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October 11, 2005

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VIA HAND DELIVERY

RECEIVED
D.C. OFFICE OF ZONING
2005 OCT 11 PM 2:36

Carol Mitten, Chairperson
District of Columbia Zoning Commission
441 4th Street, NW, Room 210
Washington, D.C. 20001

Re: Zoning Commission Case No. 04-35, The Salvation Army

Dear Chairperson Mitten:

Pursuant to instructions from the Zoning Commission in the above-captioned matter at its September 15, 2005 Public Meeting, The Salvation Army hereby submits revisions to its proposed building at Martin Luther King, Jr. Avenue and Morris Road, S.E.

Architecture

As the Commission can see from the enclosed drawings, the architecture of the project has become more straightforward and unified through the use of materials and by simplifying a number of design elements. The Army still believes that the project should make a statement as to the future of Anacostia and thus be a forward-looking building that becomes a centerpiece of the neighborhood's rebirth.

The project, however, is much more than "architecture". The Army's programs proposed here, along with its unique partnership with this community, are important elements that are needed to move this community forward. Thus, we urge the Commission to approve the revised project expeditiously.

Request for Oral Testimony

If the changes proposed in this submission do not address the Commission's concerns, the Army respectfully requests that the Commission open the record for oral testimony from the Applicant's architect so that he can have a dialogue with the Commission to help us better understand the remarks of the Commission members.

ZONING COMMISSION
District of Columbia
CASE NO. 04-35
EXHIBIT NO. 30

Conclusion

The Army firmly believes that the design presented in this submission is most appropriate for the site and the program. Most importantly, delivering this project to the community is critical and, as construction costs continue to escalate, every month of delay seriously hurts not only the project, but the Army's ability to fulfill the partnership it has forged with this community.

Sincerely yours,

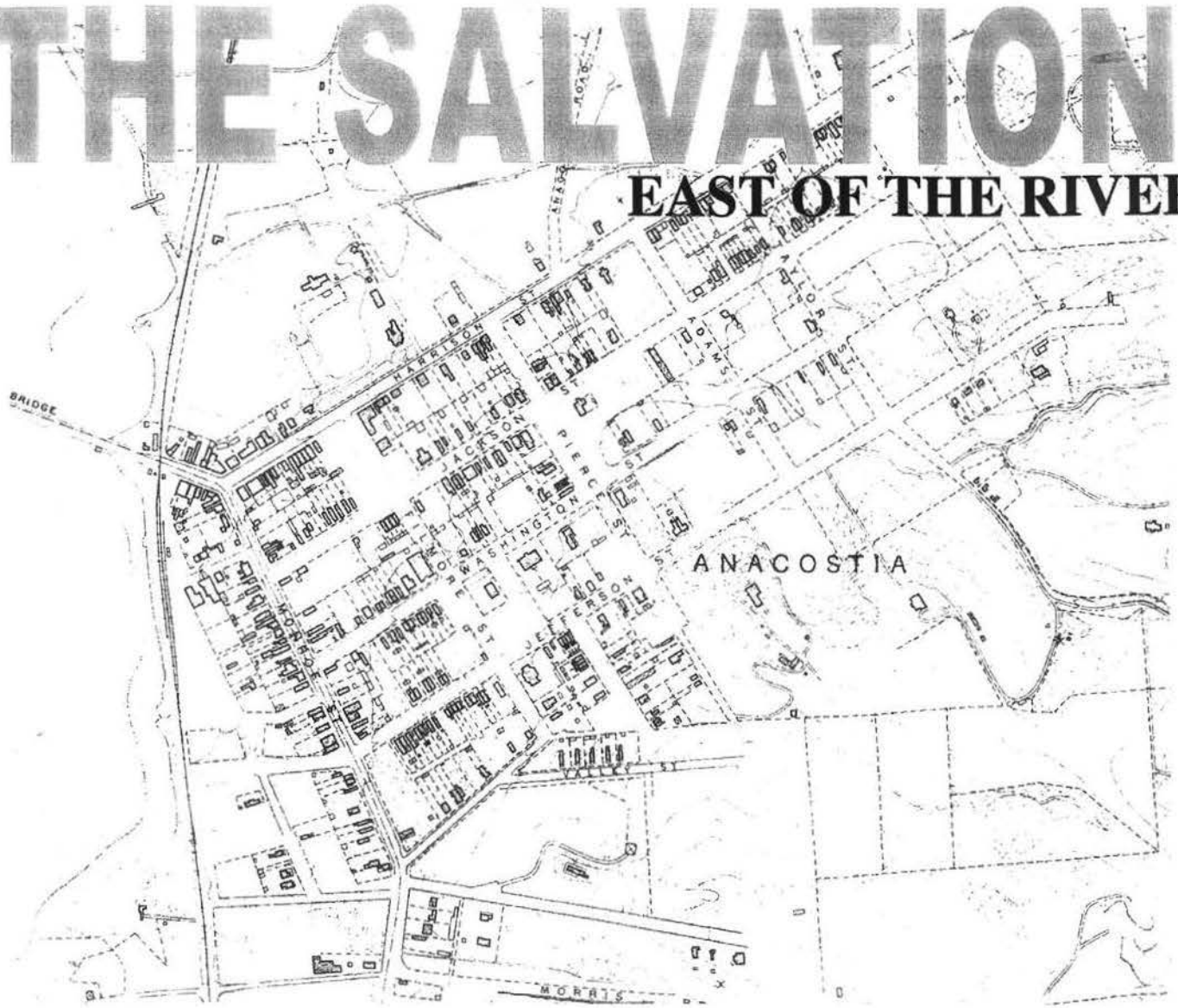


Phil Feola

cc: Ellen McCarthy, Office of Planning
Maxine Brown-Roberts, Office of Planning
ANC 8A
Colonel William Crabson

THE SALVATION ARMY

EAST OF THE RIVER CORPS CENTER



POST-HEARING SUBMISSION

OCTOBER, 2005

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October 11, 2005

Carol Mitten
Chairperson
District of Columbia Zoning Commission
441 4th Street, NW, Second Floor
Washington, D.C. 20001

Re Zoning Commission 04-35 The Salvation Army

Dear Chairperson Mitten,

Enclosed are exhibits showing design modifications to the Salvation Army East of the River Community Corps Center in response to comments by Zoning Commission members at the meeting of September 15, 2005. Also enclosed are diagrams expressing the basic design concepts for the building.

North Facade (Martin Luther King Jr. Avenue)

- Eliminated multi-colored glass and substituted clear
- Eliminated horizontal mullions in glass cross
- Simplified accent windows at corner bay, eliminated vertical slot windows
- Eliminated illuminated Salvation Army sign and substituted precast ornament built into and matching the masonry tower
- Eliminated second brick color and used only one color brick throughout
- Created retail signage options to enliven street
- Enlarged basic window openings and reduced to one type

East Facade (Morris Road)

- Eliminated multi-colored glass and substituted clear
- Eliminated horizontal mullions in glass cross
- Simplified accent windows at corner bay
- Changed direction of metal siding at south end consistent with direction of metal siding at corner bay
- Eliminated second brick color and used only one color brick throughout
- Enlarged basic window openings and reduced to one type

South Facade

- Eliminated second brick color and used only one color brick throughout
- Changed direction of metal siding consistent with direction of metal siding at corner bay
- Introduced typical windows in metal siding; eliminated vertical slot windows
- Eliminated balcony

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West facade

- Eliminated illuminated Salvation Army sign and substituted precast ornament built into and matching the masonry tower
- Eliminated second brick color and used only one color brick throughout
- Eliminated single window on façade
- Squared off wall to conceal sloped roof at south end
- Extended brick wall along angle of property line to eliminate court at party wall

Building color hues have been subdued and the brick color has been softened.

The concept diagrams indicate a basic brick building with a superimposed glass and metal bay at the intersection at Martin Luther King Avenue and Morris Road. This bay marks the prominent intersection, the sanctuary and the retail below and underscores the Center's mission.

On the north, the retail entrances are enlivened with appropriate signage and canopies. The adult entrance is marked by the vertical stair shaft.

On the east, the building turns away from the street opening to the southern exposure and the neighbors to the south. The horizontal metal siding at the curve emphasizes this movement architecturally. Playful low walls of yellow tile mark the children's entrance to the Day Care Center.

The facade on Martin Luther King Jr. Avenue is composed of fewer parts to create an institutional and commercial scale.

The facade on Morris Road is composed of a greater number of parts to create an appropriately residential scale.

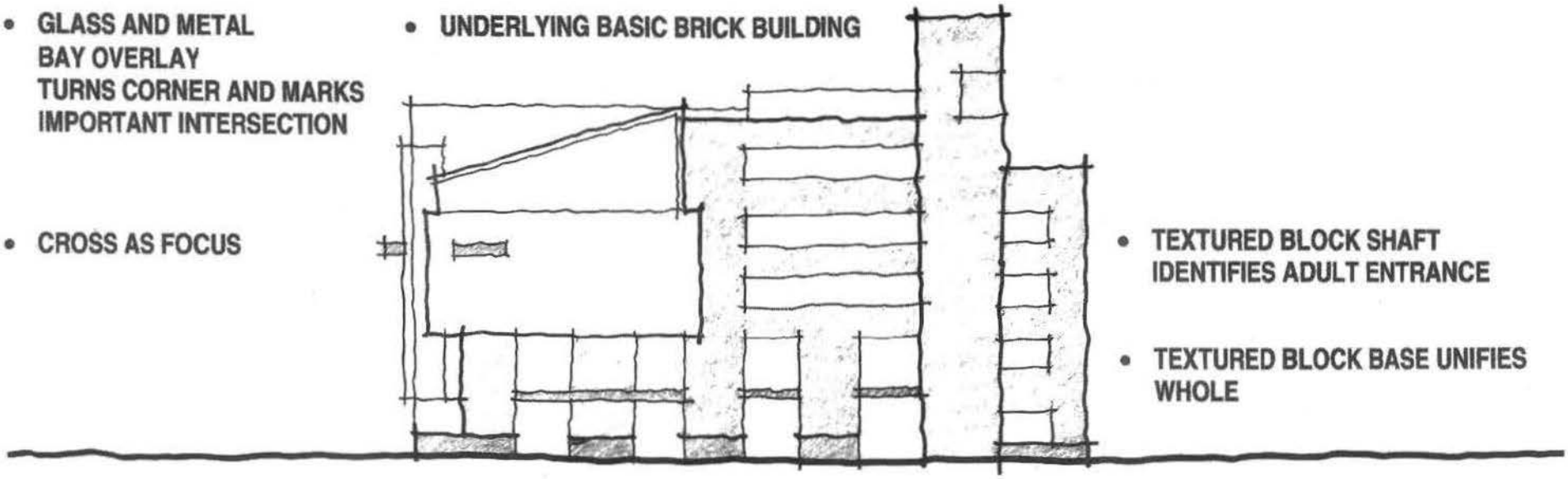
The building design is intended to create a strong identity for the Salvation Army and its mission and to project a forward looking optimistic image for the future.

Sincerely,

Colden Florance

Colden Florance, FAIA

- GLASS AND METAL BAY OVERLAY TURNS CORNER AND MARKS IMPORTANT INTERSECTION
- UNDERLYING BASIC BRICK BUILDING
- CROSS AS FOCUS



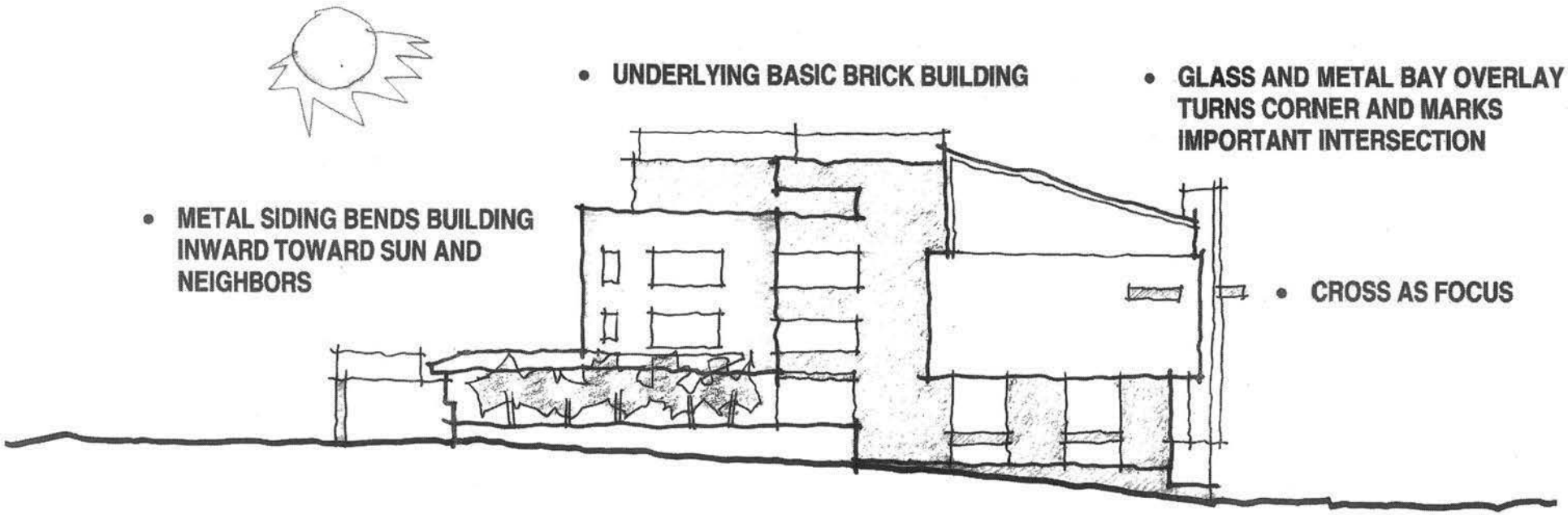
- TEXTURED BLOCK SHAFT IDENTIFIES ADULT ENTRANCE
- TEXTURED BLOCK BASE UNIFIES WHOLE
- RETAIL AND SANCTUARY IDENTITY
- ADULT AND AFTER SCHOOL IDENTITY

- **INSTITUTIONAL / COMMERCIAL SCALE ON MLK, JR AVENUE**

NORTH

CONCEPT DIAGRAM

MARTIN LUTHER KING JR. AVE



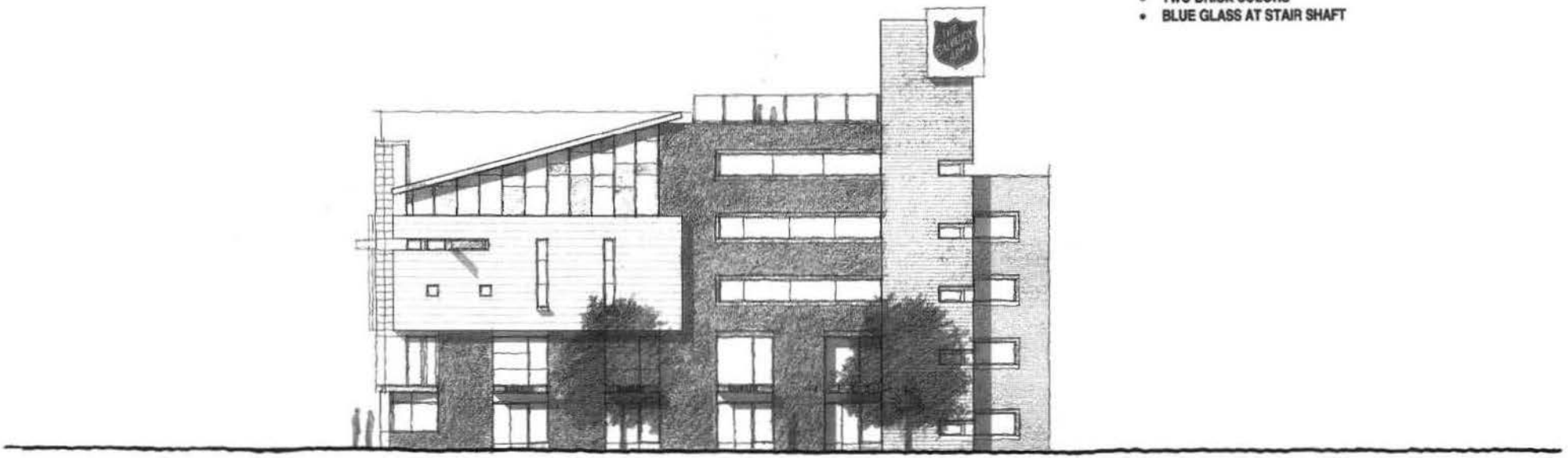
• **RESIDENTIAL SCALE ON MORRIS ROAD**

EAST

CONCEPT DIAGRAM

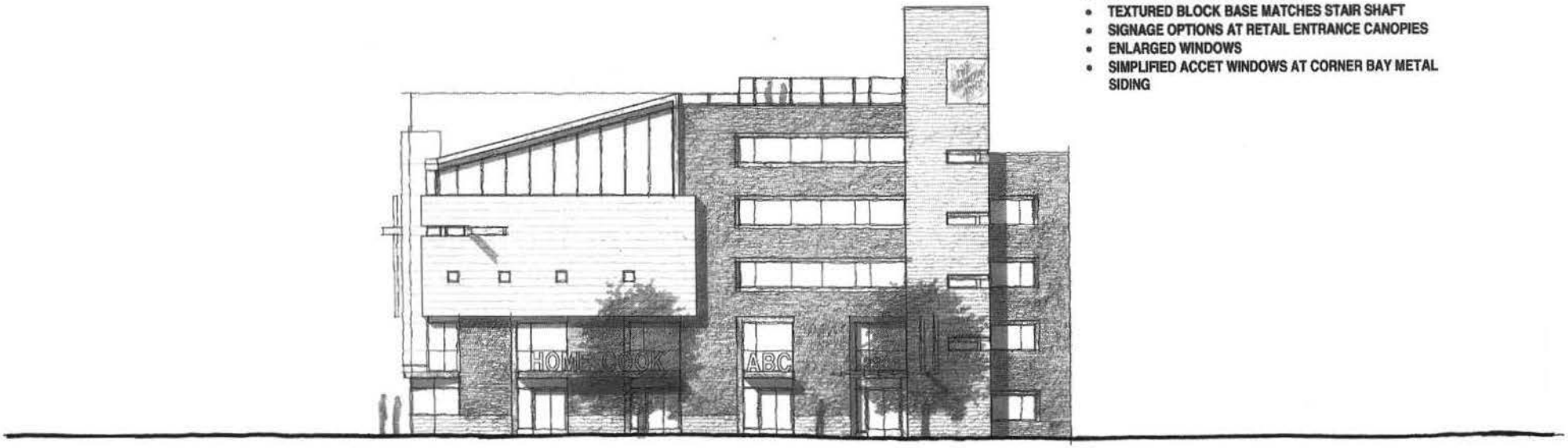
MORRIS ROAD

- MULTI-COLOR GLASS IN CLERESTORY
- VERTICAL/HORIZONTAL MULLIONS IN CLERESTORY
- HORIZONTAL MULLIONS AT CROSS MEMBER
- ILLUMINATED METAL SIGN
- TWO BRICK COLORS
- BLUE GLASS AT STAIR SHAFT



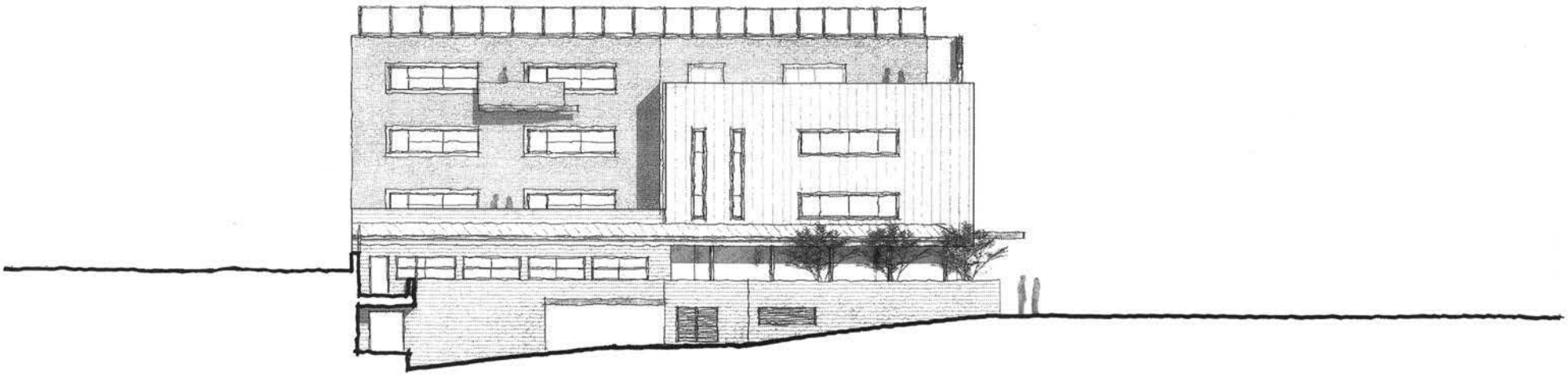
NORTH ELEVATION - BEFORE

- CLEAR GLASS IN CLERESTORY
- VERTICAL MULLIONS ONLY IN CLERESTORY
- NO HORIZONTAL MULLIONS AT CROSS MEMBER
- PRECAST CONCRETE ORNAMENT TO MATCH TEXTURED BLOCK
- ONE MUTED BRICK COLOR
- CLEAR GLASS AT ALL WINDOWS
- TEXTURED BLOCK BASE MATCHES STAIR SHAFT
- SIGNAGE OPTIONS AT RETAIL ENTRANCE CANOPIES
- ENLARGED WINDOWS
- SIMPLIFIED ACCET WINDOWS AT CORNER BAY METAL SIDING



NORTH ELEVATION - AFTER

- TWO BRICK COLORS
- VERTICAL DIRECTION OF JOINTING AT METAL SIDING
- VERTICAL AND HORIZONTAL WINDOWS AT METAL SIDING
- BALCONY



SOUTH ELEVATION - BEFORE

- ONE MUTED BRICK COLOR
- HORIZONTAL DIRECTION OF JOINTING AT METAL SIDING CONSISTENT WITH CORNER BAY
- TYPICAL WINDOWS AT METAL SIDING
- NO BALCONY



SOUTH ELEVATION - AFTER

- MULTI-COLOR GLASS IN CLERESTORY
- VERTICAL/HORIZONTAL MULLIONS IN CLERESTORY
- HORIZONTAL MULLIONS AT CROSS MEMBER
- TWO BRICK COLORS



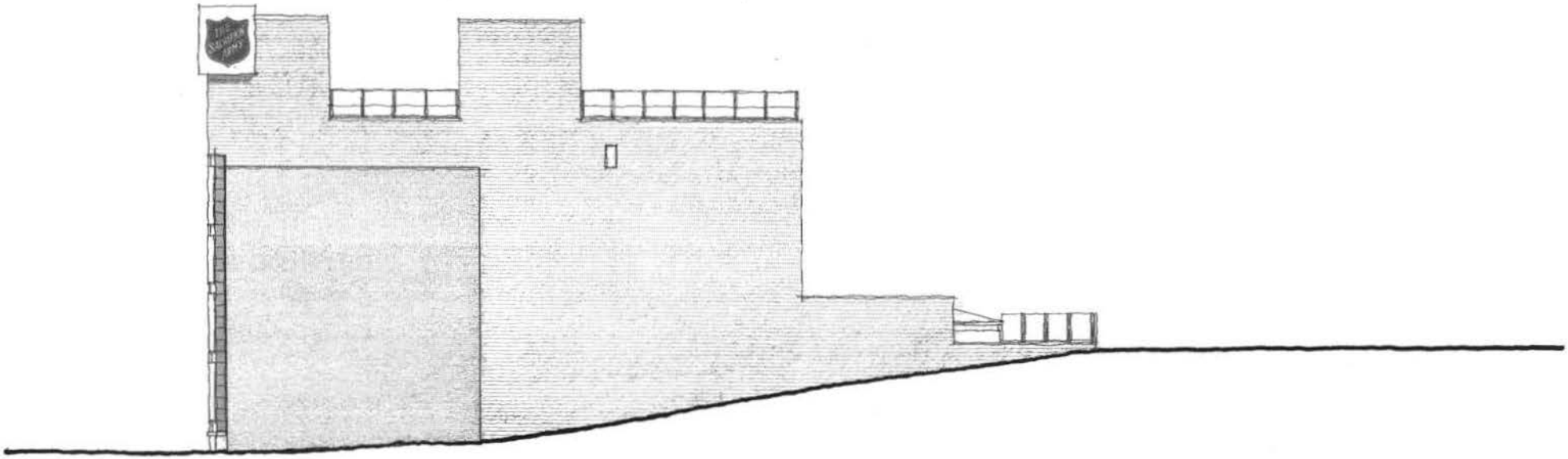
EAST ELEVATION - BEFORE

- CLEAR GLASS IN CLERESTORY
- VERTICAL MULLIONS ONLY IN CLERESTORY
- NO HORIZONTAL MULLIONS AT CROSS MEMBER
- ONE MUTED BRICK COLOR
- CLEAR GLASS AT ALL WINDOWS
- TEXTURED BLOCK BASE
- ACCENT WINDOWS AT STAIR SHAFT
- SIMPLIFIED ACCENT WINDOWS AT CORNER BAY METAL SIDING
- TYPICAL WINDOWS AT METAL SIDING



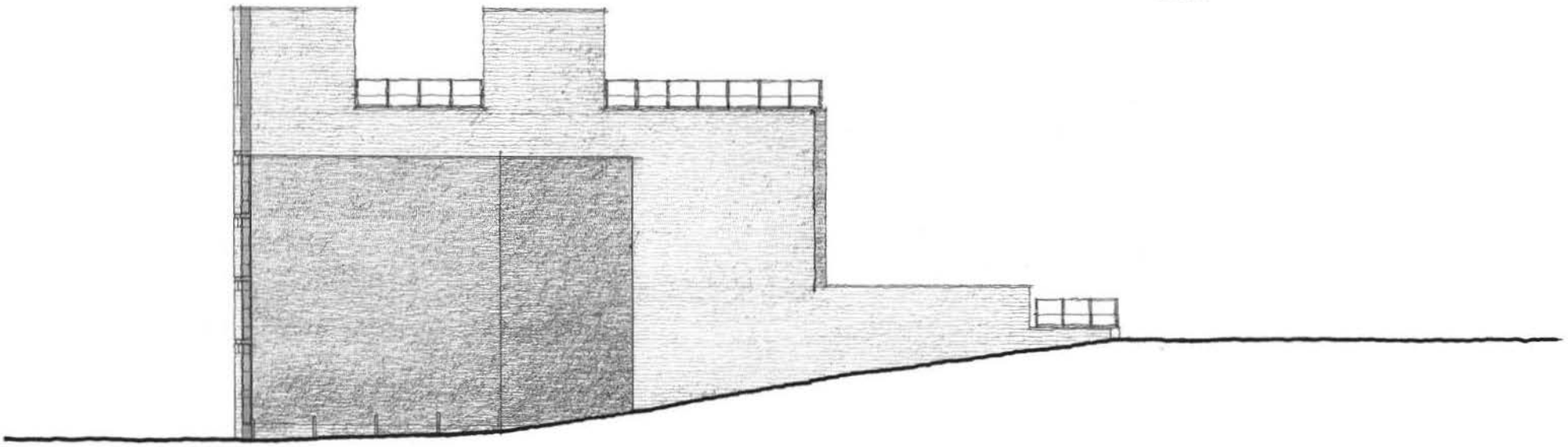
EAST ELEVATION - AFTER

- ILLUMINATED METAL SIGN
- TWO BRICK COLORS
- SINGLE WINDOW AT FAÇADE
- VISIBLE PROFILE OF SLOPED ROOF



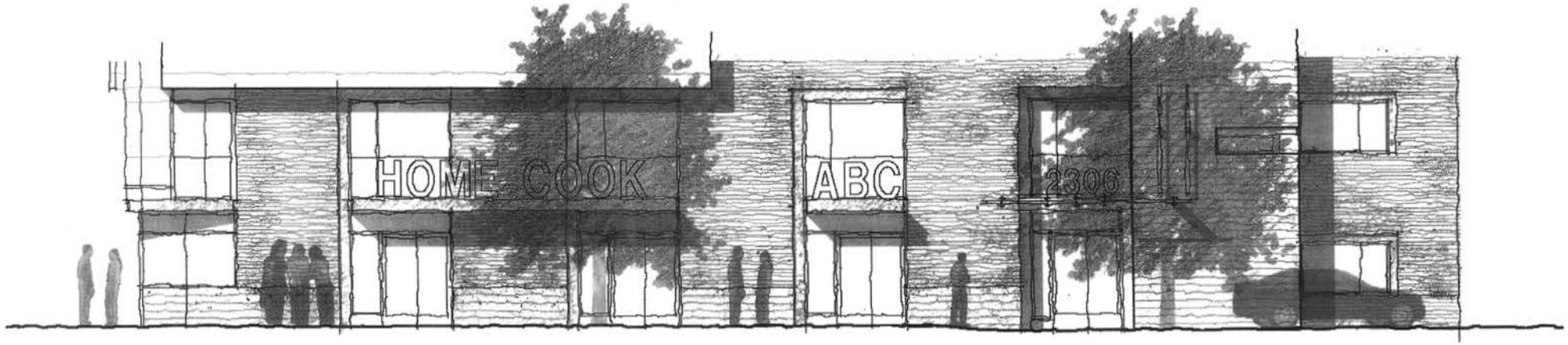
WEST ELEVATION - BEFORE

- PRECAST CONCRETE ORNAMENT TO MATCH TEXTURED BLOCK
- ONE MUTED BRICK COLOR
- ELIMINATE SINGLE WINDOW AT FAÇADE
- SQUARE OFF WALL TO CONCEAL SLOPED ROOF BEYOND

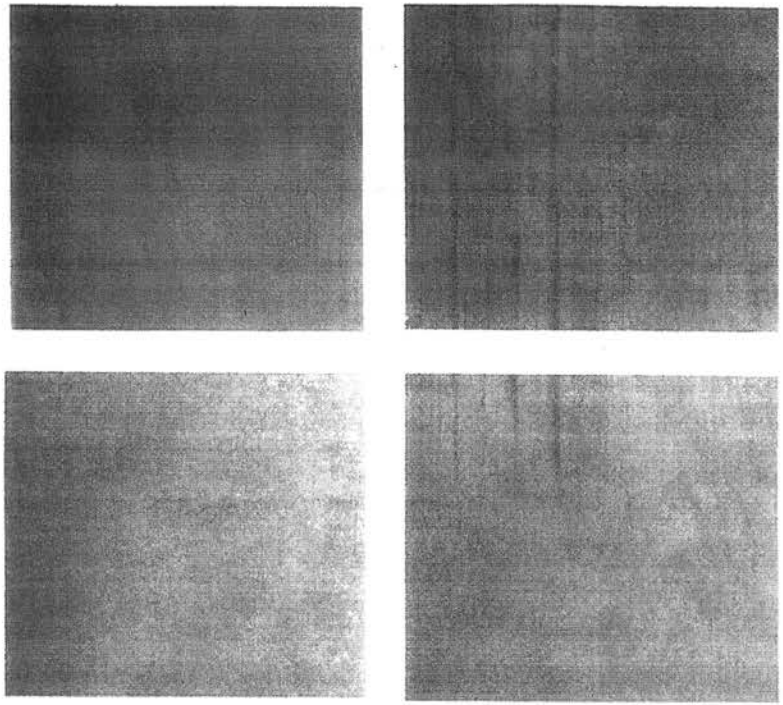


WEST ELEVATION - AFTER

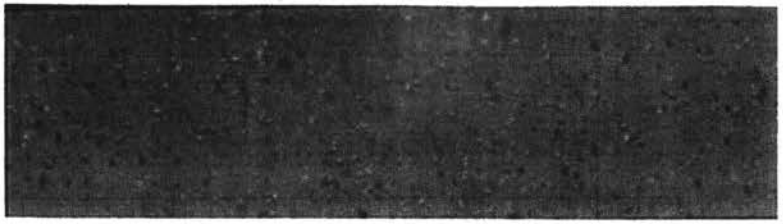
- ONE MUTED BRICK COLOR
- CLEAR GLASS AT ALL WINDOWS
- TEXTURED BLOCK BASE MATCHES STAIR SHAFT
- SIGNAGE OPTIONS AT RETAIL ENTRANCE CANOPIES



STREET LIFE ALONG MARTIN LUTHER KING JR AVENUE



MULTI-COLOR GLASS FOR
CHAPEL CLERESTORIES

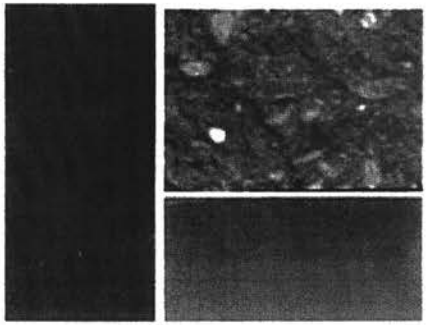


COLOR #1 BRIGHT FACE BRICK

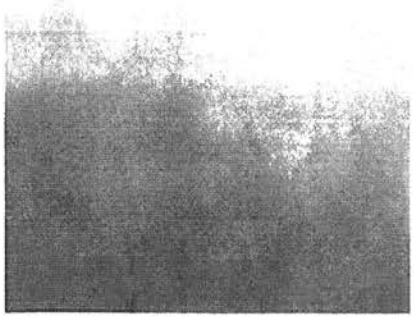


COLOR #2 FACE BRICK

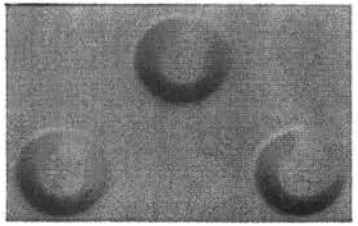
TEXTURED BLOCK



PAINTED STEEL COLORS



METAL SIDING



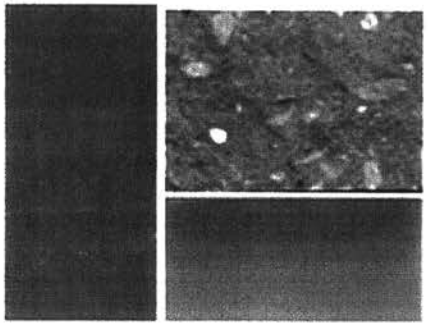
CERAMIC TILE WALL AT
CHILD CARE ENTRANCE

BUILDING MATERIALS BEFORE

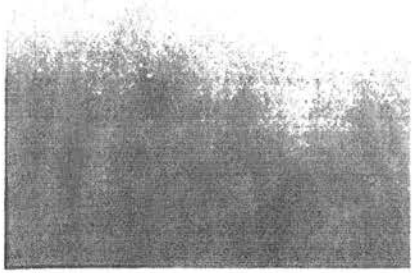


COLOR #1 MUTED FACE BRICK

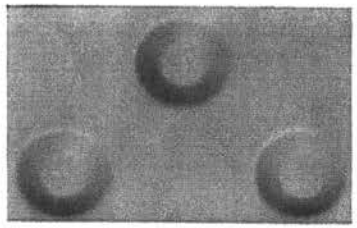
TEXTURED BLOCK



PAINTED STEEL COLORS



METAL SIDING



CERAMIC TILE WALL AT
CHILD CARE ENTRANCE