

# JB LALLEMENT

SENIOR DESIGN DIRECTOR



ERIC COLBERT & ASSOCIATES

717 5th Street NW  
Washington, DC 20001

T: 202.289.6800 EXT. 22



As the firm's Senior Design Director, JB has held a dominant role in the design, development and execution of a substantial number of the firm's more well-known projects. JB has led the design of many award winning projects.

He strongly believes that each project requires its own unique architectural solution. He takes pride in developing innovative building designs that respect the surrounding fabric, while presenting a fresh vision that is respectful of our client's mission.

JB was born and raised in France.

## / 23 YEARS OF EXPERIENCE

Joined ECA in 2005

## / BACKGROUND

Master of Architecture and Planning, l'Ecole d'Architecture de Lille, France.  
Howard University, Exchange program, Washington, DC

## / SELECTED PROJECT EXPERIENCE

**Allegro**, Mixed use; 297 units; 273,104 sq. ft. residential; 5,700 sf retail

**Room and Board**, Historic Preservation / Retail Building; 35,000 sf

**The Louis**, Mixed use / Historic; 268 units; 231,426 sf residential; 23,000 sf

**2M**, Apartment Building; 315 units; 312,000 sf

**The Harper**, Mixed use; 144 micro units; 72,790 sf residential; 5,700 sf retail

**1525 14th Street**, Office Building / Historic Building; 75,000 sf

**5333 Connecticut Avenue**, Apartment building; 261 units; 310,000 sf

**Portner Flats**, Apartment building; 96 units; 93,844 sf

**Sonnet**, Mixed use; 288 units; 191,700 sf residential; 15,300 sf retail

**The Highline**, Mixed use, 318 units; 217,000 sf residential; 9,000 sf retail

**Peninsula 88**, Mixed use; 110 units; 165,000 sf residential; 1,500 sf retail

**1150 First**, Mixed use; 500 units; 378,480 sf residential; 10,520 sf retail

**440 Penn**, Mixed use; 300 units; 305,230 sf residential; 23,000 sf retail

**Urban Village**, Apartment building; 116 units; 118,000 sf

**Market Terminal, Parcel D**, Mixed use; 159 units; 155,000 sf res.; 5,100 sf retail

**Brookland Main Street**, Mixed use; 68 units; 6,340 sf residential; 6,340 sf retail

**7th & P**, Mixed use, 223 units; 145,000 sf residential; 7,440 sf retail

**7 New-York Avenue**, Apartment building; 116 units; 55,600 sf residential

ZONING COMMISSION

District of Columbia

CASE NO.23-29

EXHIBIT NO.21D



## GABRIELA CAÑAMAR CLARK, PLA

### PARTNER

LANDDESIGN | WASHINGTON DC

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Gabriela is a partner and landscape architect in LandDesign's Washington DC office. With an architecture background, Gabriela approaches her projects comprehensively with the goal to transform the public realm into a legible, safe, and engaging environment. She works with design teams and municipal staff to convey a sense of place through underlying details that make big ideas work. Gabriela is known for her legacy impact on the design of many of LandDesign's mixed-use, urban infill, public space, residential, and commercial projects. She leads teams in the design of large, complex master plans, bringing a deep understanding of design elements that make spaces engaging, enduring and, above all, successful.

### EDUCATION

Master of Landscape Architecture, State University of New York (1996)

Bachelor of Architecture, Instituto Tecnológico y de Estudios Superiores de Monterrey, Mexico (1989)

### LICENSING/CERTIFICATIONS

Professional Landscape Architect - DC: LAR00144, MD: 3227, PA: 3098, VA: 958, NJ: 21A500132100

### AFFILIATIONS

American Society of Landscape Architects (ASLA)

Fulbright Association

The American Institute of Architects (AIA)

Urban Land Institute (ULI)

Alexandria Economic Development Partnership

### SPEAKING ENGAGEMENTS

City of West Falls Church Planning Commission Speaker Series (2020)

AIAS Grassroots Conference-Washington DC speaker (2018)

### COMMUNITY INVOLVEMENT

ULI Technical Assistance Panel - Alexandria City Clermont Exchange (2024)

ULI Technical Assistance Panel-Kennedy Center (2023)

ULI Advisory Services Panel-Queens Park Charlotte, NC. (2020)

Montgomery County Urban Parks Advisory Group (2018-2019)

ULI Advisory Services Panel-City of Bloomington, Indiana (2018)

ULI Placemaking Initiatives Council (2018 to present)

ULI Sustainability Initiatives Council (2017 to present)

ULI Technical Assistance Panel-Florida Avenue Market Area (2016)

ULI Washington Regional Land Use Leadership Institute (2015-2016)

Alexandria City Public Schools Superintendent's Business Advisory Council (2014)

City of Alexandria-Play Space Technical Assistance Team (2013)

### DowntownDC BID Parks Master Plan

Washington DC | Principal-in-Charge

### Eastern Market Metro Park

Washington DC | Landscape Architect

### Eckington Yards

Washington DC | Principal-in-Charge

### Takoma Metro Mixed Use

Washington DC | Partner-in-Charge

### 1700 M Street

Washington DC | Partner-in-Charge

### 899 Main Street

Washington DC | Partner-in-Charge

### Rowan

Washington DC | Partner-in-Charge

### DCHA Potomac Gardens

Washington DC | Partner-in-Charge

### Urby at the Yards

Washington DC | Partner-in-Charge

### West Alex

Alexandria, VA | Partner-in-Charge

## William Zeid, PE

Senior Associate

Will is a senior associate project manager with over 12 years of experience in traffic, parking and transportation engineering and planning in the DC, Maryland and Virginia markets providing support for designing and entitling private and public development projects. He is responsible for managing projects in Washington, DC, Maryland, and Virginia. Will recently helped lead a public-private working group to update Montgomery County's 2022 Local Area Transportation Review (LATR) Guidelines to incorporate a cap on off-site improvement requirements.

He has experience with all types of projects including educational institutions, mixed-use developments, commercial and retail developments, office developments, and government facilities.

Will has been qualified as an expert by the DC Board of Zoning Adjustment, the DC Zoning Commission, by numerous jurisdictions in Maryland and Virginia, and has been recognized as an expert witness by the Loudoun County Circuit Court.

*Will's project experience covers the full spectrum of land-use and includes:*

### Experience

**TRAFFIC IMPACT ANALYSIS:** Conducted numerous traffic impact studies for residential, commercial, institutional, and mixed-use projects in the Washington metropolitan area. This includes preparation of analyses, reports, and presentations in support of rezoning, site plan, and subdivision approvals.

**ROADWAY CAPACITY ANALYSIS:** Conducted capacity analyses using Highway Capacity Manual and Critical Lane Volume methodologies. This includes analysis intersections, ramps, and weaving sections using Synchro, Highway Capacity Software (HCS) and SIDRA. Performed microscopic simulation studies and presentations using the SimTraffic software.

**TRAFFIC FORECASTING:** Estimated the number of vehicular, pedestrian and bicycle trips generated by proposed developments based on data provided in the Institute on Transportation Engineers' Trip Generation as well as other industry publications. Based on these estimates, forecasted future traffic volumes on roadway networks. Determined trip reductions achievable due to proximity to transit and the implementation of a transportation demand management (TDM) program.

**PARKING ANALYSIS:** Conducted parking analyses of various developments including retail, mixed-use, and institutional clients. Evaluated existing and forecasted future parking demands. Prepared shared parking studies as well as parking reduction studies.



### Education

Bachelor of Science,  
Civil Engineering,  
University of Idaho

### Professional Engineer Registration

Maryland: No. 49415  
District of Columbia: No. PE921523  
Indiana: No. PE12000640

### Professional Associations

Institute of Transportation Engineers

### Practice Areas

- 12 years of experience
- Traffic Impact Analysis
- Comprehensive Transportation Reviews
- Roadway Capacity Analysis and Traffic Forecasting
- Parking Analysis
- Signal Warrant Analysis
- On-Site Circulation and Loading

**SIGNAL WARRANT ANALYSES:** Conducted numerous studies to determine the existing and future need for signalization at specific intersections, according to the guidelines of the Manual on Uniform Traffic Control.

**RECENTLY COMPLETED AND ACTIVE DISTRICT OF COLUMBIA PROJECTS**

- CSX West - WC Smith, Washington, DC
- Takoma Metro Multifamily Development, Washington, DC
- Reed Street PUD, Washington, DC
- 3000 M Street NW – PUD, Washington, DC
- 3220 Prospect Street, Washington, DC
- 4618 14th Street NW PUD, Washington, DC
- 1250 U Street NW Redevelopment, Washington, DC
- MRP Steuart Buzzard Point Phase 1, Washington, DC
- Square 669-670, Washington, DC
- Smithsonian Institution – Revitalization, Washington, DC
- 1301 S Capitol Street, Washington, DC
- Friendship Center, Washington, DC
- 2406 Massachusetts Avenue NW, Washington, DC
- Dorothy Heights Elementary School, Washington, DC
- Ft. Lincoln / Hagans Recreation Center, Washington, DC
- Raymond Elementary School, Washington, DC
- Wesley Theological Seminary, Washington, DC
- 4.5 Street Alley 2-Way/1-Way Conversion
- MLK Gateway Phase II, Washington, DC
- \*Sidwell Friends School, Washington, DC
- \*1700 Pennsylvania Avenue, Washington, DC (Qualified as Expert at BZA - Case: 19943)
- \*NoMa BID Two-Way Street Conversions, Washington, DC

*\*Project completed with previous firm.*

## SHANE L. DETTMAN



### EDUCATION

**State Univ. of New York at Buffalo**  
M.U.P. – Urban Planning

**State Univ. of New York at Buffalo**  
B.S. – Environmental Science

### AREAS OF EXPERTISE

Comprehensive planning | zoning and land use | environmental and historic preservation analysis and compliance

### AFFILIATIONS

D.C. Building Industry Association

- Co-Lead, DC Agency Working Group, Office of Planning
- Co-Chair, IZ Plus / XL Working Group
- Exec. Committee Member, Comprehensive Plan Amendment Working Group

### RECENT PUBLICATIONS

*The Intersection of Historic Preservation and Urban Planning*,  
Washington Business Journal  
Jan. 2023

### PROFESSIONAL BACKGROUND

Shane has over twenty years of public and private sector experience working in urban planning, land use, and zoning. He is currently an Urban Planner at Goulston & Storrs, P.C., Washington, DC office. Prior to entering the legal industry, Shane worked at the National Capital Planning Commission (NCPC), the federal government's central planning agency in the National Capital Region. Shane is a former NCPC representative, and vice chairperson, of the District of Columbia Board of Zoning Adjustment. He is currently an adjunct professor teaching land use controls and legal foundations of planning at the Georgetown University, School of Continuing Studies, Real Estate and Urban Planning program, and has been a guest lecturer on the topics of urban policy and community development at American University.

### EXPERIENCE

**Goulston & Storrs, P.C.**  
Urban Planner (Jul 2022 – Present)

**Holland & Knight LLP**  
Director of Planning Services (Feb 2015 – Jun 2022)

Notable projects: Southwest Waterfront / The Wharf PUD, McMillan Reservoir PUD, Children's National Research and Innovation Center at Walter Reed zoning map and text amendment, Barry Farm zoning map and text amendment, Cotton Annex design review and federal interest review, Johns Hopkins Pennsylvania Avenue redevelopment federal interest review, Bridge District design review, Takoma Park Metrorail PUD.

**National Capital Planning Commission (NCPC)**  
Director, Urban Design and Plan Review (Jun 2014 – Feb 2015)  
Senior Urban Planner (May 2010 – Jun 2014)  
Urban Planner (Dec 2001 – May 2010)

Notable projects: *Monumental Core Framework Plan; Comprehensive Plan for the National Capital*; Old Post Office Rehabilitation; Dwight D. Eisenhower Memorial, Martin Luther King, Jr. Memorial; Martin Luther King, Jr. Library Renovation.

**District of Columbia Board of Zoning Adjustment**  
NCPC Representative / Vice Chairperson (Sept 2007 – Sept 2010)

**Georgetown University, Real Estate and Urban Planning Program**  
Adjunct Professor (Jan 2021 – Present)