Law Offices
HOLLAND & KNIGHT LLP

2100 Pennsylvania Avenue, N.W.
Suite 400
Washington, D.C. 20037-3202

202-955-3000
FAX 202-955-5564
www.hklaw.com

Atlanta
Boston
Bradenton
Chicago
Fort Lauderdale
Jacksonville
Lakeland
Melbourne
Mexico City
Miami
New York
Northern Virginia
Orlando
Providence
San Francisco
St. Petersburg
Tallahassee
Tampa
Washington, D.C.
West Palm Beach
Representative Offices:
Buenos Aires
Tel Aviv

WHAYNE S. QUIN
202-663-7274

Internet Address:
wquin@hklaw.com

December 28, 2000

BY HAND

D.C. Board of Zoning Adjustment
Suite 210
441 4th Street, N.W.
Washington, D.C. 20001

Re: Application for Special Exception and Variances
Square 25, Lot 20
2440 M Street, N.W.

Dear Members of the Board:

On behalf of JBG/JER 2440 M, L.L.C, we are filing herewith an application and supporting materials requesting approval of a special exception and three variances to allow for the development of property on Lot 20 in Square 25. The following materials are enclosed:

- A filing fee totaling $4,200.00;
- A completed BZA Form 2;
- A building plat prepared by the D.C. Surveyor showing the subject property;
- A statement of existing and intended uses of the subject property;
- Three photographs of the subject property;
- The name and mailing address of the owners of all property within 200 feet in all directions from all boundaries of the subject property, in both list and mailing label format;

BZA
Case No. 16687
Exhibit No. 1

Board of Zoning Adjustment
District of Columbia
CASE NO.16687
EXHIBIT NO.1

- The name and address of each person having a lease with owner for all or part of the building located on the subject property, in both list and mailing label format;
- In lieu of a memorandum from the Zoning Administrator, a completed zoning self-certification form;
- A letter from JBG/JER 2440 M, L.L.C., the owner of lot 20, authorizing Holland & Knight LLP to file the application; and
- Plans and elevations showing the building proposed to be erected on the subject property.

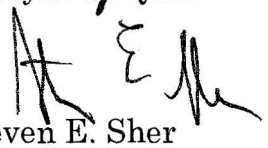
We believe that the application is complete and acceptable for filing, and we request that the Board schedule a public hearing on the application at the soonest available time.

We are prepared to answer any questions or provide such other additional information as you may require. Thank you for your attention to this application.

Sincerely,



Whayne S. Quin



Steven E. Sher
Director of Land Use and Zoning Services

Enclosures

WAS1 #894602 v2