

ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA
NOTICE OF VIRTUAL PUBLIC HEARING

TIME AND PLACE: **December 16, 2023 @ 4:00 p.m.**
Via WebEx: <https://dcoz.dc.gov/ZC24-01> (to participate & watch)
Via Telephone: 1-650-479-3208 Access code: 2313 237 9135 (audio participation & listen)
Via YouTube: <https://www.youtube.com/c/DCOfficeofZoning> (to watch)
Instructions: <https://dcoz.dc.gov/release/virtual-public-hearings>
Witness Sign Up: <https://dcoz.dc.gov/service/sign-testify>

FOR THE PURPOSE OF CONSIDERING THE FOLLOWING:

Z.C. Case No. 24-01 (Howard University – Zoning Map Amendment @ Square 3060, Lots 830 & 839; Square 3064, Lots 44, 45, 826 & 837; Square 3065 Lots 829–831, 833 & 834; Square 3074, Lot 11; Square 3075, Lot 807; and Square 3078, Lots 17, 26–28 & 30)

THIS CASE IS OF INTEREST TO ANCs 1B AND 1E

Oral and Written Testimony

- All who wish to testify in this case are **strongly encouraged** to sign up to do so **at least 24 hours prior to the start of the hearing** on OZ’s website indicated above. Also, see below: *How to participate as a witness – oral statements*. **On the day of the hearing – by 3:00 p.m.**, call 202-727-0789 to sign up to testify.
- All written comments and/or testimony **must** be submitted to the record **at least 24 hours prior to the start of the hearing** – see below: *How to participate as a witness – written statements*.

On January 12, 2024, the Office of Zoning received a petition filed on behalf of Howard University (“Howard”), the Florida Avenue Baptist Church, and the Trustees of Florida Avenue Baptist Church (collectively the “Petitioner”) requesting review and approval of a Zoning Map amendment from the RA-2, PDR-2, and PDR-3 zones to the MU-10 and the MU-9B zones for the property located, generally, on the east side of Georgia Avenue, N.W., from Euclid Street south to Florida Avenue (the “Petition”). The property to be rezoned is more specifically identified as:

- Square 3060, Lots 830 and 839;
- Square 3064, Lots 44, 45, 826, and 837;
- Square 3065, Lots 829–831, 833, and 834;
- Square 3074, Lot 11;
- Square 3075, Lot 807; and
- Square 3078, Lots 17, 26-28, and 30 (the “Property”); and the proposed Property rezonings are identified by Square and Lot in the chart immediately below.

Square	Lot(s)	Existing Zone	Proposed Zone
3060	830 839	RA-2	MU-10
3064	837	RA-2	MU-10

This hearing is governed by the Open Meetings Act. Please address any questions or complaints about this hearing to the Office of Open Government at opengovoffice@dc.gov.

ZONING COMMISSION
District of Columbia
CASE NO.24-01
EXHIBIT NO.19

Square	Lot(s)	Existing Zone	Proposed Zone
	45		
3064	44 826	PDR-2	MU-10
3065	829-831 833, 834	PDR-3	MU-10
3074	11	PDR-3	MU-9B
3075	807	PDR-3 / RA-2	MU-9B – western portion MU-10 – eastern portion
3078	17 26-28 30	PDR-3	MU-10

The majority of the Property is owned by Howard. However, the Trustees of Florida Avenue Baptist Church own Square 3078, Lot 17, and the Florida Avenue Baptist Church owns Square 3078, Lots 27 and 28. The Church has authorized Howard to include the aforementioned lots in this Petition.

The Property is located within the Mid-City Planning Area. The Comprehensive Plan Future Land Use Map (“FLUM”) designates the Property as either Mixed Use Medium Density Commercial / Medium Density Residential / Institutional, Mixed Use High Density Residential / Medium Density Commercial / Institutional, or Mixed Use Medium Density Commercial / Medium Density Residential. The Comprehensive Plan Generalized Policy Map designates the Property as Main Street Mixed Use Corridor, Multi-Neighborhood Center, or Main Street Mixed Use Corridor / Multi-Neighborhood Center, Institutional Uses.

The Office of Planning submitted its setdown report to the Office of Zoning on March 18, 2024. The setdown report recommended the Petition be set down for a public hearing as the proposed zones would not be inconsistent with the Comprehensive Plan, would implement the Comprehensive Plan’s recommendations, and would support the 2020-2030 Howard University Central Campus Plan. The Petition was set down for a public hearing by the Zoning Commission on March 28, 2024. The Petitioner filed its Prehearing Submission with the Zoning Commission on August 19, 2024.

The complete record in the case, including the Petitioner’s filings and the OP report, can be viewed online at the Office of Zoning website, through the Interactive Zoning Information System (IZIS), at <https://app.dcoz.dc.gov/Content/Search/Search.aspx>.

This virtual public hearing will be conducted in accordance with the rulemaking case provisions of the Zoning Commission’s Rules of Practice and Procedure, Subtitle Z, Chapter 5.

How to participate as a witness - oral presentation

Interested persons or representatives of organizations may be heard at the virtual public hearing. All individuals, organizations, or associations wishing to testify in this case are strongly encouraged to sign up to testify at least 24 hours prior to the start of the hearing on OZ’s website at <https://dcoz.dc.gov/> or by calling Ella Ackerman at (202) 727-0789 in order to ensure the success of the new virtual public hearing procedures.

The Commission also requests that all witnesses prepare their testimony in writing, submit the written testimony prior to giving statements, and limit oral presentations to summaries of the most important points. The Commission must base its decision on the record before them. Therefore, it all written comments and/or testimony **must** be submitted to the record **at least 24 hours prior to the start of the hearing**. The following maximum time limits for oral testimony shall be adhered to and no time may be ceded:

- | | | |
|----|---------------|----------------|
| 1. | Organizations | 5 minutes each |
| 2. | Individuals | 3 minutes each |

How to participate as a witness – written statements

Written statements, in lieu of personal appearances or oral presentation, may be submitted for inclusion in the record. The public is encouraged to submit written testimony through the Interactive Zoning Information System (IZIS) at <https://app.dcoz.dc.gov/Login.aspx>; however, written statements may also be submitted by e-mail to zcsubmissions@dc.gov. Please include the case number on your submission. If you are unable to use either of these means of submission, please contact Ella Ackerman at (202) 727-0789 for further assistance.

“Great weight” to written report of ANC

Subtitle Z § 505.1 provides that the written report of an affected ANC shall be given great weight if received at any time prior to the date of a Commission meeting to consider final action, including any continuation thereof on the petition, and sets forth the information that the report must contain. Pursuant to Subtitle Z § 505.2, an ANC that wishes to participate in the hearing must file a written report at least seven days in advance of the public hearing and provide the name of the person who is authorized by the ANC to represent it at the hearing.

FOR FURTHER INFORMATION, YOU MAY CONTACT THE OFFICE OF ZONING AT (202) 727-6311.

ANTHONY J. HOOD, ROBERT E. MILLER, GWEN MARCUS WRIGHT, JOSEPH S. IMAMURA, AND TAMMY M. STIDHAM ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA, BY SARA A. BARDIN, DIRECTOR, AND BY SHARON S. SCHELLIN, SECRETARY TO THE ZONING COMMISSION.

Do you need assistance to participate? If you need special accommodations or need language assistance services (translation or interpretation), please contact Zee Hill at (202) 727-0312 or Zelalem.Hill@dc.gov five days in advance of the meeting. These services will be provided free of charge.

¿Necesita ayuda para participar? Si tiene necesidades especiales o si necesita servicios de ayuda en su idioma (de traducción o interpretación), por favor comuníquese con Zee Hill llamando al (202) 727-0312 o escribiendo a Zelalem.Hill@dc.gov cinco días antes de la sesión. Estos servicios serán proporcionados sin costo alguno.

Avez-vous besoin d'assistance pour pouvoir participer ? Si vous avez besoin d'aménagements spéciaux ou d'une aide linguistique (traduction ou interprétation), veuillez contacter Zee Hill au (202) 727-0312 ou à Zelalem.Hill@dc.gov cinq jours avant la réunion. Ces services vous seront fournis gratuitement.

참여하시는데 도움이 필요하세요? 특별한 편의를 제공해 드려야 하거나, 언어 지원 서비스(번역 또는

통역)가 필요하시면, 회의 5일 전에 Zee Hill 씨께 (202) 727-0312 로 전화 하시거나 Zelalem.Hill@dc.gov 로 이메일을주시기 바랍니다. 이와 같은 서비스는 무료로 제공됩니다.

您需要有人帮助参加活动吗? 如果您需要特殊便利设施或语言协助服务(翻译或口译), 请在见面之前提前五天与 Zee Hill 联系, 电话号码 (202) 727-0312, 电子邮件 Zelalem.Hill@dc.gov 这些是免费提供的服务。

Quý vị có cần trợ giúp gì để tham gia không? Nếu quý vị cần thu xếp đặc biệt hoặc trợ giúp về ngôn ngữ (biên dịch hoặc thông dịch) xin vui lòng liên hệ với Zee Hill tại (202) 727-0312 hoặc Zelalem.Hill@dc.gov trước năm ngày. Các dịch vụ này hoàn toàn miễn phí.

ለመሳተፍ ዕርዳታ ያስፈልግዎታል? የተለየ እርዳታ ካስፈለገዎት ወይም የቋንቋ እርዳታ አገልግሎቶች (ትርጉም ወይም ማስተርጎም) ካስፈለገዎት እባክዎን ከስብሰባው አምስት ቀናት በፊት ዚ ሂልን በስልክ ቁጥር (202) 727-0312 ወይም በኢሜል Zelalem.Hill@dc.gov ይገናኙ እንኳ አገልግሎቶች የሚሰጡት በነጻ ነው።