R B Associates, Inc.

March 12, 2001

District of Columbia Board of Zoning Adjustment
441 4th Street N.W.
Washington, DC 20001
Attention: Mr. Robert Sockwell, Chairperson

Re: Georgetown Incinerator Project -- BZA Case #16702
Hearing Date: April 17, 2001

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D.C. OFFICE OF ZONING
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Dear Mr. Sockwell and members of the Board:

We are the owners of the Waterfront Center office building located at 1010 Wisconsin Avenue N.W. -- directly across the street from the subject project. This letter is to support the application by Millennium Georgetown Partners LLC for variances from the height and FAR limitations of the zoning regulations as they presented at the February 27th ANC-2E meeting.

We feel that the increased height and density sought by Millennium is acceptable, and that the proposed project has been appropriately designed to respect the surrounding historic district, as well as to complement the historic buildings being preserved and included in the development. Additionally, we believe that Millennium has been sensitive to the parking needs of the area by including more parking than what we understand is required by current zoning regulations, and that they have proposed reasonable solutions for minimizing the impacts of the project by working with the neighborhood.

We look forward to the development of the Incinerator site which has remained vacant for over twenty years, and the additional residential and retail uses it will bring to the Georgetown waterfront.

Sincerely,

By: Waterfront Center Limited Partnership
By: R B Associates, Inc.

By: _____
Theodore D. R. Vogel
Vice President - Real Estate

cc: Advisory Neighborhood Commission, 2E
Commission of Fine Arts
Old Georgetown Board
Millennium; c/o East Banc, Mr. Anthony Lanier

BZA
Case No. 16702
Exhibit No. 24

THE CLASSIC HOSPITALITY OF FINE HOTELS, RESTAURANTS
AND COMMERCIAL REAL ESTATE

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Board of Zoning Adjustment
District of Columbia
CASE NO.16702
EXHIBIT NO.24