

B R O W N  L A W

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January 7, 2021

Via IZIS

Zoning Commission for the  
District of Columbia  
441 4<sup>th</sup> Street, N.W., Suite S200  
Washington, D.C. 20002

Re: Z.C. Case No. 20-14 – Withdrawal of Party Status in Opposition

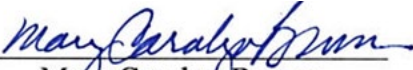
Dear Commissioners:

On behalf of 1101 South Capitol, LLC (“1101 South Capitol”), we hereby withdraw its opposition to the above-referenced case and now offer its support. 1101 South Capitol and the applicant, VNO South Capitol LLC *et al.* (“Applicant”), have resolved the issues regarding access from a private driveway to the 1101 South Capitol property at Lot 47 in Square 649, as shown Exhibits 61A and 61B to the record. We understand the Applicant has requested approval of the project on several conditions, including that, prior to issuance of a building permit for the project, the Applicant must (i) obtain public space approval for curb cuts on L Street and Half Street; and (ii) record an easement agreement allowing 1101 South Capitol to share use of the private driveway, among other things. The north-south easement area will have a clear width of no less than 22 feet and a minimum vertical height clearance of 18 feet. The east-west easement area, which would be temporary in nature, would have a clear width of no less than 20 feet and a minimum vertical clearance height of 14 feet, 6 inches.

Based on these changes, 1101 South Capitol is now pleased to support the project and urges the Commission to approve the application.

Respectfully submitted,

The Brown Law Firm PLLC

By:   
Mary Carolyn Brown

D.C. Zoning Commission  
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cc: Joel Lawson, Office of Planning (via email)  
Steve Cochran, Office of Planning (via email)  
Anna Chamberlin, District Department of Transportation (via email)  
Aaron Zimmerman, District Department of Transportation (via email)

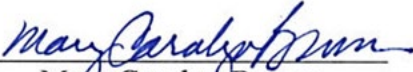
CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on **January 7, 2021**, copies the foregoing Withdrawal of Opposition was served, via email, on the following:

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*Counsel for Applicant VNO South Capitol LLC and  
Three Lots in Square 649 LLC*

Advisory Neighborhood Commission 6D  
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By:   
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