District of Columbia Housing Authority
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March 11, 2004

Carol Mitten
Chairperson, District of Columbia Zoning Commission
District of Columbia Office of Zoning
441 4th Street, NW
Suite 210 South
Washington, DC 20001

Re: Zoning Case No. 04-09: Request for Expedited Review and Processing of the Application of the District of Columbia Housing Authority to Rezone Lots 62, 63, 64 and 65 in Square 5869 from R-5-A to C-1

Dear Chairperson Mitten:

On Wednesday, March 10, 2004, the District of Columbia Housing Authority (the "Applicant" or "DCHA") filed an Application to rezone Lots 62, 63, 64 and 65 in Square 5869, which is located in the Barry Farm neighborhood of southeast Washington, D.C., from R-5-A to C-1.

The Applicant's Statement in Support of the Application, filed with the Application, thoroughly discusses the legal justification for the requested rezoning. As outlined in the Statement, the requested zoning map change will increase the permitted density and required mix of uses in the subject property. Specifically, the rezoning will permit a tax-exempt subsidiary of Toyota Motor Sales, U.S.A., Inc. ("Toyota") to provide a state-of-the-art automotive training center that will train its students for successful employment in the automotive repair industry on the subject property. The training center will also offer "life skills" training to help students secure and maintain entry-level employment after completing the program.

A Declaration of Covenants will be executed by the Applicant and Toyota that binds the parties, their successors, and their assigns to, among other things, construct and operate an automotive training center on the subject property, and hence guarantees that the use for which the rezoning is being requested will be binding in perpetuity for the benefit of DCHA.

ZONING COMMISSION
District of Columbia
CASE NO. 04-09
EXHIBIT NO. 12

ZONING COMMISSION
District of Columbia
CASE NO.04-09
EXHIBIT NO.12

In order to turn this wonderful plan into tangible benefits for residents of the District, the Applicant respectfully requests expedited review and processing of its application. A letter from Eric Price, the District's Deputy Mayor for Planning and Economic Development, supporting the application and also requesting expedited review and processing is attached hereto as Exhibit A. Expedited review and processing of the application is necessary since the underlying agreements providing for the construction of the automotive training facility impose deadlines for obtaining the necessary building permits for construction of the automotive training center. Moreover, the application should be expedited since, as highlighted in the Applicant's Statement, this application has substantial merit in the public interest; the issues involved in the matter are relatively straightforward, and few, if any modifications to the proposal are likely to be necessary; and the affected Advisory Neighborhood Commission ("ANC"), ANC 8C, and the District's Deputy Mayor for Planning and Economic Development support the rezoning.

Accordingly, the Applicant respectfully requests that the application is expeditiously referred to the Office of Planning; the Office of Planning file its preliminary report with the Office of Zoning no later than 10 days before April 12, 2004; the Zoning Commission determines at its public meeting on April 12, 2004 that the matter be set down for a public hearing and expeditiously schedule a date for public hearing.

We look forward to the Commission's consideration of this request. Should you have any questions or need additional information, please do not hesitate to contact Whayne S. Quin at 202.663.7274.

Sincerely,

Michael Kelly
Executive Director