Most Worshipful Prince Hall Grand Lodge

FREE AND ACCEPTED MASONS, PRINCE HALL AFFILIATED
DISTRICT OF COLUMBIA, INCORPORATED

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R.W. Deputy Grand Master

J. Raymond Murray (25)
R.W. Senior Grand Warden

David A. McWilliams Sr. (27)
R.W. Junior Grand Warden

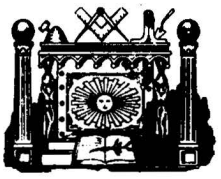
MWPGM Warren R. Whitley (5)
Worshipful Grand C.C.F.C.

Donald Ball (22)
R.W. Grand Treasurer

William A. Burnett (22)
R.W. Grand Secretary

Joe N. Wicks (12)
R.W. Grand Financial Secretary

George A.C. Crocker (10)
R.W. Grand Trustee, Chairman



Aaron R. Jordan (22)
Most Worshipful Grand Master
"Continuing the Commitment and the Vision"

May 5, 2004

17099

Westminster Neighborhood Association
914 Westminister Street, NW
Washington, DC 20001
Attn: Chuck Baxter

Advisory Neighborhood Commission 1B
P.O. Box 73710
Washington, DC 20009
Attn: Phil Spaulding

Dear Mr. Baxter and Spaulding,

As required in the Development and Interim Usage Agreement (DIUA), please accept this letter as official notification from the Most Worshipful Prince Hall Grand Lodge (PHGL) on the current "Established Use and Planning Goals" for the property located at 1902 Vermont Avenue, NW, Washington, DC 20001.

As detailed in the DIUA, under § 2, subsection A, clause a, subclause i, "The Lodge shall: Establish use and planning goals for property." As a result, the information as listed below is the current "Established Use and Planning Goals" for the property.

- "It is the intention for the PHGL, as a matter of right, to develop the property located at 1902 Vermont Avenue, NW, Washington, DC, as appropriate family dwellings consistent with BZA Zoning requirements."
- "The PHGL shall also inquire if apposite, the feasibility of mixed-use residential property, as allowed in the "Arts Overlay District".

BZA
Case No. 17099
Exhibit No. 46

Board of Zoning Adjustment
District of Columbia
CASE NO. 17099
EXHIBIT NO. 46

The Most Worshipful Prince Hall Grand Lodge, Free and Accepted Masons, PHA
District of Columbia Incorporated
Masonic Temple, 1000 U Street, N.W.
Washington, D.C. 20001 — (202) 462-8878
(24-Hour Answering Service) — (202) 462-8877
Fax — (202) 265-5620

As you may know, the PHGL may revise our current plan, as appropriate; however, we shall keep you apprised of any and all changes to the plan as they develop. Moreover, we intend to keep you abreast of our planning goals, should any changes arise within our Quarterly Progress Reports. The first of which will be provided on June 23, 2004.

Thank you for your time and consideration.

Sincerely,

George A.C. Crocker

George A.C. Crocker

Chairman, Grand Trustees

Cc: Jerrily Kress, Office of Zoning
Deborah R. Thomas, ANC-1B
Whayne Quin, Holland & Knight
Lynn Johnson, Johnson & Pavuk