

Board of Zoning Adjustment
of the District of Columbia
441 4th Street, N.W., Suite 210S
Washington, DC 20001

RE: Letter in Support of BZA Application No. 18911
Pepco Waterfront Substation at Square 603, Lots 19 and 809

Dear Members of the Board,

D.C. United supports the above-referenced application to locate the proposed Pepco Waterfront Substation on Lots 19 and 809 in Square 603.

Square 603 is located directly to the north of and across R Street from the site of the planned D.C. United soccer stadium, which the District Council approved on December 17, 2014. Construction of the stadium is expected to begin in 2016. The stadium will welcome more than 18,000 fans at every D.C. United home game, and will generate significant new investment and growth in the area.

The stadium is anticipated to spur further development on Buzzard Point, which will result in 24-hour demand for electrical power as thousands of new residents, businesses, and restaurants populate the area. In addition, both the Capitol Riverfront and Southwest Waterfront communities have experienced continued growth and development. We understand the existing substation that supplies these communities is projected to exceed capacity in 2017. Therefore, we support Pepco's efforts to construct a new substation with additional capacity to support growth in this area.

D.C. United recently participated in a design charrette hosted by Pepco. During these meetings, Pepco has been receptive to our ideas and considerate of our requests. The final substation design incorporates an active façade and areas of open space that will enhance the surrounding area and significantly improve the block on which the substation and stadium will be located. In addition, Pepco has been working with D.C. United to design a solution that allows that stadium to be constructed over existing underground transmission and distribution lines.

We appreciate Pepco's collaborative efforts thus far and fully support its application for special exception and variance relief. We therefore request that the Board approve the project as proposed to allow development of this much-needed facility.

Sincerely,



Troy D. Scott
Vice President, Stadium Development
and Operations
D.C. United