, D.C.

My commission expires: 5/14/85.

AFFIDAVIT



DISTRICT OF COLUMBIA, ss:

I, WILLIAM C. YOWELL, JR., upon being ~~sworn~~ ^{advised}

sworn on oath doth depose and state as follows:

1. That I am EXECUTIVE VICE PRESIDENT [officer, partner, etc.] of AMERICAN SECURITY CORPORATION, the owner of real estate located at 730 - 15th Street, N.W., known as Lot 809, Square 221.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

William C. Yowell, Jr.
Name [Title]

Subscribed and sworn to before me this 7th day of

January, 1982.

Debra M. Hester
Notary Public, D.C.

My commission expires: 5/14/85.

LAW OFFICES
WILKES & ARTIS
CHARTERED
SUITE 600

1666 K STREET, N. W.
WASHINGTON, D. C. 20006

(202) 457-7800
CABLE ADDRESS: "WILART"

May 24, 1982

Sumner
12/2/82

SUITE 1407
51 MONROE STREET
ROCKVILLE, MARYLAND 20850
(301) 279-7900

SUITE 202
4020 UNIVERSITY DRIVE
FAIRFAX, VIRGINIA 22030
(703) 385-8000

DIRECT DIAL: 457-7825

By Hand

Mr. Robert L. Moore
State Historic Preservation Officer
1133 North Capitol Street
Room 338
Washington, D.C.

Attention: Lucy B. Franklin

Re: Proposed Fifteenth Street Financial
District.

Dear Mr. Moore:

Please find enclosed an affidavit in opposition to the listing
of the proposed Fifteenth Street Financial District on the National Register
by the new owners of 729 15th Street, N.W. (Lot 12, Square 222).

Respectfully submitted,

WILKES & ARTIS, CHARTERED

By: *David S. Houston*
David S. Houston

DSH/mrn

Enclosure

cc: John McIlwaine
Hubert L. Harris



AFFIDAVIT

Handwritten note: 1007 1/2

DISTRICT OF COLUMBIA, ss:

I, John Fielder, upon being duly sworn on oath doth depose and state as follows:

1. That I am (i) President of Associated Builders and Contractors, Inc., the owner of the fee simple title in the land only and (ii) President of Associated Builders and Contractors Building Service, Inc., the sole general partner of Securities Building Associates, the owner of the leasehold interest in the land only and fee title to the building and improvements located at 729 15th Street, N.W., Washington, D.C., known as Lot 12, Square 222.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owners of the aforesaid property object to the inclusion of the property within the Fifteenth Street Financial District.

4. As owners of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owners further object to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Handwritten signature of John Fielder

John Fielder

Subscribed and sworn to before me this 19th day of

May, 1982.

Handwritten signature of Notary Public

Notary Public, D.C.

My commission expires: My Commission Expires June 30, 1986

AFFIDAVIT

File Carr

DISTRICT OF COLUMBIA, ss:


I, Oliver T. Carr, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am Pres. of O.T.Carr Co., Mging/ ^{Venturer} [officer, partner, etc.] of MetropolitanSquare Associates, beneficial owner of real estate located at 1426 G Street, N.W., known as Lot 18, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, Jr.
Pres. O.T.Carr Co.

Subscribed and sworn to before me this 18th day of

December, 1981.

Marian J. Wittenbrake
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1986

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

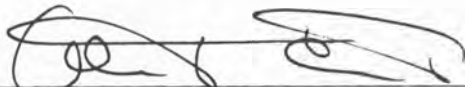
I, Oliver T. Carr, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am Genreal Partner [officer, partner, etc.] of Square 224 Associates, the beneficial owner of real estate located at 605 - 15th Street, N.W. ^{in Fed}, known as Lot 810, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, JR.
General Partner

Subscribed and sworn to before me this 18th day of

December, 1981.

Marcia G. Wittenbrink
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1985.

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

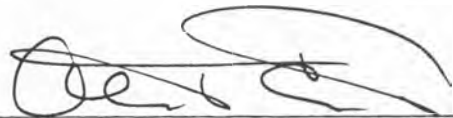
I, Oliver T. Carr, JR., upon being duly sworn on oath doth depose and state as follows:

1. That I am General Partner [officer, partner, etc.] of Square 224 Associates, the beneficial owner of real estate located at 1439-31 F Street, N.W., known as Lot 809, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, Jr.
General Partner

Subscribed and sworn to before me this 18th day of

December, 1981.

Marcia J. Wilbur
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1986

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

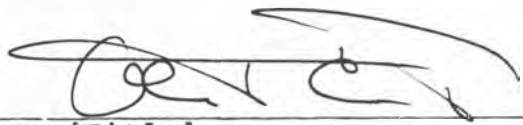
I, Oliver T. Carr, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am General Partner [officer, partner, etc.] of Square 224 Associates, the beneficial owner of real estate located at 613 - 15th Street, N.W. *note book,* known as Lot 811, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, Jr.
General Partner

Subscribed and sworn to before me this 18th day of

December, 1981.

Maria G. Wittenberg
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1986.

AFFIDAVIT

DISTRICT OF COLUMBIA, SS:

I, Marshall B. Coyne, upon being duly sworn on oath doth depose and state as follows:

1. That I am general partner [~~officer or partner, etc.~~] of SHOREHAM BUILDING ASSOCIATES, the owner of real estate located at 806 15th Street, N.W., known as Lot 18, Square 219.

2. That pursuant to action of the Joint Committee on Landmarks of the District of Columbia, the aforesaid property is located within an area designated as the Fifteenth Street Financial District.

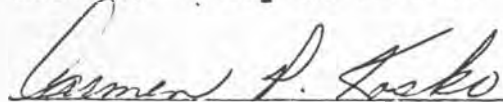
3. That the owner of the aforesaid property has appeared in opposition to the designation of the property relating to its inclusion within the Fifteenth Street Financial District in proceedings before the Joint Committee on Landmarks.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Historic District on the National Register of historic places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



(Name) [Title]

Subscribed and sworn to before me
this 24th day of AUGUST, 1981.



Notary Public
My Commission Expires: MAY 31, 1986

AFFIDAVIT

12-22-81
Real Estate

DISTRICT OF COLUMBIA, ss:

I, S. Jon Garstfeld, upon being duly sworn on oath doth depose and state as follows:

1. That I am Gen Partner [officer, partner, etc.] of Southern Building Associates the owner of real estate located at 1425 H Street, N.W., known as Lot 44, Square 220.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

[Signature] (Gen Partner)
Name [Title]

Subscribed and sworn to before me this 22nd day of December, 1981.

[Signature]
Notary Public, D.C.

My Commission Expires April 14, 1984

My commission expires: _____.

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

2,
15-8 H St. Associates

I, S Jon Gerstenfeld, upon being duly sworn on oath doth depose and state as follows:

1. That I am Gen Partner [officer, partner, etc.] of 15th & H St. Associates, the owner of real estate located at 1426 H Street, N.W., known as Lot 22, Square 222.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

[Signature] (Gen Partner)
Name [Title]

Subscribed and sworn to before me this 22nd day of December, 1981.

[Signature]
Notary Public, D.C.

My commission expires: My Commission Expires April 14, 1984.



Telegram

1983 FEB 23 734 PM 12:55

4-021630S054 02/23/83

ICS IPMMTZZ CSP

2123554810 TDMT NEW YORK NY 219 02-23 1249P EST
PMS STATE HISTORICAL PRESERVATION OFFICER FOR THE DISTRICT OF
COLUMBIA RPT DLY MGM, DLR
ATTN MADELINE M PETTY AND LUCY B FRANKLIN 1133 NORTH CAPITAL ST
NORTHEAST
WASHINGTON DC 20002

DEAR MS PETTY AND MS FRANKLIN

I, GRAHAM J BOND, AM THE EXECUTIVE VICE PRESIDENT OF U.K. AMERICAN
PROPERTIES, INC, AND I AM WRITING YOU IN RESPONSE TO YOUR LETTER OF
JANUARY 24 TO THE EFFECT THAT YOU ARE NOW CONSIDERING THE NOMINATION
OF THE WALKER BUILDING, LOCATED AT 734 15TH STREET NORTHWEST
WASHINGTON DC AND THE 15TH STREET FINANCIAL DISTRICT TO THE NATIONAL
REGISTER OF HISTORIC PLACES.

THIS TELEGRAM IS TO NOTIFY YOU THAT U.K. AMERICAN PROPERTIES, INC
OWNS THE WALKER BUILDING AND (I) THAT U.K. AMERICAN PROPERTIES, INC
OBJECTS TO THE NOMINATION OF THE WALKER BUILDING AND TO THE
NOMINATION OF THE 15TH STREET FINANCIAL DISTRICT TO THE NATIONAL
REGISTRY OF HISTORIC PLACES AND (II) THAT THE LAW FIRM OF KING AND
SPALDING, WITH OFFICES AT 1914 I STREET NORTHWEST WASHINGTON DC
20006, IS AUTHORIZED TO ACT ON OUR BEHALF ON ALL MATTERS ARISING IN
CONNECTION WITH THE ISSUES DISCUSSED IN YOUR LETTER OF JANUARY 24

W.U. 1201-SF (R5-89)



Telegram

WITH RESPECT TO THE PROPOSED NOMINATION OF THE WALKER BUILDING AND
THE 15TH STREET FINANCIAL DISTRICT TO THE NATIONAL REGISTRY OF
HISTORIC PLACES.

THANK YOU FOR YOUR ATTENTION TO THIS MATTER. IF YOU HAVE ANY
QUESTIONS PLEASE CONTACT OUR ATTORNEYS, MR SCOTT WISSER OR MR GEORGE
BLANCH, AT 202-466-7640.

CC: MR SCOTT A WISSER AND MR SCOTT J ARNOLD

SINCERELY YOURS

GRAHAM J BOND EXECUTIVE VICE PRESIDENT

55 EAST 52 ST

NEW YORK NY 10055

1252 EST

W.U. 1201-SF (R5-89)

AFFIDAVIT

District of Columbia, SS:

John E. Akridge, III, upon being duly sworn on oath doth depose and state as follows:

1. That I am President of The John Akridge Company, Managing General Partner of 825 Fifteenth Street, N.W. Associates Limited Partnership, the owner of real estate located at 825 Fifteenth Street, N.W., known as Lot 36, Square 220.

2. That pursuant to action of the Joint Committee on Landmarks of the District of Columbia, the aforesaid property is located within an area designated as the Fifteenth Street Financial District.

3. That the owner of the aforesaid property has appeared in opposition to the designation of the property relating to its inclusion within the Fifteenth Street Financial District in proceedings before the Joint Committee on Landmarks.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Historic District on the National Register of historic places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

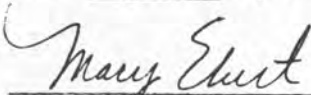
825 Fifteenth Street, N.W. Associates
Limited Partnership



John E. Akridge, III
President
The John Akridge Company
Managing General Partner

Subscribed and sworn to before me

this 31st day of August, 1981.



Notary Public

My Commission Expires: 5/31/86

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:


I, Robert A. Barton, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am President [officer, partner, etc.] of Interstate Federal Savings & Loan Association, the owner of real estate located at 1435 G Street, N.W., known as Lot 804, Square 223.

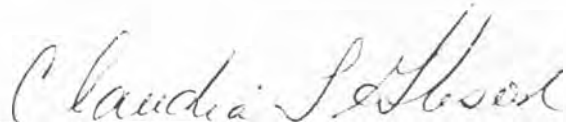
2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.


Name [Title] Robert A. Barton, Jr.
President

Subscribed and sworn to before me this 11th day of December, 1981.


Notary Public, D.C.

My commission expires: 12/14/84.

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

I, Ronald L. Maher, Trustee, upon
being duly sworn on oath doth depose and state as follows:

1. That I am the owner of real estate located
at 727 - 15th Street, N.W., known as Lot 20,
Square 222.

2. That the aforesaid property is located
within the Fifteenth Street Financial District as determined
by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property
objects to the inclusion of the property within the Fifteenth
Street Financial District.

4. As owner of the property described above,
this Affidavit is to object to the listing of the Fifteenth
Street Financial District on the National Register of Historic
Places. The owner further objects to the nomination of the
district by the State Historic Preservation Officer of the
District of Columbia or a determination to nominate such
district to the National Register.

Trust Estate of James O'Donnell

BY: [Signature] Trustee
RONALD L. MAHER

Subscribed and sworn to before me this 21st day
of December, 1981.

[Signature]
Notary Public, D.C. Hartford Co., MD

My commission expires: July 1, 1982.

Just copy

LAW OFFICES

WILKES & ARTIS

CHARTERED

SUITE 600

1666 K STREET, N. W.

WASHINGTON, D. C. 20006

(202) 457-7800

CABLE ADDRESS: "WILART"

SUITE 202

4020 UNIVERSITY DRIVE

FAIRFAX, VIRGINIA 22030

(703) 385-8000

SUITE 1407
51 MONROE STREET
ROCKVILLE, MARYLAND 20850
(301) 279-7900

DIRECT DIAL: 457-7825

January 25, 1982

BY HAND

Mr. Robert L. Moore
State Historic Preservation
Officer
1133 North Capitol Street
Room 338
Washington, D.C.

ATTENTION: Lucy B. Franklin

RE: Proposed Fifteenth Street
Financial Historic District

Dear Mr. Moore:

Please find enclosed affidavits in opposition to the listing of the proposed 15th Street Financial Historic District on the National Register signed by the following property owners:

<u>OWNER</u>	<u>LOT</u>	<u>SQUARE</u>
William C. Yowell, Jr.	800	221
William C. Yowell, Jr.	809	221

It is our understanding that this proposed District is governed by §§60.6(h) and (n) of the Interim Rules published by the National Register. In this regard, we believe that the enclosed affidavits, along with the affidavits from ten owners we submitted to you on December 29, 1981, clearly establish that a majority of the property owners object to this District.

Respectfully submitted,

WILKES & ARTIS, CHARTERED

By: David S. Houston
David S. Houston

Enclosures

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

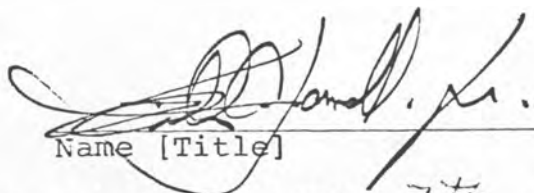
I, WILLIAM C. YOWELL, JR., upon being duly sworn on oath doth depose and state as follows:

1. That I am EXECUTIVE VICE PRESIDENT [officer, partner, etc.] of AMERICAN SECURITY CORPORATION, the owner of real estate located at 730 - 15th Street, N.W., known as Lot 809, Square 221.


2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.


Name [Title]

Subscribed and sworn to before me this 7th day of January, 1981.


Notary Public, D.C.

My commission expires: 5/14/85.

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

I, WILLIAM C. YOWELL, JR., upon being duly sworn on oath doth depose and state as follows:

1. That I am WILLIAM C. YOWELL, JR. [officer, partner, etc.] of AMERICAN SECURITY CORPORATION, the owner of real estate located at 15th Street, N.W., known as Lot 800, Square 221.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

William C. Yowell, Jr.
Name [Title]

Subscribed and sworn to before me this 14th day of January, 1981.

John M. ...
Notary Public, D.C.

My commission expires: 5/14/85.

2nd copy

LAW OFFICES

WILKES & ARTIS

CHARTERED

SUITE 600

1666 K STREET, N. W.

WASHINGTON, D. C. 20006

(202) 457-7800

CABLE ADDRESS: "WILART"

SUITE 202

4020 UNIVERSITY DRIVE

FAIRFAX, VIRGINIA 22030

(703) 385-8000

SUITE 1407
51 MONROE STREET
ROCKVILLE, MARYLAND 20850
(301) 279-7900

DIRECT DIAL: 457-7825

January 26, 1982

BY HAND

Mr. Robert L. Moore
State Historic Preservation
Officer
1133 North Capitol Street
Room 338
Washington, D.C.

ATTENTION: Lucy B. Franklin

RE: Proposed Fifteenth Street
Financial Historic District

Dear Mr. Moore:

Please find enclosed affidavits in opposition to the listing of the proposed Fifteenth Street Financial Historic District on the National Register signed by the following property owners:

<u>OWNER</u>	<u>LOT</u>	<u>SQUARE</u>
Hotel Washington	30	225

It is our understanding that this proposed District is governed by §§60.6(h) and (n) of the Interim Rules published by the National Register. In this regard, we believe that the enclosed affidavits, along with the affidavits from other property owners we previously submitted to you, clearly establish that a majority of the property owners object to this District.

Respectfully submitted,

WILKES & ARTIS, CHARTERED

By: _____
David S. Houston

Enclosure

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

I, Mr. Muneer Zainel Deen, upon being duly sworn on oath doth depose and state as follows:

1. That I am General Manager [officer, partner, etc.] of Hotel Washington, the owner of real estate located at 1435 F Street, N.W., known as Lot 30, Square 225.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Muneer Zainel Deen Gen. Mgr.
Name [Title]

Subscribed and sworn to before me this 25th day of

January, 1981.

William F. Miller
Notary Public, D.C.

My commission expires: August 14, 1985.

NS&T BANK
National Savings and Trust Company

at
2/20/81
10/17
and
2/20/81



Chartered by a special act of Congress in 1867.

AFFIDAVIT

DISTRICT OF COLUMBIA, SS:


Francis J. Ferguson, upon being duly sworn on oath doth depose and state as follows:

1. That I am Vice President of National Savings and Trust Company, the owner of real estate located at the north-east corner of 15th Street and New York Avenue, N. W., Washington, D. C., known as Lots 800 and ~~811~~, Square 222 and make this affidavit on behalf of National Savings and Trust Company.

2. The aforesaid property is located within an area designated as the Fifteenth Street Financial District by the Joint Committee on Landmarks of the District of Columbia.

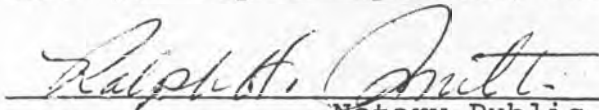
3. As the owner of the aforesaid property we have appeared in opposition to the designation of the Fifteenth Street Financial District in proceedings before the Joint Committee on Landmarks.

4. As the owner of the above described property, this Affidavit is to object to the listing of the Fifteenth Street Historic District on the National Register of historic places. We further object to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Francis J. Ferguson
Vice President

Subscribed and sworn to before me
this 10 day of September, 1981.



Notary Public

My Commission Expires: 8-14-1982

AFFIDAVIT

2nd copy

DISTRICT OF COLUMBIA, ss:

I, Ronald L. Maher, Trustee, upon being duly sworn on oath doth depose and state as follows:

1. That I am the owner of real estate located at 727 - 15th Street, N.W., known as Lot 20, Square 222.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Trust Estate of James O'Donnell

BY: [Signature] Trustee
RONALD L. MAHER

Subscribed and sworn to before me this 21st day of December, 1981.

[Signature]
Notary Public, D.C. Hastings & Co, MD

My commission expires: July 1, 1983.

11
copy of earlier
letter

LAW OFFICES
WILKES & ARTIS
CHARTERED
SUITE 600
1666 K STREET, N. W.
WASHINGTON, D. C. 20006
(202) 457-7800
CABLE ADDRESS: "WILART"

SUITE 1407
51 MONROE STREET
ROCKVILLE, MARYLAND 20850
(301) 279-7900

SUITE 202
4020 UNIVERSITY DRIVE
FAIRFAX, VIRGINIA 22030
(703) 385-8000

DIRECT DIAL:

December 29, 1981

BY HAND

Mr. Robert L. Moore
State Historic Preservation
Officer
1133 North Capitol Street
Room 338
Washington, D.C.

ATTENTION: Lucy B. Franklin

RE: Proposed Fifteenth Street Financial
Historic District

Dear Mr. Moore:

Please find enclosed affidavits in opposition to the listing of the proposed 15th Street Financial Historic District on the National Register signed by the following property owners:

<u>OWNER</u>	<u>LOT</u>	<u>SQUARE</u>
Southern Building Associates	44	220
15th & H Street Associates	22	222
Metropolitan Square Associates	18	224
Square 224 Associates	811	224
Square 224 Associates	810	224
Square 224 Associates	809	224
✓ The Riggs National Bank	810	221
Interstate Federal Savings & Loan Association	804	223
✓ National Savings & Trust Company	800, 811	222
- The John Akridge Company	36	220
Shoreham Building Associates	18	219
Ronald L. Maher, Trustee	20	222

It is our understanding that this proposed district is governed by §§60.6(h) and (n) of the Interim Rules published by the National Register. In this regard, we believe that the

WILKES & ARTIS

CHARTERED

Mr. Robert L. Moore
December 29, 1981
Page Two

enclosed affidavits constitute a majority of the private property owners. Therefore, the Joint Committee's decision may only be submitted for a "determination of eligibility."

Respectfully submitted,

WILKES & ARTIS, CHARTERED

By: Whayne S. Quin
Whayne S. Quin

Louis P. Robbins
Louis P. Robbins

David S. Houston
David S. Houston

Enclosures

AFFIDAVIT

6-1
7-15-7
1-1-11
copy

DISTRICT OF COLUMBIA, ss:

I, S. Jon Garstfeld, upon being duly sworn on oath doth depose and state as follows:

1. That I am Gen Partner [officer, partner, etc.] of Southern Bldg & Assn Inc the owner of real estate located at 1425 H Street, N.W., known as Lot 44, Square 220.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

[Signature] (Gen Partner)
Name [Title]

Subscribed and sworn to before me this 22nd day of December, 1981.

[Signature]
Notary Public, D.C.

My commission expires: My Commission Expires April 14, 1984.

AFFIDAVIT

and copy ✓

DISTRICT OF COLUMBIA, ss:

I, S Jon Geustensfeld, upon being duly sworn on oath doth depose and state as follows:

1. That I am Gen Partner [officer, partner, etc.] of 15th & H St. Associates, the owner of real estate located at 1426 H Street, N.W., known as Lot 22, Square 222.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

[Signature] (Gen Partner)
Name [Title]

Subscribed and sworn to before me this 22nd day of December, 1981.

[Signature]
Notary Public D.C.

My commission expires: My Commission Expires April 14, 1984.

AFFIDAVIT

2nd copy

DISTRICT OF COLUMBIA, ss:

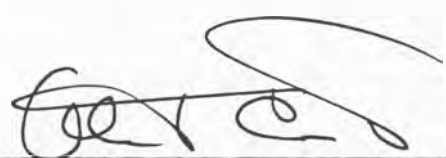
I, Oliver T. Carr, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am Pres. of O.T.Carr Co., ^{Venturer} [officer, partner, etc.] of MetropolitanSquare Associates, beneficial owner of real estate located at 1426 G Street, N.W., known as Lot 18, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, Jr.
Pres. O.T.Carr Co.

Subscribed and sworn to before me this 18th day of

December, 1981.

Marian G. Wittenbrake
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1986

AFFIDAVIT

and copy

DISTRICT OF COLUMBIA, ss:

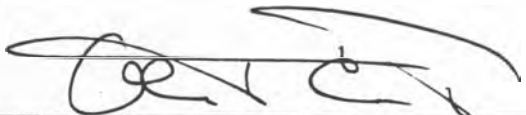
I, Oliver T. Carr, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am General Partner [officer, partner, etc.] of Square 224 Associates, the beneficial owner of real estate located at 613 - 15th Street, N.W. known as Lot 811, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, Jr.
General Partner

Subscribed and sworn to before me this 18th day of

December, 1981.

Maries G. Wittenberg
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1986.

AFFIDAVIT

2nd copy

DISTRICT OF COLUMBIA, ss:

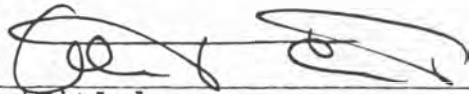
I, Oliver T. Carr, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am Genreal Partner [officer, partner, etc.] of Square 224 Associates, the beneficial owner of real estate located at 605 - 15th Street, N.W. known as Lot 810, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, JR.
General Partner

Subscribed and sworn to before me this 18th day of

December, 1981.

Marcia G. Wittenbrink
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1986.

AFFIDAVIT

2nd copy

DISTRICT OF COLUMBIA, ss:

I, Oliver T. Carr, JR., upon being duly sworn on oath doth depose and state as follows:

1. That I am General Partner [officer, partner, etc.] of Square 224 Associates, the beneficial owner of real estate located at 1439-31 F Street, N.W., known as Lot 809, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, Jr.
General Partner

Subscribed and sworn to before me this 18th day of

December, 1981.

Marcia J. Wilbur
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1986

AFFIDAVIT

OK
2137
12/17/81
2nd copy

DISTRICT OF COLUMBIA, ss:

I, RAYMOND E SPARKS, upon being duly sworn on oath doth depose and state as follows:

1. That I am SENIOR VICE PRESIDENT [officer, partner, etc.] of THE RIGGS NATIONAL BANK, the owner of real estate located at 1503-05 Pennsylvania Ave., N.W., known as Lot 810, Square 221.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Raymond E Sparks
Name [Title]

Subscribed and sworn to before me this 16th day of December, 1981.

Genevieve Shepherd
Notary Public, D.C.

My commission expires: 3/31/85.

AFFIDAVIT

2nd copy

DISTRICT OF COLUMBIA, ss:

I, Robert A. Barton, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am President [officer, partner, etc.] of Interstate Federal Savings & Loan Association, the owner of real estate located at 1435 G Street, N.W., known as Lot 804, Square 223.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

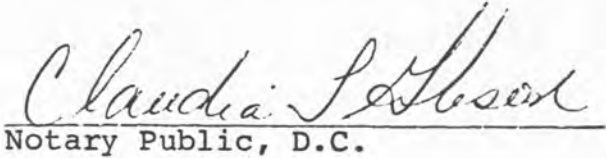
3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Robert A. Barton, Jr.
President

Subscribed and sworn to before me this 11th day of December, 1981.


Notary Public, D.C.

My commission expires: 12/14/84.

W83

AFFIDAVIT

DISTRICT OF COLUMBIA, SS:

I, Marshall B. Coyne , upon being duly sworn on oath doth depose and state as follows:

1. That I am general partner [~~officer or partner, etc.~~] of SHOREHAM BUILDING ASSOCIATES , the owner of real estate located at 806 15th Street, N.W. , known as Lot 18 , Square 219 .

2. That pursuant to action of the Joint Committee on Landmarks of the District of Columbia, the aforesaid property is located within an area designated as the Fifteenth Street Financial District.

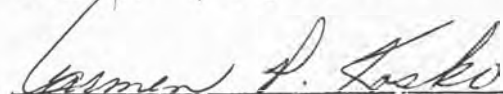
3. That the owner of the aforesaid property has appeared in opposition to the designation of the property relating to its inclusion within the Fifteenth Street Financial District in proceedings before the Joint Committee on Landmarks.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Historic District on the National Register of historic places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



(Name), [Title]

Subscribed and sworn to before me
this 24th day of AUGUST , 1981.



Notary Public
My Commission Expires: may 31, 1986

Bill

Patrick, Carol S. and I met with Tanya B. on Monday. It was a good meeting.

15th Street is o.k. (We may make several comments on the review sheet but will take as resubmitted).

Downtown--We went over the map--the coding is much improved and they haven't done anything to the boundaries that is a new problem. We made a copy of the revised form and agreed to review it against the questions previously raised in the first ~~next~~ return. Then we should call Tanya and let her know how it is.

There is a technical ~~w~~ question that Lars needs to resolve, related to whether we will determin~~e~~ the eligible area to be elig~~ible~~ and then resolve the old appeal or what/ Don't Tear it Down might withdraw their appeal to insure that the present district nomination is determined eligible this time and not returned. Ask Carol if you need~~x~~ to call Lars

D.C. thinks they will submit the things formally next week.

Good luck.

Dubie

Patrick
has the file

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
OFFICE OF THE DIRECTOR



JAN 25 1984

Ms. Carol D. Shull
Acting Keeper of the National Register
National Park Service
U.S. Department of the Interior
Washington, D.C. 20240

Dear Ms. Shull:

On July 31, 1981, the Joint Committee on Landmarks serving as the State Historic Preservation Review Board approved the nomination of the Fifteenth Street Financial District. I hereby determine to nominate this historic district to the National Register. I must note, however, that a majority of the property owners in the proposed district have objected to its inclusion in the National Register.

The application and the owner objections are enclosed for your review. If you should have any questions, please do not hesitate to contact me on 727-7170.

Sincerely,

A handwritten signature in cursive script, appearing to read "Carol B. Thompson".

Carol B. Thompson
State Historic Preservation
Officer for the District
of Columbia

Enclosures

WILKES, ARTIS, HEDRICK & LANE

CHARTERED

ATTORNEYS AT LAW

1666 K STREET, N. W.

WASHINGTON, D. C. 20006

(202) 457-7800

March 9, 1984

CABLE ADDRESS: WILAN
TELECOPIER: 202-457-7814

51 MONROE STREET
ROCKVILLE, MARYLAND 20850
4020 UNIVERSITY DRIVE
FAIRFAX, VIRGINIA 22030

WRITER'S DIRECT DIAL:

457-7860

Mr. David Watts
Assistant Solicitor for
Parks and Recreation
Department of the Interior
National Park Service
Washington, D.C. 20240

Re: Proposed 15th Street Financial
and Downtown Historic Districts

Dear Mr. Watts:

By letters dated January 25, 1984, the above-referenced proposed historic districts were submitted to the Keeper of the National Register by the State Historic Preservation Officer for the District of Columbia purportedly for nomination to the National Register. Specifically, the letters state, "I hereby determine to nominate this historic district to The National Register." This letter is to request that the proposed districts be rejected for nomination and that the State Historic Preservation Officer be advised that, pursuant to 36 C.F.R. Section 60.6(n), the proposed districts may only be submitted for a determination of eligibility.

As set forth in the attached letters, the State Historic Preservation Officer (hereinafter "SHPO") for the District of Columbia has determined to nominate both proposed districts to the National Register. Pursuant to the 1980 amendments to the National Preservation Act, 16 U.S.C. Section 470a(6), however, under authority of which the National Register functions, if the majority of owners of property in a proposed district object to its being listed in the National Register, the proposed district shall not be listed. Further, as unequivocally set forth in 36 C.F.R. Section 60.6(n), where there has been such majority objecting, the SHPO may submit the "nomination" form describing the proposed historic area to the Keeper of the National Register "only for a determination of eligibility."

WILKES, ARTIS, HEDRICK & LANE
CHARTERED

Mr. David Watts
March 9, 1984
Page Two

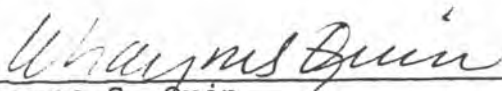
For both of the proposed historic districts, the majority of property owners have filed affidavits objecting to the listing of the districts as expressly provided for in 36 C.F.R. Section 60.6(n). In fact, in both attached transmittal letters, the SHPO for the District of Columbia acknowledges that a majority of the property owners have objected to the inclusion of the districts.

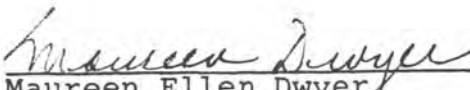
As a matter of law, it is our understanding that, once the majority of property owners have objected to inclusion of the districts in the National Register, in full accordance with procedures established for their protection, under federal law the SHPO is statutorily prohibited from nominating these proposed areas to the National Register. Accordingly, we request that the proposed districts be rejected for nomination and that the State Historic Preservation Officer for the District of Columbia be advised that, pursuant to 36 C.F.R. Section 60.6(s), the proposed districts may only be submitted for a determination of eligibility.

Respectfully submitted by,

WILKES, ARTIS, HEDRICK & LANE,
CHARTERED

By: 
Norman M. Glasgow


Whayne S. Quin


Maureen Ellen Dwyer

WILKES, ARTIS, HEDRICK & LANE
CHARTERED

Mr. David Watts
March 9, 1984
Page Three

cc: Mr. Jerry Rogers, Keeper,
The National Register
Ms. Carol Shull, Chief,
Branch of Registrations
Mr. Douglas Lee
Ms. Carol Thompson
Jonathan Farmer, Esquire

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
OFFICE OF THE DIRECTOR



Ms. Carol D. Shull
Acting Keeper of the National Register
National Park Service
U.S. Department of the Interior
Washington, D.C. 20240

Dear Ms. Shull:

On July 31, 1981, the Joint Committee on Landmarks serving as the State Historic Preservation Review Board approved the nomination of the Fifteenth Street Financial District. I hereby determine to nominate this historic district to the National Register. I must note, however, that a majority of the property owners in the proposed district have objected to its inclusion in the National Register.

The application and the owner objections are enclosed for your review. If you should have any questions, please do not hesitate to contact me on 727-7170.

Sincerely,

Carol B. Thompson

Carol B. Thompson
State Historic Preservation
Officer for the District
of Columbia

Enclosures

Rec'd
FEB 13 1982

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
OFFICE OF THE DIRECTOR



JAN 25 1984

Ms. Carol D. Shull
Acting Keeper of the National Register
National Park Service
U.S. Department of the Interior
Washington, D.C. 20240

Dear Ms. Shull:

On July 26, 1982, the Joint Committee on Landmarks serving as the State Historic Preservation Review Board approved the nomination of the Downtown Historic District. I hereby determine to nominate this historic district to the National Register. I must note, however, that a majority of the property owners in the proposed district have objected to the inclusion of the District in the National Register.

The application and the owner objections are enclosed for your review. If you should have any questions, please do not hesitate to contact me on 727-7170.

Sincerely,

Carol B. Thompson

Carol B. Thompson
State Historic Preservation
Officer for the District
of Columbia

Enclosures

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
OFFICE OF THE DIRECTOR



JAN 25 1984

Ms. Carol D. Shull
Acting Keeper of the National Register
National Park Service
U.S. Department of the Interior
Washington, D.C. 20240

Dear Ms. Shull:

On July 31, 1981, the Joint Committee on Landmarks serving as the State Historic Preservation Review Board approved the nomination of the Fifteenth Street Financial District. I hereby determine to nominate this historic district to the National Register. I must note, however, that a majority of the property owners in the proposed district have objected to its inclusion in the National Register.

The application and the owner objections are enclosed for your review. If you should have any questions, please do not hesitate to contact me on 727-7170.

Sincerely,

Carol B. Thompson

Carol B. Thompson
State Historic Preservation
Officer for the District
of Columbia

Enclosures

Rec'd
FEB 13 1984

NATIONAL REGISTER OF HISTORIC PLACES
EVALUATION/RETURN SHEET

Substantive Review

DOE - owner objection

Fifteenth Street Financial District
XXX DISTRICT OF COLUMBIA

FEB 13 1984

DOE/OWNER OBJECTION

- resubmission
- nomination by person or local government
- owner objection
- appeal

Working No. _____
 Fed. Reg. Date: _____
 Date Due: 3/29/84
 Action: ACCEPT
 RETURN 3/21/84
 REJECT _____
 Federal Agency: _____

Substantive Review: sample request appeal NR decision

Reviewer's comments: District of major Classical Revival / Beaux Arts commercial buildings designed by nationally & locally prominent architects, reflecting the choice of 15th St. near the Treasury as the center of Washington's financial district. 19th c. buildings reflect early financial institutions; early 20th c. buildings, the economic growth related to

Recom./Criteria RETURN
 Reviewer C DUBIE
 Discipline HISTORY
 Date 3/19/1984
 see continuation sheet

Nomination returned for: technical corrections cited below *real estate speculation at the period.*
 substantive reasons discussed below *Minor problem with boundary needs to be corrected (see reverse); well written ~~NR~~ NR form.*

1. Name

2. Location

3. Classification

Category	Ownership	Status	Present Use
	Public Acquisition	Accessible	

4. Owner of Property

5. Location of Legal Description

6. Representation in Existing Surveys

Has this property been determined eligible? yes no

7. Description

Condition	Check one	Check one
<input type="checkbox"/> excellent	<input type="checkbox"/> unaltered	<input type="checkbox"/> original site
<input type="checkbox"/> good	<input type="checkbox"/> altered	<input type="checkbox"/> moved date _____
<input type="checkbox"/> fair	<input type="checkbox"/> deteriorated	
	<input type="checkbox"/> ruins	
	<input type="checkbox"/> unexposed	

Describe the present and original (if known) physical appearance

- summary paragraph
- completeness
- clarity
- alterations/integrity
- dates
- boundary selection

good quality district - almost every structure contributes.

8. Significance

Period Areas of Significance—Check and justify below

Specific dates Builder/Architect

Statement of Significance (in one paragraph)

- summary paragraph
- completeness
- clarity
- applicable criteria
- justification of areas checked
- relating significance to the resource
- context
- relationship of integrity to significance
- justification of exception
- other

9. Major Bibliographical References

10. Geographical Data

Acreage of nominated property _____

Quadrangle name _____

UTM References _____

X Verbal boundary description and justification The boundary line as shown on the submitted site map passes through the building of which the Chase's Theatre/Peggs Building facade is now a part. Please revise the map.

11. Form Prepared By

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

___ national ___ state ___ local

State Historic Preservation Officer signature

title date

13. Other

Maps

Photographs

Other

Please provide site maps RECEIVED FROM SHPO

Questions concerning this nomination may be directed to CAROL DUBIE

Signed Carol Dubie Date 3/21/1984 Phone: 343-9571

10 | 184



15th ST. HIST. DIST.

2 bldgs outside period of signif. - contrib form/scale etc
1 bld. is just a facade

Downtown District

Don't Tear **IT** Down's objections are addressed on page 3 item 10
(boundary description).

Why original 2 districts were combined into one - p1 of item 10

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF CONSUMER AND REGULATORY AFFAIRS
OFFICE OF THE DIRECTOR



OCT 5 1984

Ms. Carol D. Shull
Chief of Registration
National Register of Historic Places
National Park Service
U.S. Department of the Interior
Washington, D.C. 20240

Dear Ms. Shull:

The enclosed nomination for the Fifteenth Street Financial District is being returned to you for review and action pursuant to my original letter and submission of January 25, 1984. The nomination, as presented, reflects your comments, and the corrections and clarification requested by you in your letter of March 22, 1984, and as discussed with you and your staff.

If you should need additional information pertaining to either the nomination or our response to your original comments, please call Mr. Ronald Lewis of my staff on 727-7360.

Sincerely,

Carol B. Thompson

Carol B. Thompson
State Historic Preservation
Officer for the District
of Columbia

Enclosure

Rec'd. 10-9-84

DETERMINED ELIGIBLE FOR THE NATIONAL REGISTER

STATE WASHINGTON, DC

DATE DETERMINED **OCT 18 1984**

Name

Location

Fifteenth Street Financial District

Washington, DC

Also Notified

NPS REGIONAL OFFICE: Mid-Atlantic
Advisory Council on Historic Preservation
The Old Post Office Building
1100 Pennsylvania Avenue, NW #809
Washington, DC 20004

State Historic Preservation Officer
Ms. Carol B. Thompson
Director, Dept of Consumer and
Regulatory Affairs
614 H Street, NW Rm 305
Washington, DC 20001

NR/DOE JMS

For further information, please call the National Register at (202)272-3504.

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



SEP 30 2005

September 16, 2005

Ms. Janet Matthews
Keeper, National Register of Historic Places
National Park Service
1849 C St., NW
Washington, DC 20240

Dear Ms. Matthews:

I am pleased to submit the following documentation to support the listing of the Fifteenth Street Financial Historic District in the National Register of Historic Places. The D.C. SHPO nominated this historic district to the National Register in 1984, but at the time a majority of the affected property owners objected to the listing. On October 18, 1984, your office determined that the district was eligible for listing in the Register.

In May of this year, I sent letters to all property owners in the historic district, to ascertain whether a majority still objected to the National Register listing. Copies of the letters and the list of owners are enclosed. Owners were given sixty days to respond, and that time period has now elapsed.

As a result of this polling, I have determined that a majority of the property owners do not now object to National Register listing. The list of property owners was taken from the real property records of the District of Columbia, and includes 18 owners. My office received no new statements objecting to the listing, and two letters from owners who previously objected but no longer object. There are three letters on file from current owners who objected previously. Copies of these five letters are enclosed.

The total of three objecting owners represents 17% of the total number of owners. Based on this information, it is my understanding that the Fifteenth Street Financial Historic District can now be listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

A handwritten signature in black ink that reads "Lisa M. Burcham". The signature is written in a cursive, flowing style.

Lisa M. Burcham
State Historic Preservation Officer
For the District of Columbia

SEP 30 2005

Square	Lots	Property	Owner	Address1	Address2	City	State	Zip Code
219	810	811 Vermont Avenue, NW	United States of America	c/o GSA/NCR/PBS/WPT	7 th & D Streets, SW, #7600	Washington	DC	20407
219	18	806 15 th Street, NW	DC Sofitel LLC	c/o Accor NA	P.O. Box 117508	Carrollton	TX	75011-7508
220	44	1425 H Street, NW	Southern Building Associates	c/o SJG Properties	805 15 th Street, NW, Suite 230	Washington	DC	20005-2207
220	67	875 15 th Street, NW	Bowen Building LP	c/o Kaempfer Company Inc.	1501 K Street, NW, Suite 300	Washington	DC	20005-1412
221	29	1501 Pennsylvania Avenue, NW	Reman 1997-D Inc.	c/o DeLoitte & Touche Pts	P.O. Box 11338	McLean	VA	22102-9338
221	37	1500 H Street, NW	James O. Broadhead Corporation	740 15 th Street, NW		Washington	DC	20006-3910
221	800, 809	730 15 th Street, NW	First States Investors 3500 LLC	1725 The Fairway		Jenkintown	PA	19046-1400
221	810	1503-05 Pennsylvania Avenue, NW	Riggs National Bank Finance Group	808 17 th Street, NW		Washington	DC	20002
221	818	734 15 th Street, NW	734 Fifteenth Street LLC	2 Wisconsin Circle, Suite 560		Chevy Chase	MD	20815-7028
222	12	729 15 th Street, NW	Securities Building 15 th Street LLC	10087 Tyler Place		Ijamsville	MD	21754-8747
222	19	725 15 th Street, NW	725 Fifteenth Street Corporation	725 15 th Street, NW		Washington	DC	20005-2109
222	20	727 15 th Street, NW	National Community Reinvestment Coalition	727 15 th Street, NW, 9 th Floor		Washington	DC	20005-2168
222	22	1436 H Street, NW	Gerstenfeld Gerstenfeld Ross Zirkon et al.	c/o SJG Properties	805 15 th Street, NW, Suite 230	Washington	DC	20005-2207
222	814	1445 New York Avenue, NW	Crestar Bank NA	c/o Real Estate Division	919 East Main Street, 14 th Floor	Richmond	VA	23219-4625
223	25	1435 G Street, NW	1440 New York Avenue Corporation	c/o Ste: Lower Level	1440 New York Avenue, NW	Washington	DC	20005-2111
224	22	613 15 th Street, NW	Metropolitan Square Associates LLC	c/o Boston Properties Inc.	401 9 th Street NW, Suite 700	Washington	DC	20004-2131
225	803	1434 F Street, NW	Gal-Tex Corporation Hotel Washington	P.O. Box 59	c/o Mr. Eugene Lucas	Galveston	TX	77553-0059
		916 F Street, NW	Mr. Richard Cote	Department of the Treasury	1500 Pennsylvania Avenue, NW	Washington	DC	20220

SEP 30 2005

SJG PROPERTIES

SUITE 230

805 FIFTEENTH STREET, N.W.

WASHINGTON, DC 20005

(202) 842-5100 FAX 842-5107

May 31, 2005

Lisa M. Burcham
Government of the District of Columbia
Office of Planning
801 North Capitol Street NE
Washington D.C. 2002

SEP 30 2005

Dear Ms. Burcham,

I, S. Jon Gerstenfeld, am the General Partner of Fifteenth & H Street Associates, that is the sole owner of the Woodward Building, located at 1426 H Street N.W., known as Lot 22, Square 222.

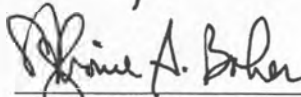
As owner of the property described above, I objected to the listing the Fifteenth Street Financial Historic District in the National Register in 1984 but have since changed my mind.

Please consider this notarized letter my request that you remove my objection to the listing of the Fifteenth Street Financial Historic District.

Yours truly,


S. Jon Gerstenfeld, General Partner
Fifteenth & H Street Associates

Subscribed and sworn to me this 31st day of May, 20005


Notary Public D.C.

My Commission expires: 3/31/10

SJG PROPERTIES

SUITE 230

805 FIFTEENTH STREET, N.W.

WASHINGTON, DC 20005

(202) 842-5100 FAX 842-5107

May 31, 2005

Lisa M. Burcham
Government of the District of Columbia
Office of Planning
801 North Capitol Street NE
Washington D.C. 2002

SEP 30 2005

Dear Ms. Burcham,

I, S. Jon Gerstenfeld, am the General Partner of Southern Building Associates, that is the sole owner of the Woodward Building, located at 1425 H Street N.W., known as Lot 44, Square 220.

As owner of the property described above, I objected to the listing the Fifteenth Street Financial Historic District in the National Register in 1984 but have since changed my mind.

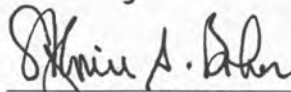
Please consider this notarized letter my request that you remove my objection to the listing of the Fifteenth Street Financial Historic District.

Yours truly,



S. Jon Gerstenfeld, General Partner
Southern Building Associates

Subscribed and sworn to me this 31st day of May, 20005



Notary Public D.C.

My Commission expires: 3/31/10

AFFIDAVIT



DISTRICT OF COLUMBIA, ss:

I, Mr. Muneer Zainel Deen, upon being sworn on oath doth depose and state as follows:

1. That I am General Manager [officer, partner, etc.] of Hotel Washington, the owner of real estate located at 1435 F Street, N.W., known as Lot 30, Square 225.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Muneer Zainel Deen Gen Mgr
Name [Title]

Subscribed and sworn to before me this 25th day of January, 1982.

[Signature]
Notary Public, D.C.

My commission expires: August 14, 1985.

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

I, RAYMOND E SPARKS, upon being duly sworn on oath doth depose and state as follows:

1. That I am SENIOR VICE PRESIDENT [officer, partner, etc.] of THE RIGGS NATIONAL BANK, the owner of real estate located at 1503-05 Pennsylvania Ave., N.W., known as Lot 810, Square 221.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Raymond E Sparks
Name [Title]

Subscribed and sworn to before me this 16th day of December, 1981.

Quendaly Shepherd
Notary Public, D.C.

My commission expires: 3/31/85.

AFFIDAVIT

Real Owner!

DISTRICT OF COLUMBIA, ss:

I, Oliver T. Carr, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am Pres. of O.T.Carr Co., Mging/ ^{Venturer} [officer, partner, etc.] of MetropolitanSquare Associates, beneficial owner of real estate located at 1426 G Street, N.W. K-41, known as Lot 18, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, Jr.
Pres. O.T.Carr Co.

Subscribed and sworn to before me this 18th day of

December, 1981.

Maria J. Wittenberke
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1986

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

United States of America
c/o GSA/NCR/PBS/WPT
7th & D Streets, SW, #7600
Washington, DC 20407

SEP 30 2005

Ref: Square 219, Lot(s) 810
811 Vermont Avenue, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

DC Sofitel LLC
c/o Accor NA
P.O. Box 117508
Carrollton, TX 75011-7508

Ref: Square 219, Lot(s) 18
806 15th Street, NW

SEP 30 2005

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Southern Building Associates
c/o SJG Properties
805 15th Street, NW, Suite 230
Washington, DC 20005-2207

Ref: Square 220, Lot(s) 44
1425 H Street, NW

SEP 30 2005

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Bowen Building LP
c/o Kaempfer Company Inc.
1501 K Street, NW, Suite 300
Washington, DC 20005-1412

SEP 30 2005

Ref: Square 220, Lot(s) 67
875 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Reman 1997-D Inc.
c/o DeLoitte & Touche Pts
P.O. Box 11338
McLean, VA 22102-9338

SEP 30 2005

Ref: Square 221, Lot(s) 29, 1501 Pennsylvania Avenue, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1501 Pennsylvania Avenue, NW, is already listed in the National Register, both separately and as part of the Lafayette Square Historic District.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

SEP 30 2005

James O. Broadhead Corporation
740 15th Street, NW
Washington, DC 20006-3910

Ref: Square 221, Lot(s) 37
1500 H Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1500 H Street, NW, is already listed separately in the National Register.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

SEP 30 2005

First States Investors 3500 LLC
1725 The Fairway
Jenkintown, PA 19046-1400

Ref: Square 221, Lot(s) 800, 809
730 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



SEP 30 2005

May 6, 2005

Riggs National Bank Finance Group
808 17th Street, NW
Washington, DC 20002

Ref: Square 221, Lot(s) 810
1503-05 Pennsylvania Avenue, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1503-05 Pennsylvania Avenue, NW, is already listed in the National Register, both separately and as part of the Lafayette Square Historic District.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- *If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.*

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



SEP 30 2005

May 6, 2005

734 Fifteenth Street LLC
2 Wisconsin Circle, Suite 560
Chevy Chase, MD 20815-7028

Ref: Square 221, Lot(s) 818
734 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

SEP 30 2005

Securities Building 15th Street LLC
10087 Tyler Place
Ijamsville, MD 21754-8747

Ref: Square 222, Lot(s) 12
729 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

725 Fifteenth Street Corporation
725 15th Street, NW
Washington, DC 20005-2109

SEP 30 2005

Ref: Square 222, Lot(s) 19
725 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 725 15th Street, NW, is already listed separately in the National Register.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

National Community Reinvestment Coalition
727 15th Street, NW, 9th Floor
Washington, DC 20005-2168

SEP 30 2005

Ref: Square 222, Lot(s) 20
727 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Gerstenfeld Gerstenfeld Ross Zirkin et al.
c/o SJG Properties
805 15th Street, NW, Suite 230
Washington, DC 20005-2207

SEP 30 2005

Ref: Square 222, Lot(s) 22
1436 H Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- *If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.*

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Crestar Bank NA
c/o Real Estate Division
919 East Main Street, 14th Floor
Richmond, VA 23219-4625

SEP 30 2005

Ref: Square 222, Lot(s) 814, 1445 New York Avenue, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1445 New York Avenue, NW, is already listed in the National Register, both separately and as part of the Lafayette Square Historic District.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

1440 New York Avenue Corporation
c/o Ste: Lower Level
1440 New York Avenue, NW
Washington, DC 20005-2111

SEP 30 2005

Ref: Square 223, Lot(s) 25
1435 G Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



SEP 30 2005

May 6, 2005

Metropolitan Square Associates LLC
c/o Boston Properties Inc.
401 9th Street NW, Suite 700
Washington, DC 20004-2131

Ref: Square 224, Lot(s) 22
613 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- *If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.*

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Gal-Tex Corporation Hotel Washington
P.O. Box 59
Galveston, TX 77553-0059

Ref: Square 225, Lot(s) 803
1434 F Street, NW

SEP 30 2005

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1434 F Street, NW, is already listed in the National Register as part of the Pennsylvania Avenue National Historic Site.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- *If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.*

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

United States of America
c/o Department of the Treasury
1500 Pennsylvania Avenue, NW
Washington, DC 20220

Ref: Square , Lot(s)
916 F Street, NW

SEP 30 2005

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **The Department of the Treasury is already listed in the National Register.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

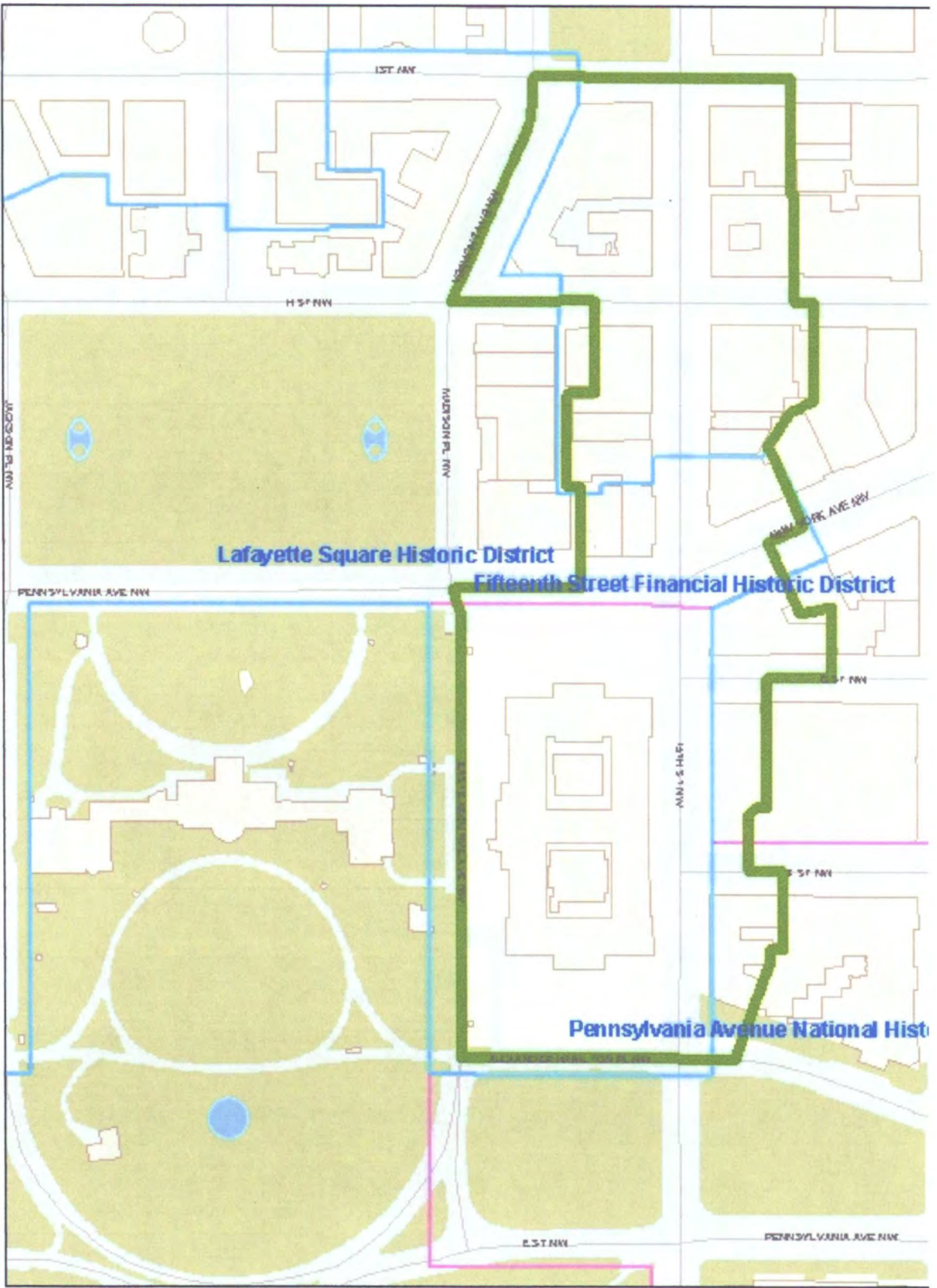
Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer



Lafayette Square Historic District

Fifteenth Street Financial Historic District

Pennsylvania Avenue National Historic Monument

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



August 22, 2006

Ms. Janet Matthews
Keeper, National Register of Historic Places
National Park Service
1849 C Street, NW
Washington, D.C. 20240

Dear Ms. Matthews:

It has come to our attention that the enclosed letter sent by regular U.S. Mail appears not to have reached your office. I am resubmitting the letter and supporting documentation by courier for your consideration. It supports the listing of the Fifteenth Street Financial Historic District in the National Register.

The end result of last year's polling of owners has not changed in the interim. Only two properties within the historic district have come under new ownership since that time, and even if both new owners were to object, the level of objection would still be well under 50%. The summary of owners and objections is attached.

If you have any questions, please contact me at (202) 442-8841. Thank you for your assistance.

Sincerely,

A handwritten signature in cursive script that reads "David Maloney".

David Maloney
Acting State Historic Preservation Officer
for the District of Columbia

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



September 16, 2005

Ms. Janet Matthews
Keeper, National Register of Historic Places
National Park Service
1849 C Street, NW
Washington, D.C. 20240

Dear Ms. Shull:

I am pleased to submit the following documentation to support the listing of the Fifteenth Street Financial Historic District in the National Register of Historic Places. The D.C. SHPO nominated this historic district to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. On October 18, 1984, your office determined that the district was eligible for listing in the Register.

In May of this year, I sent letters to all property owners in the historic district, to ascertain whether a majority still objected to the National Register listing. Copies of the letters and the list of owners are enclosed. Owners were given sixty days to respond, and that time period has now elapsed.

As a result of this polling, I have determined that a majority of property owners do not now object to National Register listing. The list of property owners was taken from the real property records of the District of Columbia, and includes 18 owners. My office received no new statements objecting to listing, and two letters from owners who previously objected but no longer object. There are three letters on file from current owners who objected previously. Copies of these five letters are enclosed.

The total of three objecting owners represents 17% of the total number of owners. Based on this information, it is my understanding that the Fifteenth Street Financial Historic District can now be listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

A handwritten signature in cursive script that reads "Lisa M. Burcham".

Lisa M. Burcham
State Historic Preservation Officer
for the District of Columbia

FIFTEENTH STREET FINANCIAL HISTORIC DISTRICT

Poll of Owners

Square	Lots	Property	Owner	Address1	Address2	City	State	Zip	Object?
219	810	811 Vermont Avenue, NW	United States of America	c/o GSA/NCR/PBS/WPT	7 th & D Streets, SW, #7600	Washington	DC	20407	No
219	18*	806 15 th Street, NW	DC Sofitel LLC	c/o Accor NA	P.O. Box 117508	Carrollton	TX	75011-7508	No
220	44	1425 H Street, NW	Southern Building Associates	c/o SJG Properties	805 15 th Street, NW, Suite 230	Washington	DC	20005-2207	No
220	67	875 15 th Street, NW	Bowen Building LP	c/o Kaempfer Company Inc.	1501 K Street, NW, Suite 300	Washington	DC	20005-1412	No
221	29	1501 Pennsylvania Avenue, NW	Reman 1997-D Inc.	c/o DeLoitte & Touche Pts	P.O. Box 11338	McLean	VA	22102-9338	No
221	37	1500 H Street, NW	James O. Broadhead Corporation	740 15 th Street, NW		Washington	DC	20006-3910	No
221	800, 809	730 15 th Street, NW	First States Investors 3500 LLC	1725 The Fairway		Jenkintown	PA	19046-1400	No
221	810**	1503-05 Pennsylvania Ave, NW	Riggs National Bank Finance Group	808 17 th Street, NW		Washington	DC	20002	Yes
221	818	734 15 th Street, NW	734 Fifteenth Street LLC	2 Wisconsin Circle, Suite 560		Chevy Chase	MD	20815-7028	No
222	12	729 15 th Street, NW	Securities Building 15 th Street LLC	10087 Tyler Place		Ijamsville	MD	21754-8747	No
222	19	725 15 th Street, NW	725 Fifteenth Street Corporation	725 15 th Street, NW		Washington	DC	20005-2109	No
222	20	727 15 th Street, NW	National Community Reinvestment Coalition	727 15 th Street, NW, 9 th Floor		Washington	DC	20005-2168	No
222	22	1436 H Street, NW	Gerstenfeld Gerstenfeld Ross Zirkin et al.	c/o SJG Properties	805 15 th Street, NW, Suite 230	Washington	DC	20005-2207	No
222	814	1445 New York Avenue, NW	Crestar Bank NA	c/o Real Estate Division	919 East Main Street, 14 th Floor	Richmond	VA	23219-4625	No
223	25	1435 G Street, NW	1440 New York Avenue Corporation	c/o Ste: Lower Level	1440 New York Avenue, NW	Washington	DC	20005-2111	No
224	22	613 15 th Street, NW	Metropolitan Square Associates LLC	c/o Boston Properties Inc.	401 9 th Street NW, Suite 700	Washington	DC	20004-2131	Yes
225	803	1434 F Street, NW	Gal-Tex Corporation Hotel Washington	P.O. Box 59	c/o Mr. Eugene Lucas	Galveston	TX	77553-0059	Yes
		1500 Pennsylvania Avenue, NW	Mr. Richard Cote	Department of the Treasury	1500 Pennsylvania Avenue, NW	Washington	DC	20220	No

*New owner as of August 22, 2006: 15th Street Owner Co LLC, 806 15th Street NW, DC 20005-1101

**New owner as of August 22, 2006: PNC Bank National Association, c/o PNC Realty Services, 620 Liberty Avenue Suite 19, Pittsburgh, PA 15222-2705

SJG PROPERTIES

SUITE 230

805 FIFTEENTH STREET, N.W.

WASHINGTON, DC 20005

(202) 842-5100 FAX 842-5107

May 31, 2005

Lisa M. Burcham
Government of the District of Columbia
Office of Planning
801 North Capitol Street NE
Washington D.C. 2002

Dear Ms. Burcham,

I, S. Jon Gerstenfeld, am the General Partner of Fifteenth & H Street Associates, that is the sole owner of the Woodward Building, located at 1426 H Street N.W., known as Lot 22, Square 222.

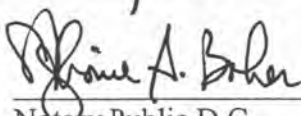
As owner of the property described above, I objected to the listing the Fifteenth Street Financial Historic District in the National Register in 1984 but have since changed my mind.

Please consider this notarized letter my request that you remove my objection to the listing of the Fifteenth Street Financial Historic District.

Yours truly,


S. Jon Gerstenfeld, General Partner
Fifteenth & H Street Associates

Subscribed and sworn to me this 31st day of May, 20005


Notary Public D.C.

My Commission expires: 3/31/10

SJG PROPERTIES

SUITE 230

805 FIFTEENTH STREET, N.W.

WASHINGTON, DC 20005

(202) 842-5100 FAX 842-5107

May 31, 2005

Lisa M. Burcham
Government of the District of Columbia
Office of Planning
801 North Capitol Street NE
Washington D.C. 2002

Dear Ms. Burcham,

I, S. Jon Gerstenfeld, am the General Partner of Southern Building Associates, that is the sole owner of the Woodward Building, located at 1425 H Street N.W., known as Lot 44, Square 220.

As owner of the property described above, I objected to the listing the Fifteenth Street Financial Historic District in the National Register in 1984 but have since changed my mind.

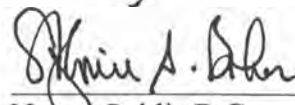
Please consider this notarized letter my request that you remove my objection to the listing of the Fifteenth Street Financial Historic District.

Yours truly,



S. Jon Gerstenfeld, General Partner
Southern Building Associates

Subscribed and sworn to me this 31st day of May, 20005



Notary Public D.C.

My Commission expires: 3/31/10

AFFIDAVIT

Real Owner!

DISTRICT OF COLUMBIA, ss:

I, Oliver T. Carr, Jr., upon being duly sworn on oath doth depose and state as follows:

1. That I am Pres. of O.T.Carr Co., Mging/ ^{Venturer} [officer, partner, etc.] of MetropolitanSquare Associates, beneficial owner of real estate located at 1426 G Street, N.W. K-41, known as Lot 18, Square 224.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.



Name [Title] Oliver T. Carr, Jr.
Pres. O.T.Carr Co.

Subscribed and sworn to before me this 18th day of

December, 1981.

Marian J. Wittenbrake
Notary Public, D.C.

My commission expires: My Commission Expires
November 30, 1986

AFFIDAVIT

DISTRICT OF COLUMBIA, ss:

I, RAYMOND E SPARKS, upon being duly sworn on oath doth depose and state as follows:

1. That I am SENIOR VICE PRESIDENT [officer, partner, etc.] of THE RIGGS NATIONAL BANK, the owner of real estate located at 1503-05 Pennsylvania Ave., N.W., known as Lot 810, Square 221.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Raymond E Sparks
Name [Title]

Subscribed and sworn to before me this 16th day of December, 1981.

Quendolyn Shepherd
Notary Public, D.C.

My commission expires: 3/31/85.

AFFIDAVIT



DISTRICT OF COLUMBIA, ss:

I, Mr. Muneer Zainel Deen, upon being sworn on oath doth depose and state as follows:

1. That I am General Manager [officer, partner, etc.] of Hotel Washington, the owner of real estate located at 1435 F Street, N.W., known as Lot 30, Square 225.

2. That the aforesaid property is located within the Fifteenth Street Financial District as determined by the Joint Committee on Landmarks on July 31, 1981.

3. That the owner of the aforesaid property objects to the inclusion of the property within the Fifteenth Street Financial District.

4. As owner of the property described above, this Affidavit is to object to the listing of the Fifteenth Street Financial District on the National Register of Historic Places. The owner further objects to the nomination of the district by the State Historic Preservation Officer of the District of Columbia or a determination to nominate such district to the National Register.

Muneer Zainel Deen Gen Mgr.
Name [Title]

Subscribed and sworn to before me this 25th day of January, 1982.

Will J. Miller
Notary Public, D.C.

My commission expires: August 14, 1985.

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

United States of America
c/o GSA/NCR/PBS/WPT
7th & D Streets, SW, #7600
Washington, DC 20407

Ref: Square 219, Lot(s) 810
811 Vermont Avenue, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

DC Sofitel LLC
c/o Accor NA
P.O. Box 117508
Carrollton, TX 75011-7508

Ref: Square 219, Lot(s) 18
806 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Southern Building Associates
c/o SJG Properties
805 15th Street, NW, Suite 230
Washington, DC 20005-2207

Ref: Square 220, Lot(s) 44
1425 H Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Bowen Building LP
c/o Kaempfer Company Inc.
1501 K Street, NW, Suite 300
Washington, DC 20005-1412

Ref: Square 220, Lot(s) 67
875 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Reman 1997-D Inc.
c/o DeLoitte & Touche Pts
P.O. Box 11338
McLean, VA 22102-9338

Ref: Square 221, Lot(s) 29, 1501 Pennsylvania Avenue, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1501 Pennsylvania Avenue, NW, is already listed in the National Register, both separately and as part of the Lafayette Square Historic District.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

James O. Broadhead Corporation
740 15th Street, NW
Washington, DC 20006-3910

Ref: Square 221, Lot(s) 37
1500 H Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1500 H Street, NW, is already listed separately in the National Register.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

First States Investors 3500 LLC
1725 The Fairway
Jenkintown, PA 19046-1400

Ref: Square 221, Lot(s) 800, 809
730 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Riggs National Bank Finance Group
808 17th Street, NW
Washington, DC 20002

Ref: Square 221, Lot(s) 810
1503-05 Pennsylvania Avenue, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1503-05 Pennsylvania Avenue, NW, is already listed in the National Register, both separately and as part of the Lafayette Square Historic District.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- *If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.*

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

734 Fifteenth Street LLC
2 Wisconsin Circle, Suite 560
Chevy Chase, MD 20815-7028

Ref: Square 221, Lot(s) 818
734 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Securities Building 15th Street LLC
10087 Tyler Place
Ijamsville, MD 21754-8747

Ref: Square 222, Lot(s) 12
729 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

725 Fifteenth Street Corporation
725 15th Street, NW
Washington, DC 20005-2109

Ref: Square 222, Lot(s) 19
725 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 725 15th Street, NW, is already listed separately in the National Register.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

National Community Reinvestment Coalition
727 15th Street, NW, 9th Floor
Washington, DC 20005-2168

Ref: Square 222, Lot(s) 20
727 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Gerstenfeld Gerstenfeld Ross Zirkin et al.
c/o SJG Properties
805 15th Street, NW, Suite 230
Washington, DC 20005-2207

Ref: Square 222, Lot(s) 22
1436 H Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- *If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.*

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Crestar Bank NA
c/o Real Estate Division
919 East Main Street, 14th Floor
Richmond, VA 23219-4625

Ref: Square 222, Lot(s) 814, 1445 New York Avenue, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1445 New York Avenue, NW, is already listed in the National Register, both separately and as part of the Lafayette Square Historic District.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

1440 New York Avenue Corporation
c/o Ste: Lower Level
1440 New York Avenue, NW
Washington, DC 20005-2111

Ref: Square 223, Lot(s) 25
1435 G Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Metropolitan Square Associates LLC
c/o Boston Properties Inc.
401 9th Street NW, Suite 700
Washington, DC 20004-2131

Ref: Square 224, Lot(s) 22
613 15th Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties.
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- *If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.*

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything*.

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

Gal-Tex Corporation Hotel Washington
P.O. Box 59
Galveston, TX 77553-0059

Ref: Square 225, Lot(s) 803
1434 F Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **Your property at 1434 F Street, NW, is already listed in the National Register as part of the Pennsylvania Avenue National Historic Site.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- *If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.*

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION OFFICE



May 6, 2005

United States of America
c/o Department of the Treasury
1500 Pennsylvania Avenue, NW
Washington, DC 20220

Ref: Square , Lot(s)
916 F Street, NW

Dear Property Owner:

I am writing to you as an owner of property in the Fifteenth Street Financial Historic District to seek your opinion about listing the district in the National Register of Historic Places. The Fifteenth Street Financial Historic District was nominated to the National Register in 1984, but at that time a majority of the affected property owners objected to the listing. As a result, the Keeper of the Register did not list the district, but rather made an official determination that it was eligible for listing. I have enclosed a map of the historic district for your information.

I believe it is now appropriate to reconsider the question of National Register listing for the Fifteenth Street Financial Historic District for several reasons:

- Since 1984, there has been a substantial turnover in property ownership. Only five owners who earlier objected to listing still own property in the district. At least one of these owners now wishes to remove the objection in order to seek the Federal rehabilitation tax credit, which is unavailable without National Register listing.
- More than one third of the buildings in the district are already included in the National Register either separately or as part of other historic districts. The new listing would not change the status of these properties. **The Department of the Treasury is already listed in the National Register.**
- All properties within the district remain subject to the D.C. Historic Landmark and Historic District Protection Act regardless of National Register listing. The D.C. preservation law controls all demolition, exterior alteration, and subdivision of privately owned properties within the district.

I am soliciting the opinions of all property owners in the district as follows:

- If you object to listing the Fifteenth Street Financial Historic District in the National Register, you must send a notarized letter to me at the above address, stating that you are the sole or partial owner of specific property and that you wish to object to the listing. If you objected to the listing in 1984, a copy of your letter of objection is enclosed. If you still object, *your original letter of objection will be honored and you need not send a new letter.*
- If, on the other hand, you objected to listing in 1984 but have since changed your mind, you may remove your objection by sending me a notarized letter at the above address. Your letter should state that you are the sole or partial owner of specific property and that you do not object to the listing of the district.

- If you do not object to listing the Fifteenth Street Financial Historic District in the National Register, and did not previously object, *you do not have to do anything.*

I am affording you 60 days to consider this question. Any letter you may wish to send must be received by July 5, 2005. After that date, my office will determine if a majority of the property owners object to the listing of the district. If a majority of owners still object, the status of the district will remain unchanged. If a majority of owners do not object, however, the supporting documents will be submitted to the National Register and the district will be officially listed. There will be no public hearing on the matter since the eligibility of the district has already been determined.

What is the National Register? The National Register is the Federal government's official list of prehistoric and historic properties worthy of preservation. Listing in the National Register provides recognition and assists in preserving our nation's heritage. Listing provides recognition of the historic importance of properties and assures review of Federal undertakings that might affect the character of such properties. If a property is listed in the Register, certain Federal rehabilitation tax credits for rehabilitation and other provisions may apply. Public visitation rights are not required of owners. The results of listing in the National Register are as follows:

Consideration in Planning for Federal, Federally Licensed, and Federally Assisted Projects: Section 106 of the National Historic Preservation Act of 1966 requires that Federal agencies allow the Advisory Council on Historic Preservation an opportunity to comment on all projects affecting historic properties listed in the National Register.

Eligibility for Federal Tax Provisions: If a property is listed in the National Register, certain Federal tax provisions may apply. The Tax Reform Act of 1986 (which revised the historic preservation tax incentives authorized by Congress in the Tax Reform Act of 1976, the Revenue Act of 1978, the Tax Treatment Extension Act of 1980, the Economic Recovery Tax Act of 1981, and the Tax Reform Act of 1984) provides, as of January 1, 1987, for a 20% investment tax credit with a full adjustment to basis for rehabilitating historic commercial, industrial, and rental residential buildings. The former 15% and 20% Investment Tax Credits (ITCs) for rehabilitation of older commercial buildings are combined into a single 10% ITC for commercial and industrial buildings built before 1936. The Tax Treatment Extension Act of 1980 provides Federal tax deductions for charitable contributions for conservation purposes of partial interests in historically important land areas or structures. Whether these provisions are advantageous to a property owner is dependent upon the particular circumstances of the property and the owner. Because the tax aspects outlined above are complex, individuals should consult legal counsel or the appropriate local Internal Revenue Service office for assistance in determining the tax consequences of the above provisions.

Qualification for Federal Grants for Historic Preservation When Funds Are Available: The National Historic Preservation Act of 1966, as amended, authorizes the Secretary of the Interior to grant matching funds to the States (and the District of Columbia) for, among other things, the preservation and protection of properties listed in the National Register.

If you have any questions, please contact David Maloney of my staff at (202) 442-8841.

Sincerely,

Lisa M. Burcham
State Historic Preservation Officer

9/19/06

Alexis: they are allowed
to do this for a hist. district
which was determined elig.
based on owners objection.

The State can renotify owners
if there has appeared to be
a change in owner sentiment
and its treated like a new
nomination for owner objection
purposes - please go ahead
and put this on the pending
list. Thanks
Patrick

Patrick,

36 CFR 60.6(s)

The Keeper

upon receipt of
notarized statements
from owners . . . that
the owners no longer
object to listing.

This appears not
to be ready to go on
a pending trust

Alexis