

## ALCOHOLIC BEVERAGE REGULATION ADMINISTRATION

## NOTICE OF PUBLIC HEARING

Posting Date: May 16, 2008  
Petition Date: June 30, 2008  
Hearing Date: July 14, 2008

License No.: 79080  
Licensee: 1400 Irving, LLC  
Trade Name: Commonwealth  
License Class: Retailer's "C" Restaurant  
Address: 1400 Irving St., NW

WARD 1

ANC 1A

SMD 1A03

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 am, 7<sup>th</sup> Floor, Suite 7200, 941 North Capitol Street, NE, Washington, DC 20002. Petition and/or request to appear before the Board must be filed on or before the petition date.

NATURE OF OPERATION

New Full Service Restaurant with Summer Garden.

HOURS OF OPERATION AND SALE, SERVICE AND CONSUMPTION OF ALCOHOLIC BEVERAGES

Sunday, 10am-2am; Monday through Thursday, 11am-2am; Friday, 11am-3am, Saturday, 10am-3am

HOURS OF OPERATION FOR SUMMER GARDEN

Sunday, 10am-12am, Monday through Thursday, 11am-12am; Friday, 11am-1am; Saturday, 10am- 1am

**ALCOHOLIC BEVERAGE REGULATION ADMINISTRATION**

**NOTICE OF PUBLIC HEARING**

Posting Date: May 16, 2008  
 Petition Date: June 30, 2008  
 Hearing Date: July 14, 2008

License No.: 19970  
 Licensee: Parasi, Inc.  
 Trade Name: Tuscana West  
 License Class: Retailer's Class "C" Restaurant  
 Address: 1350 I Street, NW

WARD 2                      ANC 2F                      SMD 2F03

Notice is hereby given that this licensee has applied for a substantial change to his license under the D.C. Alcoholic Beverage Control Act and that the objectors are entitled to be heard before the granting of such on the hearing date at 10:00 am, 7<sup>th</sup> Floor, Suite 7200, 941 North Capitol Street, NE, Washington, DC 20002. Petition and/or request to appear before the Board must be filed on or before the petition date.

The licensee requests to change the hours of Operation and Consumption of Alcoholic Beverages, Sidewalk and Entertainment.

<b>Current Hour of Operation</b>	<b>Current Hour of Service</b>	<b>Proposed Hours of Operation/ Service</b>
Mon.-Wed: 10:30 am – 12 am	10:30 am – 12 am	Mon. – Thurs. 8 am – 2 am
Thursday: 10:30 am – 1:30 am	10:30am – 1:30 am	Fri. – Sat. 8 am – 3 am
Friday: 10:30 am – 2:30 am	10:30 am – 2:30 am	Sunday: 10 am – 2 am
Saturday: 4 pm – 2:30 am	4 pm – 2:30 am	
Sunday: Closed	Closed	

<b>Current Sidewalk</b>	<b>Proposed Sidewalk</b>
Mon.-Wed: 10:30 am – 12 am	Mon. – Thurs. 8 am – 2 am
Thursday: 10:30 am – 1:30 am	Fri. – Sat. 8 am – 3 am
Friday: 10:30 am – 2:30 am	Sunday: 10 am – 2 am
Saturday: 4 pm – 2:30 am	
Sunday: Closed	

<b>Current Entertainment</b>	<b>Proposed Entertainment</b>
Friday – Saturday 11 pm – 2:30 am	Sunday – Thursday 6 pm – 1:30 am
	Friday – Saturday 6 pm – 2:30 am

**ALCOHOLIC BEVERAGE REGULATION ADMINISTRATION****NOTICE OF PUBLIC HEARING**

Posting Date: May 16, 2008

Petition Date: June 30, 2008

Hearing Date: July 14, 2008

License No.: 23734

Licensee: Two Brothers & A Sister, Inc.

Trade Name: Jin

License Class: Retailer's Class "C" Tavern

Address: 2017 14<sup>th</sup> Street, NW

WARD 1

ANC 1B

SMD 1B02

Notice is hereby given that this licensee has applied for a substantial change to his license under the D.C. Alcoholic Beverage Control Act and that the objectors are entitled to be heard before the granting of such on the hearing date at 10:00 am, 7<sup>th</sup> Floor, Suite 7200, 941 North Capitol Street, NE, Washington, DC 20002. Petition and/or request to appear before the Board must be filed on or before the petition date.

The licensee requests Entertainment Endorsement for Entertainment.

**HOURS OF ENTERTAINMENT**

Sunday thru Thursday, 6 pm – 2 am

Friday thru Saturday, 6 pm – 3 am

## ALCOHOLIC BEVERAGE REGULATION ADMINISTRATION

## NOTICE OF PUBLIC HEARING

Posting Date: May 16, 2008

Petition Date: June 30, 2008

Hearing Date: July 14, 2008

License No.: 60382

Licensee: HR-57 Center for the Advancement and Preservation of Jazz & Blues

Trade Name: HR-57

License Class: Retailer's Class "C" Restaurant

Address: 1610 14<sup>th</sup> Street, NW

WARD 2

ANC 2F

SMD 2F01

Notice is hereby given that this licensee has applied for a substantial change to his license under the D.C. Alcoholic Beverage Control Act and that the objectors are entitled to be heard before the granting of such on the hearing date at 10:00 am, 7<sup>th</sup> Floor, Suite 7200, 941 North Capitol Street, NE, Washington, DC 20002. Petition and/or request to appear before the Board must be filed on or before the petition date.

The licensee requests to change the hours of Operation and Sales, Service, and Consumption of Alcoholic Beverages and requests to add a Sidewalk café with 12 seats.

Inside

Current

Hour of Operation/Sales

Sunday – Saturday: 4 pm – 1 am

Proposed

Hours of Operation/ Sales

Sunday – Saturday: 11 am – 2 am

Hours for Sidewalk Cafe

Sunday – Saturday: 11 am -11:30 pm

## ALCOHOLIC BEVERAGE REGULATION ADMINISTRATION

## NOTICE OF PUBLIC HEARING

Posting Date: May 16, 2008

Petition Date: June 30, 2008

Hearing Date: July 14, 2008

License No.: 78100

Licensee: Classic, Inc

Trade Name: Leeloo Lounge and Restaurant

License Class: Retailer's "C" Restaurant

Address: 521 G Street, NW

WARD 6

ANC 6C

SMD 6C09

Notice is hereby given for this licensee who has applied for a substantial change to his license under the D.C. Alcoholic Beverage Control Act and for objectors who are entitled to be heard before the granting of such on the hearing date at 10:00 a.m., 7<sup>th</sup> floor, Room 7200, 941 North Capitol Street, NE. A petition or request to appear before the Board must be filed on or before the petition date.

REQUEST FOR A SIDEWALK CAFÉ WITH 26 SEATS

Hours of Operation are Sunday 11:00 am – 12:00 am; Monday through Wednesday 11:00 am – 1:00 am; Thursday through Saturday 11:00 am – 2:00 am.

Hours of Sale, Service and Consumption of Alcoholic Beverages are Sunday through Wednesday 11:00 am – 12:00 am; Thursday through Saturday 11:00 am – 1:00 am.

**DISTRICT OF COLUMBIA PUBLIC CHARTER SCHOOL BOARD****NOTICE OF PUBLIC HEARING**

The District of Columbia Public Charter School Board invites the public to participate in public hearings on eleven applications to establish public charter schools in Washington, DC. The hearings will be held on Monday, May 19 from 6:00 – 9:30 PM and Tuesday, May 20, 2008 from 6:00 – 9:30 PM at the Gala Hispanic Theatre, 3333 14<sup>th</sup> Street, (Columbia Heights Metro – Green Line).

The Board is holding the public hearings as a part of its 2008 application review process. A review of the technical quality of the applications is underway and the Board is now inviting comment from the general public.

During the May 19 and 20 public hearings, proposed public charter schools will be described by applicants. The Board invites the public's participation in the hearing and asks members of the public to testify on the impact proposed public charter schools will have on:

1. students, parents, and the community;
2. other public schools in the District of Columbia; and
3. the quality of education in the city.

Individuals who wish to testify should call the Board's office at (202) 328-2660 by 3:00 PM on the day of the hearing to be placed on the hearing schedule and should send, by May 30, 2008, a written copy of their testimony to the District of Columbia Public Charter School Board, 3333 14<sup>th</sup> St., Suite 210, NW, Washington, DC 20010. Copies of the schedule of applicant presentations and summaries of the applications will be available, beginning May 2, 2008, from the Board's office and at several locations in the city, including:

Martin Luther King Library  
901 G Street, NW

Tenley-Friendship Public Library  
4200 Wisconsin Avenue, NW

Marshall Heights Community Development Corporation  
3917 Minnesota Avenue, NE

Development Corporation of Columbia Heights  
3419 Fourteenth Street, NW

Advisory Neighborhood Commissioners also have been sent copies for distribution to the public.

Sign and/or Spanish language interpretation will be available upon request. Members of the public needing these services are requested to contact the Board no later than May 12, 2008 so that arrangements can be made.

**DISTRICT OF COLUMBIA PUBLIC CHARTER SCHOOL BOARD****NOTICE OF PUBLIC HEARING**

The District of Columbia Public Charter School Board invites the public to participate in a public hearing on a charter amendment request. The Friendship Public Charter School requests to change their reading and math curricula and to formalize the cessation of its contract with Edison Schools.

The hearing will be held on Tuesday, May 20, 2008 from 8:15 PM to 8:40 PM at the Gala Hispanic Theatre, 3333 14<sup>th</sup> Street, NW. During the public hearing, operators from Friendship School will describe the proposed changes to its existing charter. For more information or to be placed on the witness list, call the Board's office at (202) 328-2660.

Sign and/or Spanish language interpretation will be available upon request. Members of the public needing these services are requested to contact the Board no later than May 16, 2008 so that arrangements can be made.

## DISTRICT OF COLUMBIA WATER AND SEWER AUTHORITY

NOTICE OF PUBLIC HEARING

Wednesday, June 11, 2008

6:30 p.m.andMonday June 23, 2008

10:00 a.m. -12:00 Noon

Metropolitan Washington Council of Governments  
777 North Capitol Street, N.E.  
Washington, D.C. 20002  
First Floor Training Room

The Board of Directors of the District of Columbia Water and Sewer Authority, in accordance with Section 216 of the Water and Sewer Authority Establishment and Department and Public Works Reorganization Act of 1996, effective April 18, 1996, (D.C. Law 11-111; D.C. Code § 34-2202.16), will conduct a public hearing at the above-stated date, time, and place, to receive comments on proposed rules, which, if adopted, would replace existing rules and establish new rates for retail water and sewer service and establish a new Right-of-Way Occupancy/ Pilot fee.

The proposed rules were published in the May 9, 2008 edition of the D.C. Register.

Each individual or representative of an organization who wishes to present testimony at the public hearing is requested to furnish his or her name, address, telephone number and name of organization (if any) by calling 787-2330 or emailing the request to Lmanley@dcwasa.com no later than 5:00 p.m., Friday, June 6, 2007.

Oral presentations by individuals will be limited to five (5) minutes. Oral presentations made by representatives of an organization will not be longer than ten (10) minutes.

**BOARD OF ZONING ADJUSTMENT**  
**CORRECTED\*PUBLIC HEARING NOTICE**  
**TUESDAY, JULY 22, 2008**  
**SECOND FLOOR HEARING ROOM, SUITE 220-S**  
**441 4<sup>TH</sup> STREET, N.W.**  
**WASHINGTON, D.C. 20001**

**\*Note:** The section number is corrected in Application No. 17800 below.

**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 THREE**

17803      **Application of Thomas and Kathleen Aiello, pursuant to 11**  
ANC-3D      **DCMR § 3104.1, for a special exception to allow a rear addition to a**  
                 **one-family dwelling under section 2516 (theoretical lot controls), in**  
                 **the R-1-A District at premises 4831 Foxhall Crescent Road, N.W.**  
                 **(Square 1397, Lots 1017 and 1020).**

**WARD SIX**

17798      **Application of Primal Fitness Inc., pursuant to 11 DCMR §**  
ANC-6C      **3103.2, for a variance from the use provisions to operate a fitness**  
                 **center under subsection 330.5, in the R-4 District at premises 219 M**  
                 **Street, N.W. (Square 555, Lot 805).**

**WARD EIGHT**

17800      **Application of D.C. Carry-Out, pursuant to 11 DCMR § 3104.1,**  
ANC-8A      **for a special exception to allow a fast food restaurant under section**  
                 **733, in the C-2-A District at premises 2427 Minnesota Avenue, S.E.**  
                 **(Square 5578, Lot 74).**

**P.M.**

BZA PUBLIC HEARING NOTICE

JULY 22, 2008

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**WARD FOUR**

17801      **Application of Flip-It Bakery/Deli**, pursuant to 11 DCMR §  
ANC-4C      3103.2, for a variance from the use provisions under section 330.5,  
to allow a bakery/delicatessen in the R-4 District at premises 4530-  
4532 Georgia Avenue, N.W. (Square 2918, Lot 807).

**WARD SEVEN**

17802      **Application of Yum's IV Carry-Out**, pursuant to 11 DCMR §  
ANC-7E      3104.1, for a special exception for a fast food restaurant under  
subsection 743.4, in the C-3-A District at premises 4512 Benning  
Road, S.E. (Square 5346, Lot 11).

**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 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 4<sup>th</sup> 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.

**BZA PUBLIC HEARING NOTICE**

**JULY 22, 2008**

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**RUTHANNE G. MILLER, CHAIRPERSON, MARC D. LOUD, MARY OATES WALKER, SHANE L. DETTMAN, AND A MEMBER OF THE ZONING COMMISSION ----- BOARD OF ZONING ADJUSTMENT, BY JERRILY R. KRESS, FAIA, DIRECTOR.**

PHN 7/22/08 rsn

**BOARD OF ZONING ADJUSTMENT  
PUBLIC HEARING NOTICE  
TUESDAY, JULY 29, 2008  
SECOND FLOOR HEARING ROOM, SUITE 220-S  
441 4<sup>TH</sup> 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.

**1:00 P.M. TO 6:00 P.M. AFTERNOON SESSION**

**P.M.**

**WARD TWO**

17804      **Application of John B. Ritch, pursuant to 11 DCMR § 3103.2, for  
ANC-2F      a variance from the lot occupancy requirements under section 403,  
and a variance from the nonconforming structure provisions under  
subsection 2001.3, to construct a deck addition to an existing  
apartment building in the R-5-B District at premises 4 Logan Circle,  
N.W. (Square 241, Lot 1).**

**WARD TWO**

17794      **Application of NH Street Partners Holdings LLC, pursuant to 11  
ANC-2A      DCMR § 3103.2, for a variance from the floor area ratio  
requirements under section 631, and a variance from the required  
ground level public space requirements under section 633, to permit  
the renovation and expansion of an existing office building with  
ground floor retail in the CR District at premises 1200 New  
Hampshire Avenue, N.W. (Square 70, Lot 195).**

**WARD SEVEN**

**THE FOLLOWING APPEAL WAS CONTINUED FROM THE MARCH 4,  
2008, PUBLIC HEARING SESSION:**

17725      **Appeal of Euclid of Virginia Inc., pursuant to 11 DCMR §§ 3100  
ANC-7A      and 3101, from a decision of the Zoning Administrator ("ZA"), by  
Zoning Determination Letter dated July 6, 2007, to require BZA  
special exception approval to allow the operation of a gasoline**

## BZA PUBLIC HEARING NOTICE

JULY 29, 2008

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station in the C-2-A District at premises 3710 Minnesota Avenue,  
N.E. (Square E5048, Lot 810).

**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 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 4<sup>th</sup> 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.

**RUTHANNE G. MILLER, CHAIRPERSON, MARC D. LOUD, MARY OATES WALKER, SHANE L. DETTMAN, AND A MEMBER OF THE ZONING COMMISSION ----- BOARD OF ZONING ADJUSTMENT, BY JERRILY R. KRESS, FAIA, DIRECTOR.**

PHN 7/29/08 rsn

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

**TIME AND PLACE:** **Thursday, July 17, 2008, @ 6:30 pm**  
**Office of Zoning Hearing Room**  
**441 4<sup>th</sup> Street, N.W., Suite 220-South**  
**Washington, D.C. 20001**

**FOR THE PURPOSE OF CONSIDERING THE FOLLOWING:**

**Case No. 07-27 (EYA, LLC and the Missionary Society of Saint Paul the Apostle – Consolidated Planned Unit Development & Related Zoning Map Amendment)**

**THIS CASE IS OF INTEREST TO ANC 5C**

On September 14, 2007, the Office of Zoning received an application from EYA, LLC and the Missionary Society of Saint Paul the Apostle (the “Applicant”). The Applicant is requesting consolidated approval of a planned unit development (“PUD”) and related amendment to the Zoning Map of the District of Columbia. The Office of Planning provided its report on November 9, 2007, and the case was set down for hearing on November 19, 2007. The Applicant provided its pre-hearing statement on April 22, 2008.

The property that is the subject of this application is a 10.2 acre portion, approximately 444,312 square feet, of St. Paul’s College campus located on 4<sup>th</sup> Street, N.E. in Square 3648 (the “Subject Property”). The Subject Property is located in Northeast Washington, D.C. within the campus which is bounded by 4<sup>th</sup> Street, N.E. to the west; Hamlin Street and Jackson Street, N.E. to the east, 5<sup>th</sup> and 6<sup>th</sup> Street, N.E. to the south; and the United States Conference of Bishops office building to the north, in the Brookland/Edgewood neighborhood in Ward 5, within the jurisdiction of Advisory Neighborhood Commission 5C.

The Subject Property is currently located in the R-5-A Zone District. The Zoning Map Amendment application requests a rezoning of the Subject Property to the R-5-B District.

The Applicant proposes to build a 237 townhome community, composed of three and four story, attached single-family homes constructed in two phases of which 24 townhomes will satisfy the requirements for affordable housing. The proposed height of the townhomes will vary from approximately 38 feet to 48 feet, and the total gross floor area included in the PUD is 565,851 square feet which equates to a floor area ration (“FAR”) of 1.27.

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

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Z.C. CASE NO. 07-27  
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**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;

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Z.C. CASE NO. 07-27  
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- (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                            |

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

**ANTHONY J. HOOD, GREGORY N. JEFFRIES, CURTIS L. ETHERLY, JR., MICHAEL G. TURNBULL, PETER G. MAY ----- 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, July 24, 2008, @ 6:30 p.m.  
Office of Zoning Hearing Room  
441 4<sup>th</sup> Street, N.W., Suite 220-South  
Washington, D.C. 20001

FOR THE PURPOSE OF CONSIDERING THE FOLLOWING:

Z.C. Case No. 08-05 – (Office of Planning - Text Amendments to DD Regulations to Facilitate Construction of Convention Center Hotel)

THIS CASE IS OF INTEREST TO ANC 2F

On March 14, 2008, the Office of Zoning received a report serving as a petition from the District of Columbia Office of Planning. The report requested a text amendment to the Zoning Regulations to facilitate construction of the District funded convention center headquarters hotel on Square 370 by removing the residential use requirements of the DD Overlay, and by allowing additional density for the project through the Planned Unit Development process.

At its regular public meeting held April 14, 2008, the Zoning Commission setdown this case for a public hearing.

The proposed amendments to the Zoning Regulations are as follows, with addition to existing provisions shown in **bold and underlined** text and deletions shown in ~~strikethrough~~ text:

A. Chapter 17, DOWNTOWN DEVELOPMENT OVERLAY DISTRICT, is amended as follows:

1. By amending § 1700, General Provisions, § 1700.7, to read as follows:

1700.7 A Planned Unit Development (PUD) in the DD Overlay District shall be subject to the following provisions in addition to those of chapter 24 of this title:

...

(d) Notwithstanding paragraphs (b) and (c) of this subsection, if a PUD is proposed to govern **the following, the PUD shall be guided by the applicable policies of the Comprehensive Plan:** ~~development of the University of the District of Columbia campus and other uses in Squares 401, 402, 425, and~~

## Z.C. NOTICE OF PUBLIC HEARING

Z.C. CASE NO. 08-05

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426, the PUD shall be guided by the applicable policies of the Comprehensive Plan.

- 1) development of the University of the District of Columbia campus and other uses in Squares 401, 402, 425, and 426.
- 2) development of a new convention center hotel on Square 370.

2. By amending § 1706, Residential and Mixed Use Development, § 1706.11 to read as follows:

1706.11 No minimum residential use requirement shall apply to the following: ~~in Square 485 nor to any lot or lots in Square 455 or the southern part of Square 454 improved with a sports arena.~~

(a) Square 485;

(b) Any lot or lots in Square 455 or the southern part of Square 454 improved with a sports arena; and

(c) Any portion of Square 370 improved with a new convention center hotel.

- B. Chapter 24, PLANNED UNIT DEVELOPMENT PROCEDURES, § 2405 PUD Standards, § 2405.3, is amended to read as follows:

2405.3 The Commission may authorize ~~the following an increase increases; provided, that the increase is essential to the successful functioning of the project and consistent with the purpose and evaluation standards of this chapter:~~ ~~of not more than five percent (5%) in the maximum height or floor area ratio provided, that the increase is essential to the successful functioning of the project and consistent with the purpose and evaluation standards of this chapter.~~

(a) not more than five percent (5%) in the maximum height; or

(b) not more than five percent (5%) in the maximum floor area ratio except that in Square 370 where the Commission may grant in excess of five percent (5%) for the purposes of a new convention center hotel.

Proposed amendments to the Zoning Regulations of the District of Columbia are authorized pursuant to the Zoning Act of June 20, 1938, (52 Stat. 797); D.C. Official Code § 6-641.01.

Z.C. NOTICE OF PUBLIC HEARING  
Z.C. CASE NO. 08-05  
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The public hearing on this case will be conducted as a rulemaking in accordance with the provisions of § 3021 of the District of Columbia Municipal Regulations, Title 11, ZONING. Pursuant to that section, the Commission will impose time limits on testimony presented to it at the public hearing.

All individuals, organizations, or associations wishing to testify in this case should file their intention to testify in writing. Written statements, in lieu of personal appearances or oral presentations, may be submitted for inclusion in the record.

Information should be forwarded to the Secretary of the Zoning Commission, Office of Zoning, Suite 200/210-S, 441 4<sup>th</sup> Street, N.W., Washington, D.C., 20001. Please include the number of this particular case and your daytime telephone number. **FOR FURTHER INFORMATION, YOU MAY CONTACT THE OFFICE OF ZONING AT (202) 727-6311.**

**ANTHONY J. HOOD, GREGORY N. JEFFRIES, CURTIS L. ETHERLY, JR., PETER G. MAY, AND MICHAEL G. TURNBULL, ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA, BY JERRILY R. KRESS, FAIA, DIRECTOR, AND BY SHARON SCHELLIN, SECRETARY TO THE ZONING COMMISSION.**