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VIA IZIS

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

**Re: Applicant's Revised Proffers and Conditions and Draft Order
Z.C. Case No. 15-27 - Consolidated PUD, First-Stage PUD, and Related Map
Amendment @ Square 3587, Lots 805, 814, and 817**

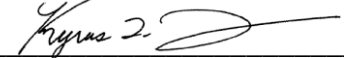
Dear Members of the Commission:

On behalf of KF Morse, LLC (the "Applicant"), we hereby submit as Exhibit A the Applicant's revised list of proffers and corresponding conditions, in compliance with the Zoning Commission's procedures of Subtitle X § 308.8 *et seq.* This document incorporates comments received from the Office of the Attorney General and the Office of Planning, as shown in track changes. A clean version of the list of proffers and conditions is attached as Exhibit B.

Attached as Exhibit C is the Applicant's draft Findings of Fact and Conclusions of Law, as requested by the Zoning Commission at the January 12, 2017, public hearing on this matter.

Thank you for your continued review of this case.

Respectfully Submitted,

By: 
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cc: Advisory Neighborhood Commission 5D (with enclosures, via U.S. Mail)
Advisory Neighborhood Commission 6C (with enclosures, via U.S. Mail)
Matthew Jesick, D.C. Office of Planning (with enclosure, via Hand Delivery)
Joel Lawson, D.C. Office of Planning (with enclosure, via Hand Delivery)
Jonathan Rodgers, DDOT (with enclosure, via Hand Delivery)
Jake Ritting & Alan Bergstein, Office of the Attorney General (w/enclosure, via email)