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July 8, 2014

VIA HAND DELIVERY

Anthony Hood  
Chairperson  
D C. Zoning Commission  
441 4th Street, NW, Suite 210  
Washington, DC 20001

**Re: Z.C. Case No. 14-05: Petition of Forest City Washington  
Text Amendment to Section 1803 of the Zoning Regulations**

Dear Chairman Hood and Members of the Commission

At the Commission's June 9, 2014 regular public meeting, the Commission voted 5-0-0 to set down the above-referenced text amendment, as revised by the Office of Planning, for a public hearing

As indicated by OP at the public meeting, the Applicant is amenable to OP's revised text. At the public meeting, the Commission raised minor questions regarding the proposed height, the proposed third entrance to the Metro station, ground-floor design, and affordable housing that were generally addressed by the Office of Planning

Prior to the public hearing, the Applicant will provide the additional information requested regarding the potential range of housing units and affordable housing units that will result from the text amendment, as well as additional information on overall affordable housing commitment for the entirety of The Yards development

Enclosed is a check for \$1,300, which represents the hearing fee for this matter

We look forward to the discussion of this amendment at an upcoming public hearing.

Sincerely yours,



Phil Feola

  
David Avitabile  
David Avitabile

Enclosures

cc Ramsey Meiser

ZONING COMMISSION  
District of Columbia

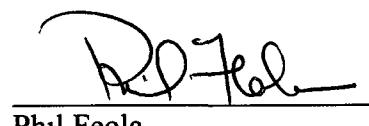
14-05

**CERTIFICATE OF SERVICE**

I hereby certify that on July 8, 2014, a copy of this letter was delivered by hand or electronic mail to the following

Brandice Elliott  
D C Office of Planning  
1100 4<sup>th</sup> Street, SW, Suite E650  
Washington, DC 20024

ANC 6D  
1101 4<sup>th</sup> Street SW, Suite W130  
Washington, DC 20024



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Phil Feola

**BEFORE THE ZONING COMMISSION  
OF THE DISTRICT OF COLUMBIA**

**FORM 116 – HEARING FEE CALCULATOR**

Pursuant to §3041 of DCMR Title 11, the following hearing fees shall be paid when the Zoning Commission schedules a public hearing on a petition or application. In the case of a petition or application combining two (2) or more actions on this form, the fee charged shall be the greatest of all the fees computed separately. Please show ALL computations.

A department, office, or agency of the Government of the District of Columbia is not required to pay a hearing fee where the property is owned by the agency and the property is to be occupied for a government building or use.

PLEASE COMPLETE, SIGN, AND RETURN THIS FORM WITH PAYMENT TO THE OFFICE OF ZONING.

**MAP AMENDMENT**

**Pursuant to §3041.1 of DCMR Title 11, if the Commission schedules a public hearing on a petition or application for an amendment to the Zoning Map, prior to advertisement of the hearing, the petitioner/applicant shall pay a hearing fee in accordance with the following schedule:**

Petition or Application for Rezoning to any:	Fee	Unit	Total
R-1, R-2, or R-3 District, for each acre (43,560 ft <sup>2</sup> ) or part of an acre	\$650.00		
R-4 or R-5-A District, for each acre (43,560 ft <sup>2</sup> ) or part of an acre	\$1,625.00		
R-5-B District, for each acre (43,560 ft <sup>2</sup> ) or part of an acre	\$3,250.00		
R-5-C, R-5-D, or R-5-E District, for each acre (43,560 ft <sup>2</sup> ) or part of an acre	\$6,500.00		
SP, W, or CR District, for each 20,000 ft <sup>2</sup> or part of that area	\$2,600.00		
C-1 or C-2 District, for each 10,000 ft <sup>2</sup> or part of that area	\$1,625.00		
C-3, C-4, or C-5 District, for each 10,000 ft <sup>2</sup> or part of that area	\$3,250.00		
C-M or M District, for each 20,000 ft <sup>2</sup> or part of that area	\$2,600.00		
<b>TOTAL</b>			

<b>Notes:</b>	<ul style="list-style-type: none"> <li>For any overlay district, the fee shall be computed in accordance with the requirement for the underlying zone</li> <li>The maximum hearing fee for rezoning to any Residence District (R-1, R-2, R-3, R-4, or R-5) is \$65,000</li> <li>For an application that proposes rezoning to more than one (1) zone district or is in the alternative, the fee shall be the total of the amounts for the area devoted to each proposed district or alternative computed separately</li> <li>A "part of an acre" or "part of that area" should be rounded to the next whole number</li> </ul>
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**TEXT AMENDMENT**

**Pursuant to §3041.3 of DCMR Title 11, if the Commission schedules a public hearing on a petition for an amendment to the text of the Zoning Regulations, prior to the advertisement of the hearing, the petitioner shall pay a hearing fee in accordance with the following schedule**

Petition	Fee	Unit	Total
Each section proposed to be added, deleted, or amended	\$325.00	4	\$1,300
<b>TOTAL</b>			<b>\$1,300</b>

<b>Note</b>	<ul style="list-style-type: none"> <li>The maximum hearing fee for a text amendment to the Zoning Regulations is \$1,300</li> </ul>
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**PLANNED UNIT DEVELOPMENT (PUD), AIR SPACE DEVELOPMENT, OR ANY OTHER REVIEW OF A SPECIFIC SITE PLAN OR BUILDING PLAN**

**Pursuant to §3041.4 of DCMR Title 11, if the Commission schedules a public hearing on an application for approval of a planned unit development, air space development, or any other action where review of a specific site plan or building plan is required, prior to the advertisement of the hearing, the applicant shall pay a hearing fee in accordance with the following schedule:**

Application	Fee	Unit	Total
For each 100 ft <sup>2</sup> of gross floor area (GFA), or part thereof, included in the application devoted to dwelling units, and the immediate area needed to serve that dwelling unit (Maximum of \$65,000)	\$7.00		
For each 100 ft <sup>2</sup> of GFA, or part thereof, included in the application devoted to any use other than a dwelling unit and the immediate area needed to serve that dwelling unit	\$13.00		
<b>TOTAL</b>			

<b>Note.</b>	<ul style="list-style-type: none"> <li>There is no charge for the hearing on the second stage of a two-stage PUD application</li> <li>A "part thereof" should be rounded to the next whole number</li> </ul>
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PLEASE CONTINUE TO SIDE TWO OF THIS FORM

## FORM 116 – HEARING FEE CALCULATOR – Side 2

MODIFICATION TO AN APPROVED PUD, AIR SPACE DEVELOPMENT, OR ANY OTHER REVIEW OF A SPECIFIC SITE PLAN OR BUILDING PLAN

**Pursuant to §3041.6 of DCMR Title 11, if the Commission schedules a public hearing on an application for a modification to an approved planned unit development, air space development, or any other review of a specific site or building plan, prior to the advertisement of the hearing, the applicant shall pay a hearing fee in accordance with the following schedule**

Request for Modification	Fee	Total
Modification to a previously approved case	26% of original hearing fee or \$1,300, whichever is greater	
TOTAL		

### APPLICATION/ FEE OF PETITION

**Pursuant to §3041.4 of DCMR Title 11, in the case of a petition or application combining two (2) or more actions on this form, the fee charged shall be the greatest of all the fees computed separately. Below, please list the total fee for each action requested and enter the fee of the greatest fee calculated.**

Type of Petition/Application	Total
Map Amendment	
Text Amendment	\$1,300
PUD, air space development, or any other review of a specific site plan or building plan	
Modification to an approved PUD, air space development, or any other review of a specific site or building plan	
GREATEST OF CALCULATED FEES	\$1,300

### FEE OF CAMPUS PLAN/FURTHER PROCESSING OF CAMPUS PLAN

**Pursuant to §3180 of DCMR Title 11, if the Commission schedules a public hearing on an application for a campus plan or further processing of a campus plan, prior to the advertisement of the hearing, the applicant shall pay a hearing fee in accordance with the following schedule:**

Application	Fee	Unit	Total
Processing of a new or revised campus plan for a college or university use	\$6,500		
Review of a specific building or use within an approved campus plan	\$3,250		
TOTAL			

### CERTIFICATION

I/We certify that the information on this form is true and correct to the best of my/our knowledge, information and belief. Any person(s) using a fictitious name or address and/or knowingly making any false statement on this application/petition is in violation of D.C. Law and subject to a fine of not more than \$1,000 or 180 days imprisonment or both.

(D.C. Official Code § 22-2405)

Name: Phil Feola Signature: Phil Feola Date: July 8, 2014

OFFICIAL USE ONLY: Office of Zoning Determination

Based upon review of the petitioner's/applicant's supplemental filing and the information contained on this form:

- the calculated fee is accepted as submitted
- the calculated fee requires adjustment (requires new Form 116 – Hearing Fee Calculator Form)

Signature: \_\_\_\_\_ Date: \_\_\_\_\_



If you need a reasonable accommodation for a disability under the Americans with Disabilities Act (ADA) or Fair Housing Act, please complete a Form 155 - Request for Reasonable Accommodation.