GOVERNMENT OF THE DISTRICT OF COLUMBIA
OFFICE OF PLANNING

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MEMORANDUM

TO: Mr. Fred L. Greene
F.L. Greene Associates, L.L.C.

FROM: Stephen Cochran, Zoning and Special Projects Planner

DATE: June 29, 2000

SUBJECT: Confirmation of Conversation Regarding Square 701

This is a follow-up to our conversation at the Office of Planning last week. I'm putting this in memo form since you have been tied up and unable to return my four subsequent phone calls.

It is my understanding that the Office of Zoning's calendar for the July 10 Zoning Commission meeting does not include consideration of setting-down Case No. 00-06. This has been confirmed by Alberto Bastida and by Andy Altman.

In our meeting at the Office of Planning (OP) last Thursday, you and I discussed that while OP was prepared to submit a report concerning set-down, we thought it would be in the best interests of the City and your clients to wait until the Fall before submission of such a report. You had said that while this seemed reasonable given our concerns, you would need to discuss this possibility with your client and would get back to me by last Friday or this past Monday.

As we discussed, deferring consideration will enable both the applicant and OP to have additional discussions concerning:

- The impact of GSA's decision on the DOT headquarters site – two options for which are adjacent to Square 701;
- The upcoming final report of May's Southeast Waterfront Workshop Team;
- The possibility of the applicant's exploration of housing-related covenants that might accompany a re-zoning of the Square;
- The possibility of OP's proposing interim re-zoning for the southeast waterfront area. This would replace the currently vested zoning until the completion of the year-long re-planning and re-zoning effort for the area that OP initiated this Spring.

I've discussed our conversation with Ellen McCarthy and Andy Altman. I emphasized that when you and I talked I stressed that OP had made no commitments about eventual position on the set-down for the case. Given the information available to me now it appears that you, Ellen and I agree that postponing the set-down hearing until the Fall will enable further consideration of

ZONING COMMISSION
CASE No. 00-06
EXHIBIT No. 10

ZONING COMMISSION
District of Columbia
CASE NO.00-06
EXHIBIT NO.10

some of the issues that could be impediments to a successful project on this site, as the project is currently framed.

I look forward to hearing from you at your convenience.

C: Ellen McCarthy
Andy Altman
Toni Griffin
Alberto Bastida