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Via Overnight Courier

June 26, 2003

Geoffrey H. Griffis, Chairperson
DC Office of Zoning
Board of Zoning Adjustment
441 4th Street, NW
Suite 210 South
Washington, DC 20001

Re: Appeal of ANC 5B Re: 2210 Adams Place, NE
Filing of Pre-Hearing Motions

Dear Mr. Griffis:

Enclosed herewith please find fourteen (14) copies of Bannum, Inc.'s Motion for Extension of Time to File Dispositive Motion and Motion for Continuance in the above matter.

If you have any questions, please do not hesitate to contact the undersigned.

Very truly yours,

Kevin M. Cox

Cc: Bannum, Inc., via mail
Donald Temple, Esq., via mail
Bennett Rushkoff, Esq., via mail
Shawn Whittaker, Esq., via mail

BZA
Case No. 16998
Exhibit No. 57

Board of Zoning Adjustment
District of Columbia
CASE NO. 16998
EXHIBIT NO. 57

BEFORE THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT

Appeal of ANC 5B	)	
	)	BZA Appeal No. 16998
Re: 2210 Adams Place, N.E.	)	
	)	

BANNUM, INC.'S MOTION FOR EXTENSION OF TIME
TO FILE DISPOSTIVIE MOTION AND MOTION FOR CONTINUANCE

COMES NOW, BANNUM, INC. (hereinafter "Bannum"), intervenor in the above-captioned appeal pending before the Board of Zoning Adjustment ("Board"), and files this Motion for Extension of Time to File Dispositive Motion and Motion for Continuance, and states as follows:

At the conclusion of the last Board hearing in the instant appeal on June 17, 2003, Bannum (and the District of Columbia) advised the Board that it intended to file a dispositive motion on the case. As discussed at the hearing, the basis for the motion is that Appellant, Ward 5B, has failed to meet its burden of proof in this appeal. As such, the appeal should be dismissed, or a decision made denying the appeal on the merits based on the record so far, without any further proceedings.

In response, the Board indicated its willingness to hear and entertain such a motion. As such, the Board further ordered that Bannum should have its motion filed with the Board a week prior to the next Board hearing presently set for July 8, 2003. At the time the Board scheduled the filing of the motion and the next hearing, it also acknowledged that in order to file a motion of this sort, Bannum would obviously have to have a copy of the transcript of the June 17, 2003 hearing.

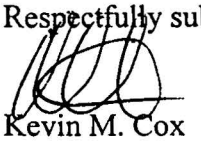
On June 25, 2003, counsel for Bannum contacted the Board regarding obtaining a copy of the June 17, 2003 transcript. The Board advised Bannum that the transcript had not been completed, and would not be completed and available for review until July 8, 2003 – the same date as the next scheduled hearing. That being the case, Bannum (and the District) will not have a copy of the transcript in sufficient time to be able to review, and then draft and file a dispositive motion based thereupon prior to the next scheduled hearing.

Based on the foregoing, Bannum respectfully requests that the Board extend the time to file its dispositive motion, as described herein above, until two weeks after the completion and publication of the June 17, 2003 transcript by the Board.

Since the transcript will not be released until July 8, 2003, and Bannum's motion not filed until July 22, 2003 (assuming the request for an extension is granted), Bannum also respectfully requests that the Board continue the hearing presently set for July 8, 2003 until the next available hearing time following the filing of Bannum's dispositive motion. Since the Board has previously required that motions be filed and served seven days prior to a scheduled hearing, Bannum anticipates the hearing will have to be continued until at least July 29, 2003, or as soon thereafter as the Board may see fit.

Dated: June 26, 2003

Respectfully submitted,



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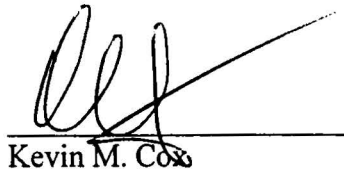
Attorney for Intervenor Bannum, Inc.

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that copies of the foregoing Motion for Extension to File Dispositive Motion and Motion for Continuance was served this 26th day of June, 2003, by first-class mail, postage prepaid, to the following:

Donald Temple, Esq.
Temple Law Offices
1200 G Street, N.W.
Suite 370
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Counsel for Appellant ANC 5B

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Civil Division
Office of Corporation Counsel
441 4th Street, N.W. Suite 540N
Washington, D.C. 20001

By: 
Kevin M. Cox