

ALCOHOLIC BEVERAGE REGULATION ADMINISTRATION
941 NORTH CAPITOL ST., NE, 7TH FLOOR, SUITE 7200
WASHINGTON, DC 20002 (202) 442-4423

POSTING DATE: AUGUST 11, 2006
PETITION DATE: SEPTEMBER 25, 2006
HEARING DATE: OCTOBER 11, 2006

LICENSE#: 75423
LICENSEE: IMNY DC LLC
TRADE NAME: IL MULINO NEW YORK
LICENSE CLASS: RETAILER'S "C" RESTAURANT
ADDRESS: 1110 VERMONT AVE., NW

WARD 2 ANC 2F03

NOTICE IS HEREBY GIVEN THAT THIS APPLICANT HAS APPLIED FOR A LICENSE UNDER THE D.C. ALCOHOLIC BEVERAGE CONTROL ACT AND THAT THE OBJECTORS ARE ENTITLED TO BE HEARD BEFORE THE GRANTING OF SUCH LICENSE ON THE HEARING DATE AT 10:00 A.M., 7TH FLOOR, SUITE 7200, 941 NORTH CAPITOL ST., N.E. PETITION AND/OR REQUEST TO APPEAR BEFORE THE BOARD MUST BE FILED ON OR BEFORE THE PETITION DATE.

NATURE OF OPERATION

NEW, UPSCALE ITALIAN RESTAURANT NO DANCING OR ENTERTAINMENT.
SIDEWALK CAFÉ WITH 58 SEATS.

HOURS OF OPERATION

SUNDAY THROUGH THURSDAY 11AM- 2AM
FRIDAY AND SATURDAY 11AM - 3AM

SALE, SERVICE OR CONSUMPTION OF ALCOHOLIC BEVERAGES

SUNDAY THROUGH THURSDAY 11AM- 2AM
FRIDAY AND SATURDAY 11AM - 3AM

HOURS OF OPERATION FOR SIDEWALK CAFE

SUNDAY THROUGH SATURDAY 11AM- 12AM

CONSUMPTION OF ALCOHOLIC BEVERAGES, FOR SIDEWALK CAFE

SUNDAY THROUGH SATURDAY 11AM- 12AM

ALCOHOLIC BEVERAGE REGULATION ADMINISTRATION
941 NORTH CAPITOL ST., NE, 7TH FLOOR, SUITE 7200
WASHINGTON, DC 20002 (202) 442-4423

POSTING DATE: AUGUST 11, 2006
PETITION DATE: SEPTEMBER 25, 2006
HEARING DATE: OCTOBER 11, 2006

LICENSE#: 75548
LICENSEE: PARK PLACE, INC.
TRADE NAME: PARK PLACE
LICENSE CLASS: RETAILER'S "C" NIGHTCLUB
ADDRESS: 918-920 14TH STREET, NW
WARD 2 ANC 2F03

NOTICE IS HEREBY GIVEN THAT THIS APPLICANT HAS APPLIED FOR A LICENSE UNDER THE D.C. ALCOHOLIC BEVERAGE CONTROL ACT AND THAT THE OBJECTORS ARE ENTITLED TO BE HEARD BEFORE THE GRANTING OF SUCH LICENSE ON THE HEARING DATE AT 10:00 A.M., 7TH FLOOR, SUITE 7200, 941 NORTH CAPITOL ST., N.E. PETITION AND/OR REQUEST TO APPEAR BEFORE THE BOARD MUST BE FILED ON OR BEFORE THE PETITION DATE.

NATURE OF OPERATION

NEW, NIGHTCLUB WITH EMPHASIS ON FOOD, DISC JOCKEY LIVE BANDS, COMEDIANS, FASHION SHOWS AND DANCERS. NO NUDITY. SIDEWALK CAFÉ WITH 12 SEATS.

HOURS OF OPERATION

SUNDAY 10AM- 3AM
MONDAY THROUGH THURSDAY 8AM- 3AM
FRIDAY AND SATURDAY 8AM - 4AM

SALE, SERVICE OR CONSUMPTION OF ALCOHOLIC BEVERAGES

SUNDAY 10AM - 2AM
MONDAY THROUGH THURSDAY 8AM- 2AM
FRIDAY AND SATURDAY 8AM- 3AM

HOURS OF OPERATION FOR SIDEWALK CAFE

SUNDAY 10AM- 2AM
MONDAY THROUGH THURSDAY 8AM TO 2AM
FRIDAY AND SATURDAY 8AM TO 3AM

CONSUMPTION OF ALCOHOLIC BEVERAGES, FOR SIDEWALK CAFE

SUNDAY 10AM - 2AM MONDAY THROUGH THURSDAY 8AM- 2AM
FRIDAY AND SATURDAY 11AM - 3AM

Department of Health

STATE HEALTH PLANNING AND DEVELOPMENT AGENCY

NOTICE OF PUBLIC HEARING

Pursuant to Section 7(b)(4) of the Health Services Planning Program Re-establishment Act of 1996, effective April 7, 1997 (D.C. Law 11-191; D.C. Official Code § 44-406 (b)(4)), the District of Columbia State Health Planning and Development Agency ("SHPDA") will conduct an information hearing on Certificate of Need Registration No. 06-8-3, an application by Specialty Hospitals of America, LLC to Acquire Hadley Memorial Hospital and Skilled Nursing Facility. The hearing will be held on Friday, August 25, 2006 at 11:00 a.m., at 825 North Capitol Street, N.E., 4th Floor, Room 4131, Washington, D.C. 20002.

Persons who wish to testify should contact the Project Review Branch of the SHPDA on (202) 442-5875 before 4:45 p.m., Thursday, August 24, 2006. Each member of the public who wishes to testify will be allowed a maximum of five (5) minutes. Written statements may be submitted to:

The State Health Planning and Development Agency
825 North Capitol Street, N.E.
Third Floor
Washington, D.C. 20002

Written statements must be received by close of business on Friday, September 1, 2006. Persons who would like to review the Certificate of Need application or who have questions relative to the hearing may contact the SHPDA on (202) 442-5875.

**GOVERNMENT OF THE DISTRICT OF COLUMBIA
Department of Human Services
Early Care and Education Administration**

PUBLIC NOTICE OF FUNDING AVAILABILITY

**Unified Communications Center (UCC)
CHILD DEVELOPMENT CENTER OPERATION
RFA #0824-07**

The District of Columbia Department of Human Services (DHS), Early Care and Education Administration (ECEA) seeks to provide a grant to an organization capable of providing services at the Unified Communications Center (UCC) Child Development Center (CDC) located at 2720 Martin Luther King Jr. Avenue, SE, Washington, DC.

The Office of Unified Communications (OUC) is the District's central emergency 911 and 311 communication center. It is critical that the OUC attract and retain highly motivated and skilled call takers to staff its operations. To this end, the OUC plans to offer employees child development care at a purpose-built child development center in a new OUC facility that is set to open September 26, 2006.

The District will obtain child development services for this center through a Request for Application (RFA) under a federal grant. Thus far, the District has released two RFA's (January 6, 2006 and June 19, 2006), neither of which has yielded any complete and adequately responsive proposals. The District has revised the RFA for a third re-issuance with certain changed terms, including an increased start-up grant amount. It is vital that the District secure a qualified provider of child development services by the opening of its new facility on September 26, 2006. Given time needed for the submission and review of proposals and final award, the September 26, 2006 deadline cannot be met unless the revised RFA is issued on an emergency basis with a 15-day response period.

The proposed site contains 9,128 net square feet of program space. The CDC shall provide high quality, developmentally appropriate child care for a maximum of eighty-four (84) children from infant to Preschool, seven (7) days per week, twenty-three (23) hours a day with a minimum of eighteen (18) hours of operation during the initial start-up phase. The chosen Provider shall demonstrate the experience, ability, and capability to initiate 23/7 services once the CDC is fully operational and the demand for this level of service has been documented.

The total amount available for this grant is \$300,000 per year. The source of funding is committed from the Child Care and Development Fund Block Grant. The grant award shall be for an initial period of two (2) years from the date of the award, beginning Fiscal Year 2006. Upon satisfactory performance, availability of funds, and at the discretion of the District, three (3) one-year renewable options may be exercised by the District.

The Request for Application (RFA) will be available on August 7, 2006. Applications and selection criteria may be obtained from the Office of Partnerships and Grants Development

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website, www.opgd.dc.gov, follow the link to District Grants Clearinghouse. You may also obtain a copy from Ms. Priscilla Burnett, Program Assistant, DHS/Office of Grants Management at (202) 671-4407, or via email at priscilla.burnett@dc.gov

The Pre-Application Conference will be held on August 11., 2006, from 1:00 until 3:00 pm, at the Unified Communications Center, CDC, 2720 Martin Luther King Jr. Avenue, S.E. Washington, D.C. 20032. For preparation purposes, interested parties planning to attend are requested to R.S.V.P. to Ayanna Nahmias, Project Manager, (202) 645-9340, or via email at ayanna.nahmias@dc.gov.

The deadline for application submission is August 24, 2006, 12:00 noon EST.

**MAYOR'S AGENT
FOR THE HISTORIC LANDMARK AND HISTORIC DISTRICT PROTECTION ACT**

NOTICE OF PUBLIC HEARINGS

Public notice is hereby given that the Mayor's Agent will hold a public hearing on an application affecting property subject to the Historic Landmark and Historic District Protection Act of 1978. Interested parties may appear and testify on behalf of, or in opposition to, the application. The hearings will be held at the Office of Planning, 801 North Capitol Street, NE, in Hearing Room 3000 (3rd floor), Washington, D.C. 20002.

- 1) Hearing Date: **Wednesday, September 20, 2006, at 9:30 a.m.**
 Case Number: H.P.A. 06-195
 Address: 1225 19th Street, NW
 Type of Work: Alteration/addition – construction of a sidewalk café enclosure

Affected Historic Property: Dupont Circle Historic District
Affected ANC: 2B

The Applicant's claim is that the alteration is consistent with the purposes of the Act and that the failure to issue the permit will result in unreasonable economic hardship to the owner.

The hearing will be conducted in accordance with the Rules of Procedure pursuant to the Historic Landmark and Historic District Protection Act (10 DCMR 25), which are on file with the D.C. Historic Preservation Office. The office is located at the Office of Planning, 801 North Capitol Street, NE, Suite 3000, Washington, D.C. 20002. For further information, contact the Historic Preservation Office, at (202) 442-8800.

**BOARD OF ZONING ADJUSTMENT
PUBLIC HEARING NOTICE
TUESDAY, OCTOBER 24, 2006
SECOND FLOOR HEARING ROOM, SUITE 220-S
441 4TH STREET, N.W.
WASHINGTON, D.C. 20001**

TO CONSIDER THE FOLLOWING: The Board of Zoning Adjustment will adhere to the following schedule, but reserves the right to hear items on the agenda out of turn.

**9:30 A.M. TO 12:00 P.M. MORNING SESSION
1:00 P.M. TO 6:00 P.M. AFTERNOON SESSION**

A.M.

WARD TWO

17543 **Application of Kyrgyz Republic, pursuant to 11 DCMR §§ 1002.1,
ANC-2D to allow the location of a chancery at 2360 Massachusetts Avenue,
N.W., in the D/R-3 District at premises 2360 Massachusetts Avenue,
N.W. (Square 2507, Lot 50).**

WARD SIX

17529 **Application of Jill Vohr, pursuant to 11 DCMR § 3104.1, for a
ANC-6B special exception to allow a two-story rear addition to an existing
single-family row dwelling under section 223, not meeting the lot
occupancy requirements (section 403), in the R-4 District at
premises 208 10th Street, S.E. (Square 969, Lot 25).**

WARD THREE

17530 **Application of Bruce Brown and Amy Rifkind, pursuant to 11
ANC-3E DCMR § 3104.1, for a special exception to allow additions to an
existing single-family detached dwelling under section 223, not
meeting the side yard requirements (section 405), in the R-1-B
District at premises 3930 Huntington Street, N.W. (Square 1754, Lot
14).**

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P.M.

WARD ONE

THIS CASE WAS CONTINUED FROM THE JULY 11, 2006, PUBLIC HEARING SESSION:

17490 **Application of First Church of Christ, Scientist, pursuant to 11
ANC-1C DCMR § 3104.1, for a special exception to allow a height of 50 feet
under subsection 1402.1, and pursuant to 11 DCMR § 3103.2, a
variance from the floor area ratio limitations under subsections 402
and 771, a variance from the residential recreation space
requirements under section 773, and a variance from the open court
requirements under section 776, to allow the construction of a ten
(10) unit multi-family residential addition to an existing church
building in the RC/C-2-B and R-5-B Districts at premises 1770
Euclid Street, N.W. (Square 2560, Lots 872 and 875).**

WARD TWO

17317 **Appeal of Washington Harbour Condominium Units Owners
ANC-2E Assn., Inc., pursuant to 11 DCMR §§ 3100 and 3101, from the
administrative decision of the Zoning Administrator of the
Department of Consumer and Regulatory Affairs. Appellant alleges
that the Building and Land Regulation Administration erred by
misinterpreting 11 DCMR § 2117 (Access, Maintenance and
Operation) when issuing a Notice of Violation dated January 4,
2005, for striping parking spaces without approved plans, in the W-3
District at premises 3030 K Street, N.W. (Square 1173, Lot 102)**

PLEASE NOTE:

Failure of an applicant or appellant to appear at the public hearing will subject the application or appeal to dismissal at the discretion of the Board.

Failure of an applicant or appellant to be adequately prepared to present the application or appeal to the Board, and address the required standards of proof for the application or appeal, may subject the application or appeal to postponement, dismissal or denial.

The public hearing in these cases will be conducted in accordance with the provisions of Chapter 31 of the District of Columbia Municipal Regulations, Title

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11, and Zoning. Pursuant to Subsection 3117.4 of the Regulations, the Board will impose time limits on the testimony of all individuals.

Individuals and organizations interested in any application may testify at the public hearing or submit written comments to the Board. Individuals and organizations wishing party status in any case before the Board must request that status and should do so in writing not less than fourteen (14) days prior to the date set for the public hearing on the particular application in accordance with Subsection 3106.2. All requests and comments should be submitted to the Board through the Director, Office of Zoning, 441 4th Street, NW, Suite 210, Washington, D.C. 20001. Please include the case number on all correspondence. FOR FURTHER INFORMATION, CONTACT THE OFFICE OF ZONING AT (202) 727-6311.

GEOFFREY H. GRIFFIS, CHAIRPERSON, RUTHANNE G. MILLER, VICE CHAIRPERSON, CURTIS L. ETHERLY, JR., JOHN A. MANN II, AND A MEMBER OF THE ZONING COMMISSION ————— BOARD OF ZONING ADJUSTMENT, BY JERRILY R. KRESS, FAIA, DIRECTOR.

PHN 10/24/06 rsn

**ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA
NOTICE OF PUBLIC HEARING**

TIME AND PLACE: Monday, October 23, 2006, @ 6:30 P.M.
Office of Zoning Hearing Room
441 4th Street, N.W., Suite 220-South
Washington, D.C. 20001

FOR THE PURPOSE OF CONSIDERING THE FOLLOWING:

CASE NO. 06-13 (1000 Connecticut Avenue Associates & PNC Bank, Trustee)

THIS CASE IS OF INTEREST TO ANC 2B

On February 21, 2006 the Office of Zoning received an application from 1000 Connecticut Avenue Associates and PNC Bank, Trustee (jointly, the "Applicant"). The Applicant is requesting consolidated approval of a Planned Unit Development for a new commercial office building at the northwest corner of Connecticut Avenue and K Street, N.W., Washington, D.C. The Office of Planning provided its report on June 2, 2006, and the case was set down for hearing on June 12. The Applicant provided its prehearing statement on July 14, 2006.

The property that is the subject of this application is located in the C-4 District and includes Lots 803, 804, 805, 806 and 847 in Square 163, as well as a small portion of a public alley to be closed. It is presently improved with two multi-story office buildings: 1000 Connecticut Avenue, N.W., and 1725 K Street, N.W. The Applicant is seeking PUD approval in order to construct a new twelve-story office building with ground floor retail space to replace the two existing buildings. The new structure will be constructed to a density of 11.11 FAR and contain 369,393 square feet of gross floor area. The maximum building height will be 130 feet.

This public hearing will be conducted in accordance with the contested case provisions of the Zoning Regulations, 11 DCMR § 3022.

How to participate as a witness.

Interested persons or representatives of organizations may be heard at the public hearing. The Commission also requests that all witnesses prepare their testimony in writing, submit the written testimony prior to giving statements, and limit oral presentations to summaries of the most important points. The applicable time limits for oral testimony are described below. Written statements, in lieu of personal appearances or oral presentation, may be submitted for inclusion in the record.

How to participate as a party.

Any person who desires to participate as a party in this case must so request and must comply with the provisions of 11 DCMR § 3022.3.

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Z.C. CASE NO. 06-13
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A party has the right to cross-examine witnesses, to submit proposed findings of fact and conclusions of law, to receive a copy of the written decision of the Zoning Commission, and to exercise the other rights of parties as specified in the Zoning Regulations.

Except for the affected ANC, any person who desires to participate as a party in this case must clearly demonstrate that the person's interests would likely be more significantly, distinctly, or uniquely affected by the proposed zoning action than other persons in the general public. Persons seeking party status **shall file with the Commission, not less than fourteen (14) days prior to the date set for the hearing, a written statement containing the following information:**

- (a) The person's name, address, and daytime telephone number;
- (b) A request to appear and participate as a party;
- (c) Whether the person will appear as a proponent or opponent of the application;
- (d) Whether the person will appear through legal counsel, and if so, the name and address of legal counsel;
- (e) A list of witnesses who will testify on the person's behalf;
- (f) A summary of the testimony of each witness;
- (g) An indication of which witnesses will be offered as expert witnesses, the areas of expertise in which any experts will be offered, and the resumes or qualifications of the proposed experts;
- (h) The total amount of time being requested to present their case; and
- (i) A written statement setting forth why the person should be granted party status, including reference to the following:
 - (1) The property owned or occupied by the person, or in which the person has an interest, that will be affected by the action requested of the Commission;
 - (2) The legal interest the person has in said property, such as owner, tenant, trustee, or mortgagee;
 - (3) The distance between the person's property and the property that is the subject of the application before the Commission;

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- (4) The economic, social, or other impacts likely to affect the person and/or the person's property if the action requested of the Commission is approved or denied; and
- (5) An explanation of how the person's interest as identified in response to paragraph (4) would likely be more significantly, distinctively, or uniquely affected in character or kind by the proposed zoning action than those of other persons in the general public.

The applicant shall also provide the information indicated in (e) through (h) to the extent that the information is not contained in the Applicant's prehearing submission as required by 11 DCMR § 3013.1. The information shall be filed no later than fourteen (14) days before the date of the hearing.

If an affected Advisory Neighborhood Commission (ANC) intends to participate at the hearing, the ANC shall submit the written report described in § 3012.5 no later than seven (7) days before the date of the hearing. The report shall also contain the information indicated in (e) through (h) above.

Time limits.

The following time limits for oral testimony shall be adhered to unless changed by the Commission, and no time may be ceded:

- | | | |
|----|----------------------------------|---|
| 1. | Applicant and parties in support | 60 minutes collectively |
| 2. | Parties in opposition | 15 minutes each (60 minutes collectively) |
| 3. | Organizations | 5 minutes each |
| 4. | Individuals | 3 minutes each |

Information responsive to this notice should be forwarded to the Director, Office of Zoning, Suite 210, 441 4th Street, N.W., Washington, D.C. 20001. **FOR FURTHER INFORMATION, YOU MAY CONTACT THE OFFICE OF ZONING AT (202) 727-6311.**

CAROL J. MITTEN, ANTHONY J. HOOD, JOHN G. PARSONS, MICHAEL G. TURNBULL, AND GREGORY N. JEFFRIES ----- ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA, BY JERRILY R. KRESS, FAIA, DIRECTOR, AND BY SHARON SCHELLIN, SECRETARY TO THE ZONING COMMISSION.

**ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA
NOTICE OF PUBLIC HEARING**

TIME AND PLACE: **Thursday, November 30, 2006, @ 6:30 P.M.**
Office of Zoning Hearing Room
441 4th Street, N.W., Suite 220-South
Washington, D.C. 20001

FOR THE PURPOSE OF CONSIDERING THE FOLLOWING:

CASE NO. 06-14 (Washington Gateway – MidAtlantic Realty Partners on behalf of GMK Title Holder, Inc., D&H Title Holder III, Inc., the Sun Oil Company of Pennsylvania, the Washington Metropolitan Transit Authority and the District of Columbia)

THIS CASE IS OF INTEREST TO ANC 5C

On March 3, 2006, the Office of Zoning received an application from the MidAtlantic Realty Partners on behalf of GMK Title Holder, Inc., D&H Title Holder III, Inc., the Sun Oil Company of Pennsylvania, the Washington Metropolitan Transit Authority and the District of Columbia (collectively, the Applicants). The Applicants are requesting consolidated review and approval of a planned unit development (PUD) for the subject property. The Office of Planning provided its report on June 2, 2006, and the case was set down for hearing on June 12, 2006. The Applicant provided its prehearing statement as part of its application on July 21, 2006.

The property that is the subject of this application consists of approximately 134,665 square feet of land area and is located in the triangle bounded New York and Florida Avenues, N.E. and the Metrorail and railroad rights-of-way. The property is known as Square 3584, lots 23, 811, 812 and 813. The subject property is currently zoned C-3-C.

The Applicant proposes to construct a mixed-use development containing approximately 218 to 250 apartment units, a hotel of approximately 170 rooms, approximately 7,000 square feet of gross floor area devoted to retail and service uses and two office buildings containing a total of approximately 561,000 square feet of gross floor area. The buildings will have a maximum height of 130 feet measured from New York Avenue, stepping down in height to the south on the Florida Avenue side of the site. The total gross floor area of the project is approximately 904,000 square feet; the proposed overall floor area ratio (FAR) of the project is 6.7. The project will contain a total of approximately 500 to 680 parking spaces.

The C-3-C District permits mixed residential and commercial development as a matter-of-right, to a maximum lot occupancy of 100%, a maximum FAR of 6.5 and a maximum height of ninety feet. Under Chapter 24, the guideline for height in a PUD is 130 feet and the guideline for FAR in a PUD is 8.0.

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This public hearing will be conducted in accordance with the contested case provisions of the Zoning Regulations, 11 DCMR § 3022.

How to participate as a witness.

Interested persons or representatives of organizations may be heard at the public hearing. The Commission also requests that all witnesses prepare their testimony in writing, submit the written testimony prior to giving statements, and limit oral presentations to summaries of the most important points. The applicable time limits for oral testimony are described below. Written statements, in lieu of personal appearances or oral presentation, may be submitted for inclusion in the record.

How to participate as a party.

A party has the right to cross-examine witnesses, to submit proposed findings of fact and conclusions of law, to receive a copy of the written decision of the Zoning Commission, and to exercise the other rights of parties as specified in the Zoning Regulations.

Except for the affected ANC, any person who desires to participate as a party in this case must clearly demonstrate that the person's interests would likely be more significantly, distinctly, or uniquely affected by the proposed zoning action than other persons in the general public. Persons seeking party status **shall file with the Commission, not less than fourteen (14) days prior to the date set for the hearing, a written statement containing the following information:**

- (a) The person's name, address, and daytime telephone number;
- (b) A request to appear and participate as a party;
- (c) Whether the person will appear as a proponent or opponent of the application;
- (d) Whether the person will appear through legal counsel, and if so, the name and address of legal counsel;
- (e) A list of witnesses who will testify on the person's behalf;
- (f) A summary of the testimony of each witness;
- (g) An indication of which witnesses will be offered as expert witnesses, the areas of expertise in which any experts will be offered, and the resumes or qualifications of the proposed experts;
- (h) The total amount of time being requested to present their case; and

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Z.C. CASE NO. 06-14
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- (i) A written statement setting forth why the person should be granted party status, including reference to the following:
 - (1) The property owned or occupied by the person, or in which the person has an interest, that will be affected by the action requested of the Commission;
 - (2) The legal interest the person has in said property, such as owner, tenant, trustee, or mortgagee;
 - (3) The distance between the person's property and the property that is the subject of the application before the Commission;
 - (4) The economic, social, or other impacts likely to affect the person and/or the person's property if the action requested of the Commission is approved or denied; and
 - (5) An explanation of how the person's interest as identified in response to paragraph (4) would likely be more significantly, distinctively, or uniquely affected in character or kind by the proposed zoning action than those of other persons in the general public.

The applicant shall also provide the information indicated in (e) through (h) to the extent that the information is not contained in the Applicant's prehearing submission as required by 11 DCMR § 3013.1. The information shall be filed no later than fourteen (14) days before the date of the hearing.

If an affected Advisory Neighborhood Commission (ANC) intends to participate at the hearing, the ANC shall submit the written report described in § 3012.5 no later than seven (7) days before the date of the hearing. The report shall also contain the information indicated in (e) through (h) above.

Time limits.

The following time limits for oral testimony shall be adhered to unless changed by the Commission, and no time may be ceded:

- | | | |
|----|----------------------------------|---|
| 1. | Applicant and parties in support | 60 minutes collectively |
| 2. | Parties in opposition | 15 minutes each (60 minutes collectively) |
| 3. | Organizations | 5 minutes each |
| 4. | Individuals | 3 minutes each |

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Information responsive to this notice should be forwarded to the Director, Office of Zoning, Suite 210, 441 4th Street, N.W., Washington, D.C. 20001. **FOR FURTHER INFORMATION, YOU MAY CONTACT THE OFFICE OF ZONING AT (202) 727-6311.**

CAROL J. MITTEN, ANTHONY J. HOOD, GREGORY N. JEFFRIES, JOHN G. PARSONS AND MICHAEL G. TURNBULL, ----- ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA, BY JERRILY R. KRESS, FAIA, DIRECTOR, AND BY SHARON S. SCHELLIN, SECRETARY TO THE ZONING COMMISSION.

ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA
NOTICE OF PUBLIC HEARING

TIME AND PLACE: Monday, November 20, 2006, 6:30 P.M.
Office of Zoning Hearing Room
441 4th Street, N.W., Suite 220-South
Washington, D.C. 20001

FOR THE PURPOSE OF CONSIDERING THE FOLLOWING:

CASE NO. 06-27 (Boston Properties, Inc., et al. - Consolidated PUD and Related Map Amendment for Square 54)

THIS CASE IS OF INTEREST TO ANC 2A

On May 30, 2006, the Office of Zoning received an application from Boston Properties, Inc., KSI Services, Inc. and The George Washington University (collectively the "Applicant") requesting a consolidated review and approval of a planned unit development ("PUD") application and zoning map amendment. The Office of Planning provided its report on June 30, 2006, and the case was set down for hearing on July 10, 2006. The Applicant provided its prehearing statement on July 14, 2006.

The property that is the subject of this application consists of approximately 2.66 acres of land area and is located in the Foggy Bottom-West End neighborhood of Ward 2. The property encompasses the entire city block known as Square 54 which is bounded by Washington Circle and Pennsylvania Avenue, N.W. on the north; I Street, N.W. on the south; 22nd and 23rd Streets, N.W. on the east and west respectively. The subject property is zoned R-5-D and is currently vacant.

The Zoning Map Amendment requests a PUD-related rezoning of the property to the medium-high density commercial C-3-C Zone District. The Applicant proposes to build a mixed-use project that will provide housing, employment and neighborhood-serving retail opportunities on the site. The proposal includes approximately 870,000 square feet of gross floor area with the resulting Floor Area Ratio (FAR) of approximately 7.5. Specifically, the Project proposes approximately 333 dwelling units, 454,000 square feet of office space and 84,000 square feet of retail space at, and below, grade including a grocery store.

This public hearing will be conducted in accordance with the contested case provisions of the Zoning Regulations, 11 DCMR § 3022.

How to participate as a witness.

Interested persons or representatives of organizations may be heard at the public hearing. The Commission also requests that all witnesses prepare their testimony in writing, submit the written

testimony prior to giving statements, and limit oral presentations to summaries of the most important points. The applicable time limits for oral testimony are described below. Written statements, in lieu of personal appearances or oral presentation, may be submitted for inclusion in the record.

How to participate as a party.

Any person who desires to participate as a party in this case must so request and must comply with the provisions of 11 DCMR § 3022.3.

A party has the right to cross-examine witnesses, to submit proposed findings of fact and conclusions of law, to receive a copy of the written decision of the Zoning Commission, and to exercise the other rights of parties as specified in the Zoning Regulations.

Except for the affected ANC, any person who desires to participate as a party in this case must clearly demonstrate that the person's interests would likely be more significantly, distinctly, or uniquely affected by the proposed zoning action than other persons in the general public. Persons seeking party status **shall file with the Commission, not less than fourteen (14) days prior to the date set for the hearing, a written statement containing the following information:**

- (a) The person's name, address, and daytime telephone number;
- (b) A request to appear and participate as a party;
- (c) Whether the person will appear as a proponent or opponent of the application;
- (d) Whether the person will appear through legal counsel, and if so, the name and address of legal counsel;
- (e) A list of witnesses who will testify on the person's behalf;
- (f) A summary of the testimony of each witness;
- (g) An indication of which witnesses will be offered as expert witnesses, the areas of expertise in which any experts will be offered, and the resumes or qualifications of the proposed experts;
- (h) The total amount of time being requested to present their case; and
- (i) A written statement setting forth why the person should be granted party status, including reference to the following:
 - (1) The property owned or occupied by the person, or in which the person has an interest, that will be affected by the action requested of the Commission;

- (2) The legal interest the person has in said property, such as owner, tenant, trustee, or mortgagee;
- (3) The distance between the person's property and the property that is the subject of the application before the Commission;
- (4) The economic, social, or other impacts likely to affect the person and/or the person's property if the action requested of the Commission is approved or denied; and
- (5) An explanation of how the person's interest as identified in response to paragraph (4) would likely be more significantly, distinctively, or uniquely affected in character or kind by the proposed zoning action than those of other persons in the general public.

The applicant shall also provide the information indicated in (e) through (h) to the extent that the information is not contained in the Applicant's prehearing submission as required by 11 DCMR § 3013.1.

If an affected Advisory Neighborhood Commission (ANC) intends to participate at the hearing, the ANC shall submit the written report described in § 3012.5 no later than seven (7) days before the date of the hearing. The report shall also contain the information indicated in (e) through (h) above.

Time limits.

The following time limits for oral testimony shall be adhered to unless changed by the Commission, and no time may be ceded:

- | | | |
|----|----------------------------------|---|
| 1. | Applicant and parties in support | 60 minutes collectively |
| 2. | Parties in opposition | 15 minutes each (60 minutes collectively) |
| 3. | Organizations | 5 minutes each |
| 4. | Individuals | 3 minutes each |

Information responsive to this notice should be forwarded to the Director, Office of Zoning, Suite 210, 441 4th Street, N.W., Washington, D.C. 20001. **FOR FURTHER INFORMATION, YOU MAY CONTACT THE OFFICE OF ZONING AT (202) 727-6311.**

CAROL J. MITTEN, ANTHONY J. HOOD, GREGORY N. JEFFRIES, JOHN G. PARSONS AND MICHAEL G. TURNBULL ----- ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA, BY JERRILY R. KRESS, FAIA, DIRECTOR, AND BY SHARON S. SCHELLIN, SECRETARY TO THE ZONING COMMISSION.