Law Offices
HOLLAND & KNIGHT LLP

2099 Pennsylvania Avenue, N.W.
Suite 100
Washington, D.C. 20006-6801

202-955-3000
FAX 202-955-5564
www.hklaw.com

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March 27, 2003

STEVEN E. SHER
DIRECTOR OF ZONING
AND LAND USE SERVICES
202-663-7278
Internet Address:
ssher@hklaw.com

VIA HAND DELIVERY

Mr. Alberto P. Bastida
Secretary to the Zoning Commission
D.C. Office of Zoning
Suite 210
441 4th Street, N.W.
Washington D.C. 20001

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2003 MAR 27 PM 1:19

Re: PUD and Map Amendment Applications
Arthur Capper/Carrollsburg Redevelopment

Dear Mr. Bastida:

You have requested that we clarify the various properties which are the subject of the applications filed with the Zoning Commission on March 21, 2003, for the above-referenced project. There are multiple owners, including the United States, the District of Columbia, the D.C. Housing Authority and Square 769 LLC. There are also three actions requested: approval of a preliminary PUD for the entire site, approval of map amendments for part of the property in the preliminary PUD and approval of a consolidated PUD with no rezoning for a part of the property.

Attached hereto are copies of the applications filed with the Commission. There are:

- Six applications from four different entities (copies attached, marked as Exhibits A-1 through A-6) for the Preliminary PUD, including all or parts of Squares 737 (U.S. Government, A-1), 739, 767, 768 and 769 (D.C. Government, A-2), Square 769 (Square 769 LLC, A-3), Squares 767, 768, 768, 797, 798, 799, 800, 825 and 882 (U.S. Government, A-4), Square 799 (D.C. Housing Authority, A-5) and Squares 824, 825S and 880 (D.C. Government, A-6);

ZONING COMMISSION
District of Columbia
Case 03-12
Exhibit 8
ZONING COMMISSION
District of Columbia
CASE NO.03-12
EXHIBIT NO.8

- Two applications from two different owners (copies attached, marked as Exhibits B-1 and B-2) to amend the Zoning Map from R-5-B to CR, including all or parts of Squares 767, 768 and 769 (D.C. Government, B-1) and Squares 767, 768, 769 and 882 (U.S. Government, B-2); and

- Two applications from two different owners (copies attached, marked as Exhibit C-1 and C-2) for the Consolidated PUD, including Squares 797, 798 and 825 (U.S. Government, C-1) and Square 824, 825S and 880 (D.C. Government, C-2). All of the property in the consolidated application is currently zoned R-5-B and none of it is proposed to be rezoned.

The property included in the Preliminary PUD application therefore includes the following squares and lots:

Square	Lot(s)
737	814
739	800, 801 ALL 4/2/03 GP
767	All
768	All
769	All
797	All
798	All
799	20, 27, 28, 29, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 803, 805, 807, 808, 809, 816, 818, 819, 825, 826, 827,
800	25, 26, 27, 28
824	37, 38, 39
825	All
825S	All
880	24
882	~~76~~ AW 4/2/03 GP

Within the overall site, the property included in the Consolidated PUD application includes the following squares and lots

Square	Lot(s)
797	All
798	All
824	37, 38, 39
825	All
825S	31, 32, 33
880	24

I have also attached an annotated version of a portion of Sheet S2.1 from the drawings for the Preliminary PUD. The area outlined in red is the boundary of the entire site included in the Preliminary PUD. The area shaded in pink is the portion of the site included in the Consolidated PUD. The area shaded in blue is the portion of the Preliminary PUD to be rezoned from R-5-B to CR.

I hope that this is responsive to your questions. Feel free to call if you have any further questions.

Sincerely,

Steven E. Sher
Director of Zoning and Land Use Services

Attachments