

CAPITOL HILL GROUP

700 Constitution Avenue, NE Washington, D C 20002 Telephone No (202) 675-0400 Facsimile (202) 675-0411

HAND-DELIVERED

March 21, 2006

Government of the District of Columbia
Office of Zoning
441 4th Street, N.W., Suite 200-S
Washington, D C 20001
Attn. Ms. Sharon S. Schellin, Acting Secretary

Ms Ellen McCarthy, Director
Government of the District
of Columbia
Office of Planning
801 North Capitol St., NE
Washington, DC 20002

RECEIVED
DC OFFICE OF ZONING
2006 MAR 21 PM 3:59

Re. Case No. ZC-05-34, Map Amendment @ Square 895, Lot 76

Dear Ms Schellin and Ms McCarthy

Please find enclosed copies of a petition signed by a number of residents of Capitol Hill supporting the development of the above referenced property as proposed As you are probably aware, the proposed development was granted conceptual approval by the District of Columbia Historic Preservation Review Board on February 23, 2006.

Please be advised that these signatures were gathered during a very brief canvass of the neighborhood during one recent weekend This support stands in stark contrast to the contention of the opponents of the proposed development that the neighborhood is unanimous in its opposition to the proposed development

Sincerely yours,


Capitol Hill Group
Peter C Shin, President

cc: Carol J. Mitten, Chairman
Anthony Hood, Vice-Chair
Commissioner Gregory N Jeffries
Commissioner Kevin Hildebrand
Commissioner John Parsons

THE COMMISSION
District of Columbia
ZONING COMMISSION
Case 05-34
CASE NO. 05-34
EXHIBIT NO. 37
37

1. MESERET TEKLEHAIMANOT Meseret Teklehaimanot
Print Name Signature
- 706 C St N.E. WASH D.C. 20002
Address
2. Myung Gyo Jung [Signature]
Print Name Signature
- 307 8th Street NE. Washington, DC 20002
Address
3. MIRAH YUN [Signature]
Print Name Signature
- 601 MASS AV NE Washington, DC. 20002
Address

4 MEBRATH HAGOS Mbrath Hagos
Print Name Signature

706 C St. NE DC 20002
Address

5 William S. Lowe William S. Lowe
Print Name Signature

712 - C St. N.E. D.C. 20002
Address

6 Lamine Sima Lamine Sima
Print Name Signature

315, 892 St. NE
Address

7 NAYAB ALI Nayab Ali
Print Name Signature

8 TINNIC CUNNINGHAM Tinnic Cunningham
Address 619 C St NE

Print Name Signature

9 GRACE SHOUHUMI G G Shouhumi
Address NE Wash

245-8th St, DC 20002.
Print Name Signature

Address

Print Name Signature

Address

March 6, 2006

District of Columbia
Office of Planning
801 North Capitol Street, N E.
Washington, D C

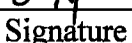
Dear Sirs

We, the undersigned residents of Capitol Hill, do hereby indicate our support for the proposed condominium development of Square 895, located at 700 Constitution Avenue, NE, as conceptually approved by the DC Historic Preservation Review Board on February 23, 2006

We believe that the drawings we have reviewed, attached hereto, represent a significant improvement over the existing structures. It is our understanding, however, that these buildings cannot be built as planned if the contemplated downzoning of the site by the DC Zoning Commission goes forward

If the property is downzoned, the most probable outcome will be that the existing buildings will remain as non-conforming structures and will either continue in their current institutional use and/or be converted to apartments, and result in (1) the unattractive current buildings remaining on the site for many years to come and (2) a substantial worsening of the currently problematic parking situation since the developer will not be able to provide the 1 1 1 parking ratio contemplated by the approved plans.

For the foregoing reasons, I urge the Zoning Commission to deny the requested downzoning and allow the proposed condominiums to be developed as approved by HPRB

1	Kurt Collins	
	Print Name	Signature
	326 8th St. NE #102	
	WPC 20002	
	Address	
2*	JAMES WUNDEROTTER	
	Print Name	Signature
	424 5TH ST NE	
	Address	
3	JAMES BUCKSON	
	Print Name	Signature
	1349 S. CAROLINA AVE	
	Address	

4

Alicia Martinez

Print Name

Alicia Martinez

Signature

268 154a St SE, WDC 20003

Address

Print Name

Signature

Address

Print Name

Signature

Address

Print Name

Signature

Address

Print Name

Signature

Address

Print Name

Signature

Address

Print Name

Signature

Address

March 6, 2006

District of Columbia
Office of Planning
801 North Capitol Street, N.E
Washington, D.C.

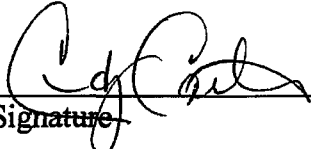
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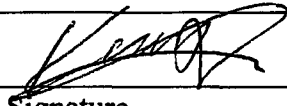
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If the property is downzoned, the most probable outcome will be that the existing buildings will remain as non-conforming structures and will either continue in their current institutional use and/or be converted to apartments, and result in. (1) the unattractive current buildings remaining on the site for many years to come and (2) a substantial worsening of the currently problematic parking situation since the developer will not be able to provide the 1.1:1 parking ratio contemplated by the approved plans

For the foregoing reasons, I urge the Zoning Commission to deny the requested downzoning and allow the proposed condominiums to be developed as approved by HPRB

1 Cindy Carter 
Print Name Signature
1342 Constitution Ave NE Washington DC
Address

2 Martha J. Cobb 
Print Name Signature
5129 Sargent Rd. N.E #406
Wash. D.C. 20017
Address

3 Mal Deok Kim 
Print Name Signature
400 Massachusetts Ave #100 NW Washington DC.
Address

4 Ch. WONGJUNG [Signature]
Print Name #1001 Signature

100 Massachusetts Ave NW DC 20001
Address

5 Charles Salvo [Signature]
Print Name Signature

1321 Corbu Pl NE 20002
Address

Print Name Signature

Address

Print Name Signature

Address

Print Name Signature

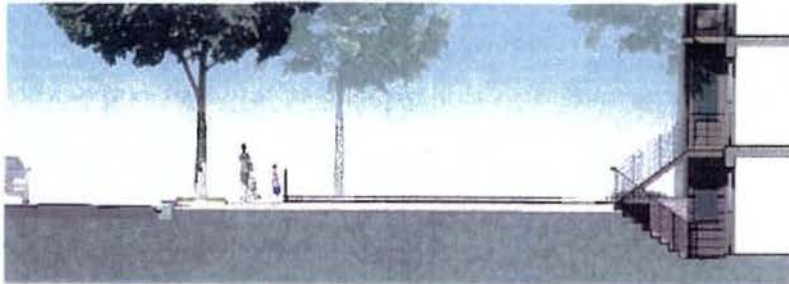
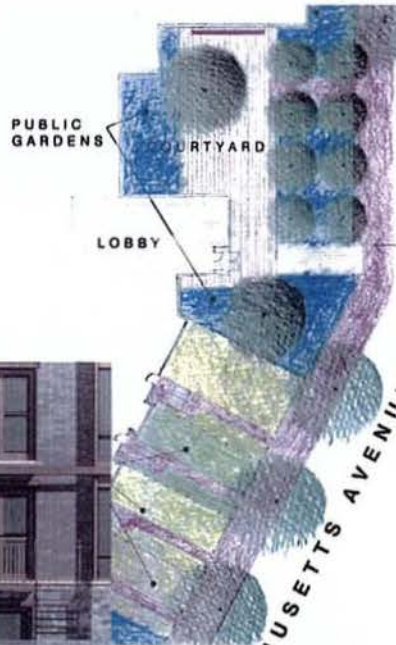
Address

Print Name Signature

Address

Print Name Signature

Address



CAPITOL HILL HOSPITAL CONDOMINIUMS

WASHINGTON, DC

OWNER / DEVELOPER
CAPITOL HILL GROUP

ARCHITECT
SHALOM BARANES ASSOCIATES, P.C.

DRAWING INDEX

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CAPITOL HILL HOSPITAL, N.E.

WASHINGTON, D.C.

January 26, 2006

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CAPITOL HILL GROUP

H.P.R.B. CONCEPT SUBMISSION

shalom baranes associates architects

Cover Sheet --



CAPITOL HILL HOSPITAL, N.E.

WASHINGTON, D.C.

January 26, 2006

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CAPITOL HILL GROUP

H.P.R.B. CONCEPT SUBMISSION

shalom baranes associates

architects

Site Photos

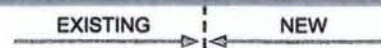
S2



South Elevation



West Elevation



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WASHINGTON, D.C.

January 26, 2006

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shalom baranes associates

architects

Street Elevations

A2



PROPOSED - EAST ELEVATION

CAPITOL HILL HOSPITAL, N.E.

CAPITOL HILL GROUP

shalom baranes associates architects

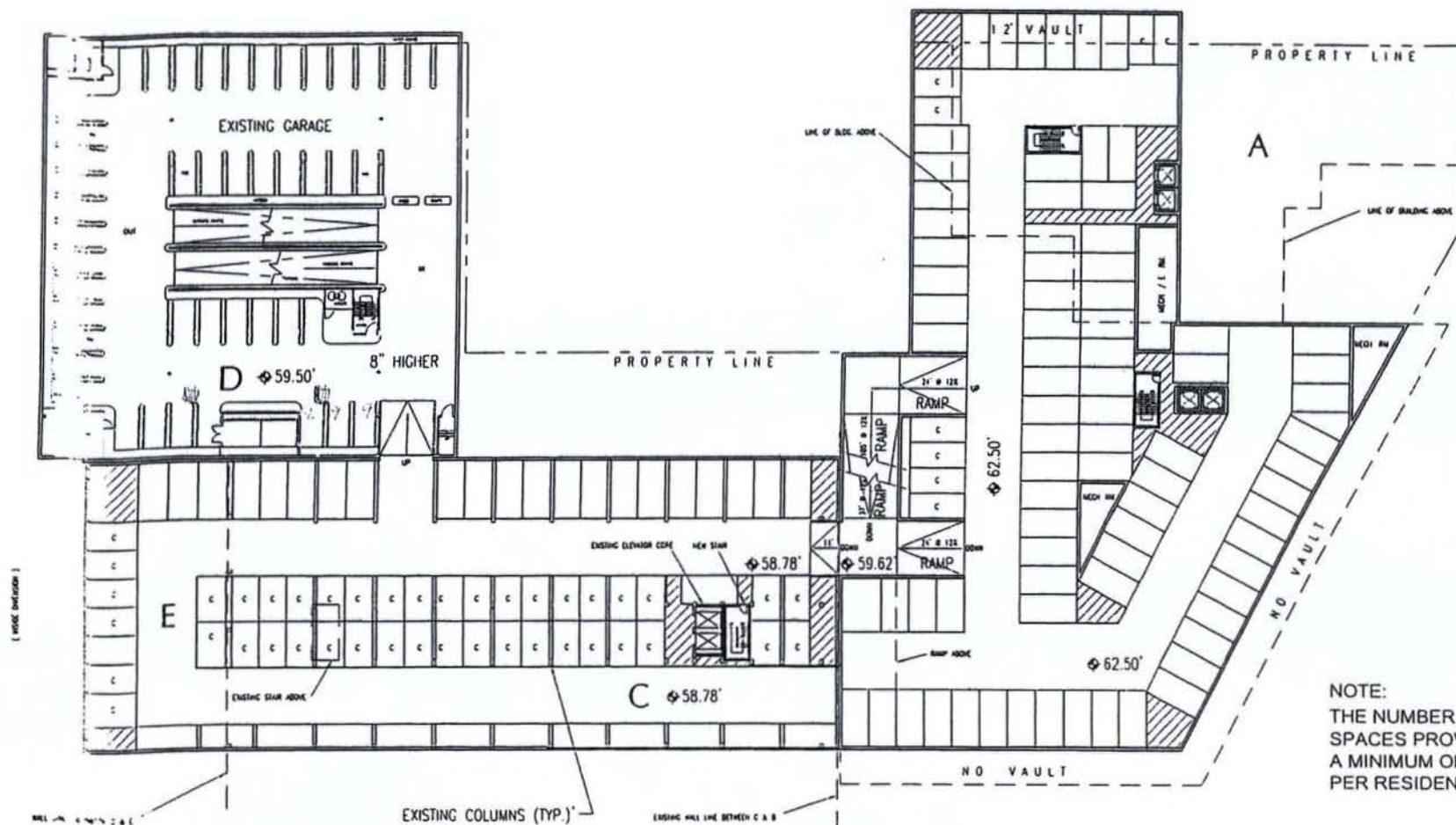
WASHINGTON, D.C.

January 26, 2006

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H.P.R.B. CONCEPT SUBMISSION

Street Elevations **A3**



NOTE:
THE NUMBER OF PARKING
SPACES PROVIDED WILL BE
A MINIMUM OF 1.1 SPACE
PER RESIDENTIAL UNIT.



PITO HILL HOSPITAL, N. E. WASHINGTON, D. C.

HPRB CONCEPT SUBMISSION

B-2 FLOOR PLAN

A6

601 HILL HOSPITAL

1"=40'-0" | 24 February 2005 | copyright, © 2004 sba, pc

shalom baranes associates

architects