

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Zoning Commission



ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA
NOTICE OF FINAL RULEMAKING
AND

ZONING COMMISSION ORDER NO. 18-01
Z.C. Case No. 18-01

(Community Three Development – Zoning Map Amendment @ Square 361, Lot 827 –
1925 Vermont Avenue, N.W.)
July 30, 2018

The Zoning Commission for the District of Columbia, (Commission) pursuant to its authority under § 1 of the Zoning Act of 1938, approved June 20, 1938 (52 Stat. 797), as amended; D.C. Official Code § 6-641.01 (2012 Rep1.), hereby gives notice of final rulemaking action to rezone Square 361, Lot 827 from the RF-1 zone to the ARTS-2 zone.

The Property that is the subject of this petition consists of approximately 37,927 square feet of land area. The Property is generally bounded by residential properties and a public alley on the north, residential properties and a public alley to the south, a public alley (known as 9½ Street) to the east, and Vermont Avenue to the west. The Property is located in the RF-1 zone and is designated as Mixed-Use Moderate-Density Residential/Moderate-Density Commercial on the Future Land Use Map (“FLUM”) of the District of Columbia Comprehensive Plan. The petition proposed to rezone the Property to the ARTS-2 zone to make it consistent with the Property’s mixed-use designation on the FLUM. The ARTS-2 zone is intended to permit medium-density, compact mixed-use development, with an emphasis on residential development.

A Notice of Proposed Rulemaking was published in the *D.C. Register* on June 29, 2018, at 65 DCR 007075. In response the Commission received comments in support of the map amendment from both ANC 1B, which indicated it had no issues or concerns.

The Commission took final action at a public meeting on July 30, 2018 to adopt the map amendment as proposed.

The map amendment rezoning Square 361, Lot 827 from the RF-1 zone to the ARTS-2 zone shall become effective upon publication of this notice in the *D.C. Register*.


On June 7, 2018, upon the motion of Vice Chairman Miller, as seconded by Commissioner Shapiro, the Zoning Commission took **PROPOSED ACTION** to **APPROVE** the petition at the conclusion of the public hearing by a vote of **5-0-0** (Anthony J. Hood, Robert E. Miller, Peter A. Shapiro, Peter G. May, and Michael G. Turnbull to approve).

On July 30, 2018, upon the motion of Commissioner May, as seconded by Commissioner Shapiro, the Zoning Commission took **FINAL ACTION** to **APPROVE** the petition at its public meeting by a vote of **5-0-0** (Anthony J. Hood, Robert E. Miller, Peter A. Shapiro, Peter G. May, Michael G. Turnbull to approve).

In accordance with the provisions of 11-Z DCMR § 604.9, this Order shall become final and effective upon publication in the *DC Register*; that is on August 17, 2018.

BY THE ORDER OF THE D.C. ZONING COMMISSION

A majority of the Commission members approved the issuance of this Order.



ANTHONY J. HOOD
CHAIRMAN
ZONING COMMISSION



SARA A. BARDIN
DIRECTOR
OFFICE OF ZONING

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The full text of this Zoning Commission Order is published in the “Final Rulemaking” section of this edition of the *D.C. Register*.