

# Holland & Knight

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November 24, 2025

## VIA IZIS

Zoning Commission  
for the District of Columbia  
441 4<sup>th</sup> Street, NW, Suite 210-S  
Washington, DC 20001

**Re: D.C. Metropolitan Police Department 7th District Headquarters  
2455 Alabama Avenue, SE (Square 5728, Lot 800)  
Application for Consolidated PUD and Related Zoning Map Amendment**

Dear Members of the Commission:

On behalf of the Department of General Services (“DGS” or the “Applicant”), through the architecture firm of Shinberg Levinas, we hereby submit an application for a consolidated planned unit development (“PUD”) and related Zoning Map amendment from the RA-1 zone to the RA-2 zone for property located at 2455 Alabama Avenue, SE (Square 5728, Lot 800) (the “Property”).

The Property is improved with the existing District of Columbia Metropolitan Police Department (“MPD”) 7th District Headquarters building. The existing building has exceeded its useful life, and it will be demolished and replaced with a new headquarters building and parking garage, which are the subject of this application. The Applicant is providing the following materials to the Office of Zoning under separate cover: (i) filing fee in the amount of \$1,300.00, pursuant to Subtitle Z § 1600.3; and (ii) two sets of mailing labels containing the information required under Subtitle Z § 300.11(i).

Should staff have any questions, please do not hesitate to contact us.

Respectfully submitted,

HOLLAND & KNIGHT LLP



Jessica R. Bloomfield  
Christopher S. Cohen

Enclosures

## Certificate of Service

I hereby certify that on November 24, 2025, copies of the forgoing cover letter and attached materials for a consolidated PUD and Zoning Map amendment were served on the following via email:

**D.C. Office of Planning**

Joel Lawson  
[joel.lawson@dc.gov](mailto:joel.lawson@dc.gov)

**District Department of Transportation**

Erkin Ozberk  
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**Advisory Neighborhood Commission 8B**

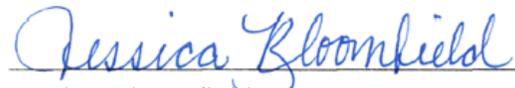
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**Commissioner Joseph Johnson**

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**Commissioner Betty Scippio**

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