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D.C. OFFICE OF ZONING

October 10, 2006

2006 OCT 10 AM 10:32

Steven E. Sher

Director of Zoning and Land Use Services

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VIA HAND DELIVERY

D.C. Zoning Commission

Suite 210

441 4th Street, N.W.

Washington D.C. 20001

Re: Case No. 06-01
3rd and H Streets, N.E., PUD and Map Amendment

Dear Members of the Commission:

At its public meeting held on September 11, 2006, the Zoning Commission discussed the above-referenced application and determined to reopen the record to allow the Applicant to submit revised plans which addressed the issues identified by the Commission. Attached, please find an original and twenty copies of a complete set of revised plans, dated October 5, 2006. These plans have been modified to:

- Reduce the height of the center apartment wing by two stories;
- Include a stair penthouse at the south end of the center wing, continuing the second means of egress from the roof terrace on top of the eighth floor of the H Street wing to the penthouse on the top floor of the center wing (two stories down) and then down through the building;
- Include a six foot setback on the east side of the sixth floor (the top floor) of the center wing;
- Eliminate the retail grocery mezzanine and replace it with residential units;
- Reduce the FAR from 5.0 to 4.8;
- Reallocate the parking such that there are now 152 retail spaces and 247 residential spaces; and
- Identify an acoustical treatment around the residential loading berth.

The Applicant trusts that these changes are responsive to the Commission's concerns.

ZONING COMMISSION
District of Columbia

CASE NO.

EXHIBIT NO.

ZONING COMMISSION

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CASE NO.06-01

EXHIBIT NO.57

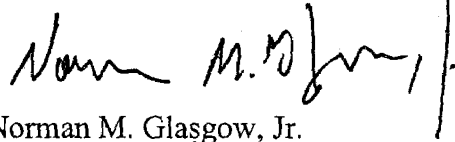
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The Applicant therefore respectfully requests that the Commission approve the subject application in accordance with these plans at the public meeting to be held on October 16, 2006.

Sincerely,



Norman M. Glasgow, Jr.



Steven E. Sher
Director of Zoning and Land Use Services

Attachments

cc: Advisory Neighborhood Commission 6C
Travis Parker, D.C. Office of Planning