

**Office Hours  
June 30<sup>th</sup>, 2005**

# ***JULYAN & JULYAN***

## **FACILITATOR'S REPORT *OFFICE HOURS AND SMALL GROUP MEETINGS***

### **OFFICE HOURS**

In addition to public community meetings and individual exchanges via phone, email, fax, etc., several smaller meetings were held to solicit input and perspectives from community members. After each public meeting, the facilitator scheduled and distributed notice of *Office Hours* at convenient locations near the GW campus. Individuals were encouraged to attend if they had questions, wanted to express their views, or simply felt more comfortable participating in a smaller, less public setting.

**June 30**

**Office Hours**

**1918 F Street, NW**

Community Facilitator David Julyan and EE&K's lead architect Matt Bell met with Mr. and Mrs. Ken Durnham. The Durnham's, who have lived in the Foggy Bottom area for over 20 years, reside in an area west of the campus where student rented townhouses share the blocks with non-student residents.

The Durnham's feel that GW does not do enough to inform or enforce off campus behavior standards for its students. Specifically, they object to not being able to make a single call to GW's "hotline" to report inappropriate noise and related "partying" activity and trigger a GW acceptance of the responsibility to resolve the matter quickly. They were also concerned about trash pickup and the need to instill in both GW and the off campus students that they have a responsibility to keep the neighborhood clean and peaceful for all.

**July 11**

**Office Hours**

**West End Library**

Community Facilitator David Julyan met with several community members including Diana Tai. Ms. Tai was primarily interested in what neighborhood amenities would be available for Square 54 and the proposed Town Center. Specifically, she encouraged the development of a good quality "food court" that would offer affordable and quality food as well as an inviting place to meet for both food and conversation. She saw this as a great forum for community and GW networking. In addition, she suggested that a meeting room off the food court and available to the community would help foster they type of use and interaction between the community and GW that can build a positive relationship.

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Ms. Tai also supported a coin operated laundry and the creative use of paths and walkways to make the environment pedestrian friendly.

August 2

Office Hours

State Plaza Hotel

Community Facilitator David Julyan and EE&K's lead architect Matt Bell met with Margaret Bekele, Ben Benson, and Enza Quargnali Benson. Ms. Bekele owns a small convenience store and nail salon on the west side of the campus and expressed concern for how local small businesses will be impacted by the proposed developments. She recognizes that her business will be impacted and wants to participate in the process and be kept informed of developments and opportunities to coordinate her plans for the future with GW's. Her views were similar to those expressed at the GW/FB Business Group meeting reported on below.

The Benson's have lived in the Foggy Bottom area for over 20 years and now spend about half the year here and half abroad. They are members of both the Foggy bottom Association and the FRIENDS and believe both groups fairly represent the views of the community. Their perspective is that relations with the community started to deteriorate about 10 years ago and have created "entrenched camps" on both sides. Breaking up those camps will be the key obstacle to future harmonious relations. They like living near the campus and are not personally confronted with problems of noise or rowdy student behavior, although they do understand and sympathize with neighbors for whom student housing and actions are sources of aggravation. They proposed regular meetings between GW and the community (specifically including ANC2A, FBA, FRIENDS, and business groups from the area) as a method to keep both a civil exchange among the parties and a process for resolving disputes.

August 23

Office Hours

State Plaza Hotel

Community Facilitator David Julyan and EE&K's lead architect Matt Bell held Office Hours, but no community members attended.

**SMALL GROUP MEETINGS**

An outreach effort was made to businesses, apartment houses, community groups, etc. to meet with them to discuss the Square 54 project and proposed development plan for the Foggy Bottom campus. Two meetings were held.

July 12

Foggy Bottom/West End Business Group

GW Hospital conference Room

Community Facilitator David Julyan and EE&K's lead architect Matt Bell met with approximately 15 small business owners who are organizing an area business group.

After explaining the current process, participants raised several issues. A primary concern was how local businesses might be included in plans for retail offerings at the proposed Town Center. Participants were given contact information for the Square 54 team. There was discussion regarding role of corporate vs. local businesses and a desire from the participants that they be kept informed (as well as considered for retail opportunities associated with the project) and that all development plans be coordinated with local companies.

The participants raised additional concerns including parking and garage locations.

### July 28

Jefferson House  
922 24<sup>th</sup> St., NW

Community Facilitator David Julyan and EE&K's lead architect Matt Bell met with approximately 20 residents from the Jefferson House. The discussion centered around two topics, the overall development plan for Square 54 and the Foggy Bottom campus, and the impact on any developments on Jefferson House residents.

Regarding the overall project, top priority issues were parking, garage locations, and including some GW use on Square 54. They also supported LEED and other "green" approaches to new buildings.

Most of the discussion focused on specific impact on Jefferson House residents. Their building sits directly across the street from Square 39, the proposed development site for the Cancer Center; a building likely to be proposed at a height of 110 to 130 feet. Most participants accepted that there would be development on the property, but wanted to get some issues and ideas "into the process." First, they view this location as a "gateway" view and path from Washington Circle into Foggy Bottom and worthy of consideration and treatment in designing developing Square 39. They would like to see the building located at the north end of the parcel and ensure and maintain landscaping toward the south end. They witness daily gridlock on 24<sup>th</sup> and emphasized the need for a traffic study to determine both the overall impact of proposed development and specifically, the impact on ambulances and emergency vehicles trying to get to GW Hospital. Some questioned locating the Cancer Center on Square 39. They did not oppose commercial development per se, but wondered if the operation of the cancer center would be compatible with the reality of traffic and access surrounding the site.

The group requested to be kept informed of the process and, as it became available, details and timelines for any construction on Square 39, reserving specific construction issues for a future discussion.