RECEIVED
OFFICE OF DOCUMENTS
AND ADMINISTRATIVE ISSUANCES
'00 MAR 23 A11:59

Government of the District of Columbia

OFFICE OF ZONING

441 4TH STREET, N.W.
SUITE 210
WASHINGTON, D.C. 20001
(202) 727-6311

March 23, 2000

MEMORANDUM

TO: Arnold R. Finlayson, Administrator
Office of Documents and Administrative
Issuances

FROM: Alberto P. Bastida, AICP
Secretary to the Zoning Commission

SUBJECT: Publication for the Office of Zoning

Please publish the following in the D.C. Register on **Friday, March ~~24~~ 31, 2000**:

1. Notice of Filing-Zoning Commission Case No. 00-06

Received By

3/23/00
Date

Attachments

ZONING COMMISSION
CASE No. 00-06
EXHIBIT No. 5

ZONING COMMISSION
District of Columbia
CASE NO.00-06
EXHIBIT NO.5

ZONING COMMISSION NOTICE OF FILING
Case No. 00-06
(Map Amendment for Square 701)

ANC-6B

On February 29, 2000, the Office of Zoning received an application from the consulting firm of Fred L. Greene Associates, L.L.C., on behalf of Willco Construction Company and various other owners of property in Square 701. The application requests the Zoning Commission for the District of Columbia to amend the Zoning Map of the District of Columbia from C-M-2 to C-3-C for lots 33-41, 48-61, 98-100, 103-105, 131-136, 144-147, 155-161, 167, 815-818, 822-824, and 828-830 in Square 701. Because these lots comprise the vast majority of lots within the square, the applicant is requesting that the entire square be rezoned to C-3-C.

Square 701 is bounded by M Street, SE to the north, N Street, SE to the south, First Street, SE to the east, and Half Street, SE to the west. The square is located immediately adjacent to the Southeast Metrobus Garage and has direct access to the Navy Yard/Southeast Federal Center Metrorail Station. The site is occupied by a variety of commercial and warehouse buildings, most of which are obsolete. The square also contains a few scattered residential structures, most being vacant and badly deteriorated.

The Comprehensive Plan Generalized Land Use Map designates Square 701 as appropriate for medium/high-density commercial and high-density residential. In addition, the square is located within a Development Opportunity Area as designated by the Comprehensive Plan. The proposed rezoning to C-3-C for the site appears to be consistent with the overall goal of achieving a balance of land uses within the Buzzard Point/Capitol Gateway area.

For additional information regarding this application, please contact the Office of Zoning at (202) 727-6311.