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January 12, 2007

VIA HAND DELIVERY

Zoning Commission for the
District of Columbia
441 4th Street, N.W., Suite 210S
Washington, D.C. 20001

Re: Zoning Commission Case No. 06-13
1000 Connecticut Avenue, N.W. PUD

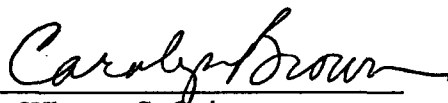
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Dear Members of the Commission:

At the its December 11, 2006, meeting granting preliminary approval on the above-referenced planned unit development, the Commission requested the applicant to provide additional information on the LEEDS-level elements of the project. As shown on the attached summary prepared by Pei Cobb Freed & Partners, the PUD would qualify for approximately 23 points if it elected to pursue certification.

Respectfully submitted,

HOLLAND & KNIGHT LLP

By: 
Whayne S. Quin
Carolyn Brown

Attachments

cc: Maxine Brown-Roberts, OP (w/attach.)
Advisory Neighborhood Commission 2B (w/attach.)

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ZONING COMMISSION
District of Columbia
CASE NO. 06-13
EXHIBIT NO. 39

ZONING COMMISSION
District of Columbia
CASE NO.06-13
EXHIBIT NO.39

**1000 CONNECTICUT AVENUE
Washington, D.C.**

11 January 2007

PUD SUSTAINABLE DESIGN OBJECTIVES

The following objectives of the proposed architectural design may be considered sustainable design improvements to the development. Categories and the associated credit points, as indicated below, are based on the LEED Green Building Rating System for Core & Shell Development.

- | | |
|--|----------------|
| A. Sustainable Site | 9 pts. |
| <ul style="list-style-type: none">• Erosion and sediment control• Development site selection• Development density• Public transportation access• Alternative transportation: Bicycle storage and preferred parking for low-emitting & fuel-efficient vehicles• Storm water management: Quantity and quality control• Reduced heat island effect: Roof and non-roof areas | |
| B. Water Efficiency | 3 pts. |
| <ul style="list-style-type: none">• Water efficient landscaping: No irrigation• Water use reduction: 20% reduction | |
| C. Energy & Atmosphere | 1 pt. |
| <ul style="list-style-type: none">• Meet minimum energy performance standards• Refrigerant management | |
| D. Materials & Resources | 3 pts. |
| <ul style="list-style-type: none">• Storage & collection of recyclables• Construction waste management: Divert 50% from disposal• Local / regional materials: 10% extracted, processed & manufactured locally• Certified wood products | |
| E. Indoor Environmental Quality | 5 pts. |
| <ul style="list-style-type: none">• Minimum indoor air quality performance requirements• Environmental tobacco smoke control• Outdoor air delivery monitoring• Increased ventilation• Low-emitting materials: Adhesives, sealants, paints, coatings, carpet, wood | |
| F. Innovation & Design Process | 2 pts. |
| <ul style="list-style-type: none">• Green housekeeping• LEED accredited project team professional | |
| TOTAL | 23 pts. |