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October 3, 2008

VIA HAND DELIVERY

D.C. Zoning Commission
441 4th Street, N.W., Suite 210
Washington, DC 20001

#08-26

RECEIVED
D.C. OFFICE OF ZONING
2008 OCT -3 PM 2:10

Re: Application for Consolidated Review and Approval of a Planned Unit Development
And Zoning Map Amendment

Dear Members of the Commission:

On behalf of Georgia and Lamont Limited Partnership, owner of the property included in this application (the "Applicant"), we hereby submit an application for consolidated review and approval of a Planned Unit Development ("PUD") and a related Zoning Map amendment. The property included in this application consists of Lots 98, 903, 904, 908 and 911 in Square 2892.

The Applicant proposes to build a mixed-use development composed of retail and residential uses. The overall project will have an FAR of 4.51, as permitted under the C-2-B PUD requirements, and will include approximately 75,905 square feet of residential uses and 10,560 square feet of retail uses. The building will be constructed to a maximum height of approximately 80 feet and the project will include a total of 29 off-street parking spaces located in a below-grade parking garage.

Enclosed herewith, please find:

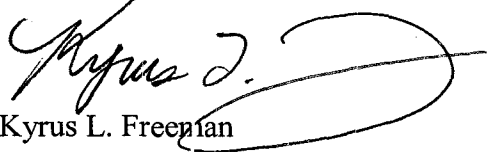
- An original and twenty copies of signed application forms for consolidated approval of a planned unit development and zoning map amendment;
- An original and twenty copies of a statement in support of the application and supporting exhibits; and
- A \$250.00 check made payable to the D.C. Treasurer for the map amendment application filing fee and a \$500.00 check for the PUD application filing fee.

ZONING COMMISSION
District of Columbia

CASE NO. 08-26
EXHIBIT NO. 1

The Applicant requests that the Zoning Commission review the application and schedule a public hearing at the earliest possible time. The Applicant and the development team are prepared to respond to questions or provide any additional information which may be required.

Sincerely,



Kyrus L. Freeman

Enclosures

cc: Advisory Neighborhood Commission 1A (with enclosures, Via U.S. Mail)
Jennifer Steingasser, Steve Mordfin, D.C. Office of Planning (with enclosures, Via Hand)

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