April 10, 2001

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District of Columbia Board of Zoning Adjustment
441 – 4th Street, NW
Washington DC 20001

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

Dear Mr. Sockwell:

We are residents of Georgetown who are signing this letter petitioning to support the application by Millennium Georgetown Partners, LLC for variances from the height and FAR limitations of the zoning regulations as they were presented at the February 27, 2001 meeting of the Advisory Neighborhood Commission (ANC-2E).

We are aware that the movie theater industry is having real over-expansion problems and that many chains, including Loews and Cineplex/Odeon, have filed Chapter 11 bankruptcy. Likewise, we are aware that Loews was supposed to have been the theater tenant for this 14-screen complex currently under construction here in Georgetown, and as such, was to have paid not only rent, but also for the build-out of the theater interior.

We understand that Millennium now is seeking approval to add a 10' high floor to the condominium portion of the site, in order to generate funds to pay for the build-out of the theaters (which Loews would have done prior to its bankruptcy). The two condo buildings will sit behind the historic and hotel buildings along South Street and will front above the Whitehurst Freeway, covering approximately 25% of the site area of the project. With a fully completed theater, then Millennium, at least, will be able to retain Loews or another chain to operate the theater under a management agreement so as to maintain the theater use in the project.

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 we understand

BZA
Case No. 16702
Exhibit No. 38

Board of Zoning Adjustment
District of Columbia
CASE NO.16702
EXHIBIT NO.38

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, hotel, retail and theater uses it will bring to the Georgetown waterfront.

Sincerely,

NAME	ADDRESS
	NW Washington
	4331 garfield st nw
	NW Washington
Mr. & Mrs. Jamie Peck	2901 Dumbarton
	3327 Reservoir Rd.
	1787 Church St NW
Lea & Janet Rasmussen	3321 Q St NW
	3136 O St NW
	3259 P St NW
Alan & Lynne Rosen	NW Washington D.C.
David C. Wenner	1562 33rd St, NW
	1675 Wisconsin NW
Ilana Caenes	1510 33RD ST NW.
Danièle Ledgerwood	1410 34th St. NW
Charles Rackley	1552 34th
Betsy Rackley	

Name signature / printed		Address
Sarah E. Hilkovitz	Sarah E. Hilkovitz	3619 Prospect St.
Lee Child	Lee Child	1619 35th St. NW
Ann vom Eigen	Ann vom Eigen	1611 35th St. N.W.
Robert P. vom Eigen	Robert P. vom Eigen	1611 35th St. N.W.
Helen R DuBois	Helen R DuBois	1545 35th Street NW
Raymond F. DuBois, Jr.	Raymond F. DuBois, Jr.	1545 35th St., N.W.
Nina L. Richardson	Nina Richardson	1516 34th St, N.W.
Clara Bingham	Clara Bingham	1405 34th St. N.W.
Guy Martin	Guy Martin	3300 "O" St N.W
Thomas D. Rutherford	THOMAS D. RUTHERFOORD, JR.	3333 P STREET, NW
Jean H. Rutherford	Jean H Rutherfoord	3333 P St., NW
Jay Martin	Jay Martin	3300 O St. NW
Patsy J. Geyer		5 Pomander Walk, NW
Robert L. Moore	Robert L. Moore	3323 P St NW.
Hilary Marsh	Hilary Marsh	3106 N St. NW
M R Martin	M R Martin	3106 N St
Lisa Jaffer	Lisa Jaffer	3106 N St NW

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

Sincerely,

NAME	ADDRESS
Jane R Braman	3041 W. Lane Keys NW
M. J. Braman	3041 W. Lane Keys NW

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Sincerely,

NAME	ADDRESS
Caroline Scullin	2812 Olive St, NW, WAC
Craig Wilson	2915 Olive St., NW. WAS
Jaden Cahill	2915 Olive St NW WDC
M. Cole McHenry	2921 Olive St, NW WDC
Hawa Christine Baudet. D.	1234, 28th St. NW. DC. 20007.
Meaglen McGrath Beaumont	2919 Olive St NW WDC

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Sincerely,

NAME	**ADDRESS**
Cici Wilson	2915 Olive St., NW
[signature]	3067 M Street NW