



COUNCIL OF THE DISTRICT OF COLUMBIA
THE JOHN A. WILSON BUILDING
1350 PENNSYLVANIA AVENUE, N.W.
WASHINGTON, D.C. 20004

November 9, 2006

Eric Price
Abdo Development
1404 14th Street, N.W.
Washington, D.C. 20005

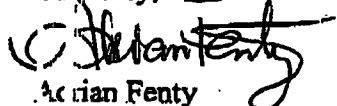
Dear Mr. Price:

I would like to express, once again, my support for Abdo New York Avenue LLC's proposed Planned Unit Development and Zoning Map Amendment application for its 2001 New York Avenue, N.E., project (Case No. 06-15). I am confident that this development will help in the transformation of the area into a vibrant residential neighborhood, making it an important part of the Northeast Gateway and New York Avenue corridor.

I understand that this proposed mixed-use project will invest over \$1 billion into an underserved area and add approximately 3,000 new residential units to the District's housing stock. This should provide desirable and affordable home ownership opportunities and community benefits. I am told that, among other things, the proposed public amenities include improvements to the Arboretum Recreation Center, a monetary contribution to Friends of the Arboretum, improvements to the Langdon Elementary School, a donation to the Washington Humane Society, approximately 148,000 square feet of ground-floor retail space, 8 percent of the residential gross floor area to be designated as affordable housing, and shuttle services to the nearby Metrorail station. Further, Abdo Development has committed to local small business enterprises, and has indicated that this project should generate about 9,500 direct and spin-off construction jobs, and approximately 383 permanent jobs.

I support your application for a PUD and Zoning Map Amendment so that this project can serve as a high-quality example to other neighborhoods. I believe that this project will reinforce the importance of working with stakeholders to make certain that appropriate mixed-use development happens, not just in Downtown, but throughout District.

Sincerely,


Adrian Fenty
Councilmember, Ward 4

AMF/tp

ZONING COMMISSION
District of Columbia

CASE NO. 06-15
EXHIBIT NO. 43
ZONING COMMISSION
District of Columbia
CASE NO. 06-15
EXHIBIT NO. 43