

1535 NJA LLC

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09-30-2026

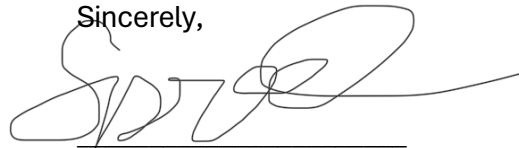
Board of Zoning Adjustment
of the District of Columbia
441 4th Street, N.W., Suite 200S
Washington, D.C. 20001

**Re: Authorization Letter from Owner Request for Modification With Hearing to
Modify BZA Order No. 19607 1545 New Jersey Avenue, NW (Lot 800 in Square
510-E)**

Dear Members of the Board:

As the owner of property located at 1545 New Jersey Avenue, NW (Lot 800 in Square 510-E) (the "Property"), this letter is to authorize Proper Shaw Café, LLC (the "Applicant") and Holland & Knight LLP to represent 1535 NJA LLC (the "Owner") in all matters before the Board of Zoning Adjustment ("BZA") concerning the Property. This authorization also permits the Applicant to authorize legal counsel to represent it before the BZA concerning the Property. As set forth in Subtitle Y § 200.3 of the Zoning Regulations, this authorization includes the power to bind the Owner in the case before the Board.

Sincerely,



Sanjeev K Preet
Managing Member
1535 NJA LLC