

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Office of Zoning



MEMORANDUM

OFFICE OF THE SECRETARY
ODAI
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To: Office of Documents and Administrative Issuance
From: Sharon S. Schellin *SS*
Secretary to the Zoning Commission
Date: October 9, 2008
Re: Publication for the Office of Zoning

Please publish the following in the *D.C. Register* on October 24, 2008:

1. Z.C. NoticeS of Filing for Case Nos.:
 - 08-25
 - 08-26
 - 08-27

Attachment

ZONING COMMISSION
District of Columbia

CASE NO. 08-25
EXHIBIT NO. 10

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ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA
NOTICE OF FILING
Z.C. Case No. 08-25
(Matthews Memorial Terrace LP & Matthews Memorial Church
Consolidate PUD and Related Map Amendment –
Square 5868, Lots 172, 1000, 1001, 1002, 1047, and 1050)
October 7, 2008

THIS CASE IS OF INTEREST TO ANC 8C

On September 26, 2008, the Office of Zoning received an application from Matthews Memorial Terrace LP and Matthews Memorial Church (the "Applicant") for approval of a consolidated planned unit development (PUD) and related amendment to the Zoning Map for the above-referenced property. The application was completed with their additional filing on October 7, 2008.

The property that is the subject of this application consists of Square 5868, Lots 172, 1000-1002, 1047, and 1050 in Southeast Washington, D.C. (Ward 8) in the Barry Farms neighborhood on a mid-block site bounded by Martin Luther King Jr. Avenue, S.E. to the west and Dunbar Road S.E. to the east. The property is currently zoned R-5-A. The site is currently improved with one two-story duplex, two three-story houses, one two-story house, and an asphalt parking lot.

The Applicant is proposing a rezoning to R-5-B in order to construct a four-story rental apartment building with modern amenities. The 100-unit apartment building will include 32 units of senior housing and 68 units of affordable housing. The project will also include a three-story community services center in an adjacent building that will contain a health clinic, a community room, a bookstore/café, and a dining room. The project will have a total density of 1.5 floor area ratio ("FAR") and a maximum height of 41.5 feet. There will be 50 underground parking spaces for the housing and 12 surface parking spaces for the community building.

For additional information, please contact Sharon S. Schellin, Secretary to the Zoning Commission at (202) 727-6311.