



Government of the District of Columbia

Advisory Neighborhood Commission 6C

October 15, 2012

Mr. Richard Nero, Director
D.C. Zoning Commission
D.C. Office of Zoning
441 Fourth Street N.W. Suite 200 S
Washington, D.C. 20001

Re: I-395 Air Rights Project, aka Capital Crossings/Return to L'Enfant, ZC # 08-34A

Dear Mr. Nero:

On October 10, 2012, at a duly noticed, regularly scheduled, monthly meeting of ANC 6C, with a quorum of 8 out of 9 commissioners and the public present, the above-mentioned matter came before us. The project has been before ANC 6C previously approved as a first-stage PUD (ZC # 08-34). This is a follow-up, a second-stage PUD for a deck over I-395 to place an office building with ground-floor retail in the south block in Square 568—the block bounded by E, F, 2nd and 3rd Streets N.W.

The commissioners were pleased with the glass curtain wall to the 130' tall building, with a recess on each of the four main elevations to break up the massing and the two-story setback and terrace on the SE and NW corners. We understand that the top of the atrium and mechanical penthouses will not be visible from the adjacent sidewalks. The commissioners support the solar heating of the interior and the plans that meet LEED platinum standards.

The commissioners voted unanimously, 8:0:0, to support the application.

Thank you for giving great weight to the recommendations of ANC 6C.

On behalf of ANC 6C,

Karen Wirt, ANC 6C chair