

D.C. CORRECTIONAL TREATMENT FACILITY ANNEX

1900 Massachusetts Avenue SE

D.C. Zoning Commission
Application for Design Review



D.C. Department of Corrections | Department of General Services
CGL Companies | CORE architecture + design
Cozen O' Connor | Wiles Mensch | Gorove Slade



ZONING COMMISSION
District of Columbia
CASE NO. 24-21
EXHIBIT NO. 3P1

EXISTING CONDITIONS | SITE DEVELOPMENT

DEVELOPMENT SEQUENCE

ZONING DATA

SITE DIAGRAMS

DESIGN CONCEPT

EXTERIOR DESIGN ELEMENTS

BUILDING + WALL SECTIONS

ZONING DIAGRAMS

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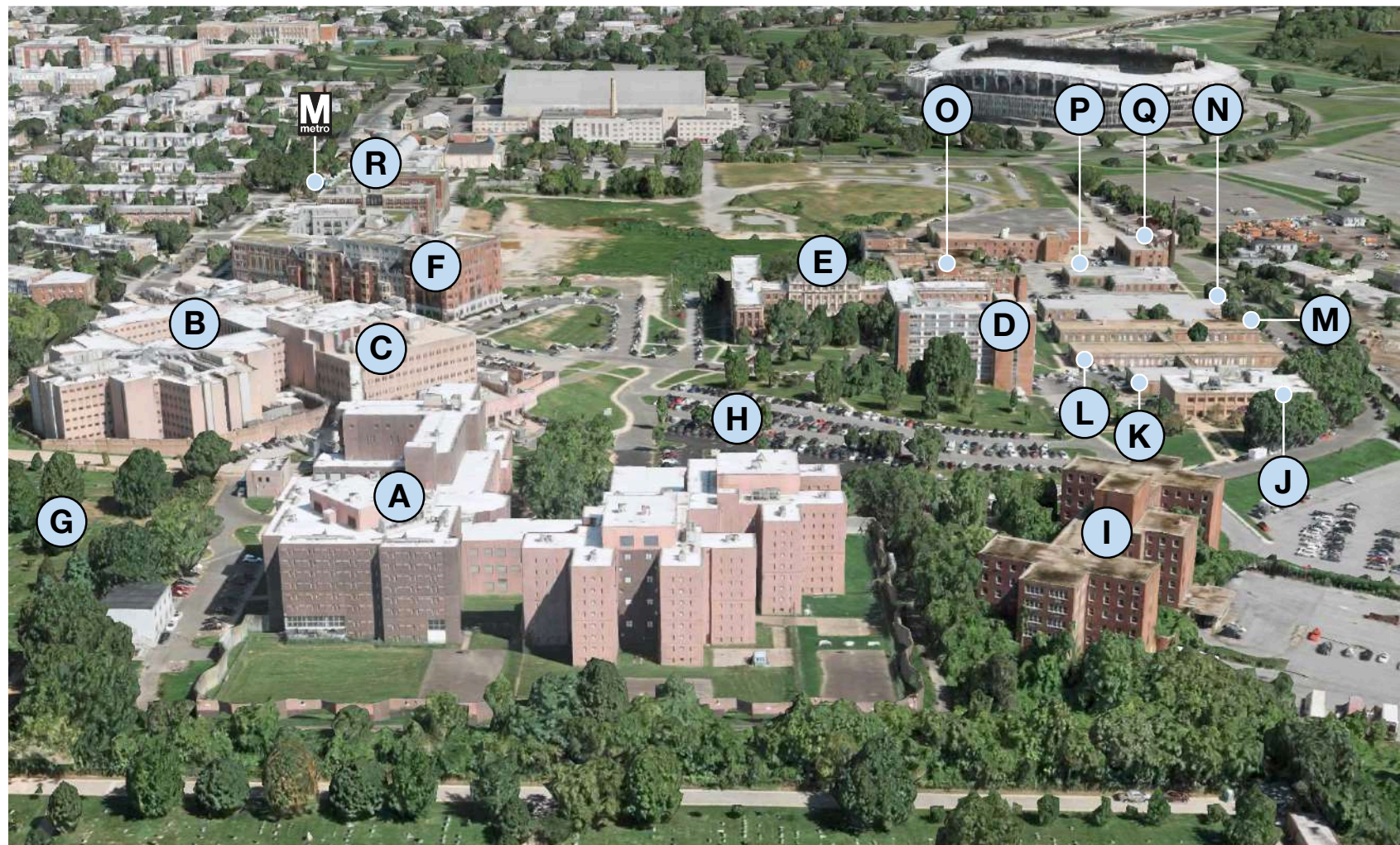
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KEY

- A. DOC Correctional Treatment Facility (CTF)
- B. DOC Central Detention Facility (CDF)
- C. DOC Central Detention Facility - Admin (CDF)
- D. CSOSA (DC)
- E. Anne Archibold Hall (Vacant)
- F. Park Kennedy (Residential)
- G. Congressional Cemetery
- H. Existing Parking



- Metro Station

- I. DHS Psychiatric Treatment Center (Vacant)
- J. Medical Examiner Building (DC)
- K. Tuberculosis/Chest Clinic (DC)
- L. Mental Health Services Commission (DC)
- M. Womens Services (DC)
- N. Detox Unit (DC)
- O. Lab/Pathology Building (DC)
- P. Sexually Transmitted Diseases Clinic (DC)
- Q. Boiler Plant (DC)
- R. The Ethel (Residential)



EXISTING CONDITIONS AERIAL CONTEXT MAPS

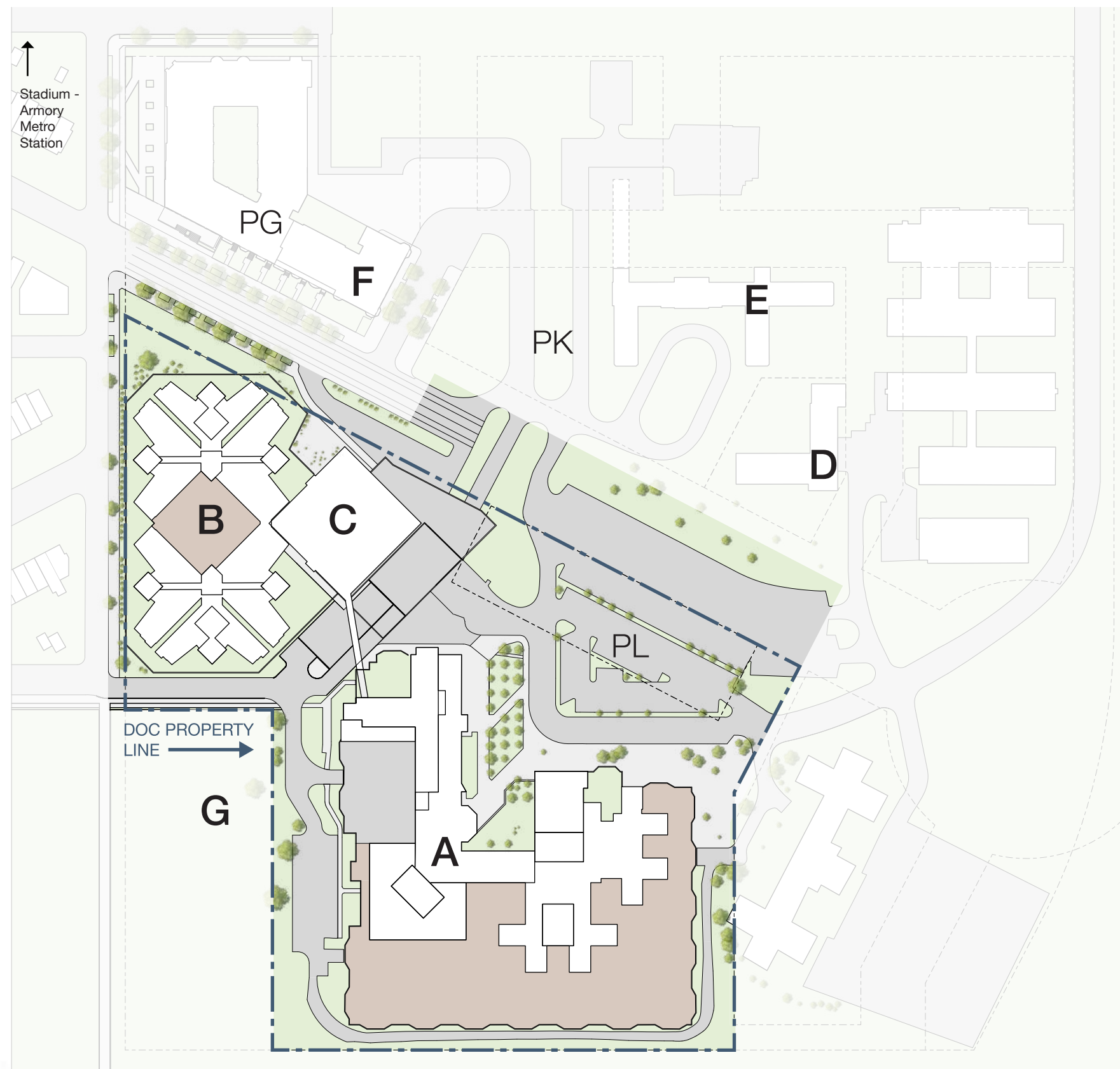
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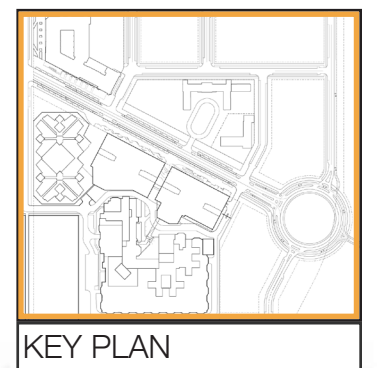


KEY

- A. Existing Correctional Treatment Facility (CTF)
- B. Existing Central Detention Facility (CDF) (to be discontinued from use in separate scope)
- C. Existing Portion of CDF to be Demolished
- D. CSOSA (DC)
- E. Anne Archibold Hall (Vacant)
- F. Park Kennedy (Residential)
- G. Congressional Cemetery

PG Parcel G
PK Parcel K
PL Parcel L

DOC Property Line





1. View of Park Kennedy at D St and 19th St Facing North



2. D St and 19th St Facing West



3. Residences at 19th St and Massachusetts Avenue SE



4. Massachusetts Avenue SE View Corridor at 19th St

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- A. Existing CTF
- B. Existing CDF
- C. Existing Portion of CDF
- D. CSOSA
- E. Anne Archibold Hall
- F. Park Kennedy
- G. Congressional Cemetery

- PG Parcel G
- PK Parcel K
- PL Parcel L
- Park Kennedy at D St and 19th St
- D St and 19th Street Facing West
- Residences at 19th St and Massachusetts Ave.
- Massachusetts Ave at 19th St

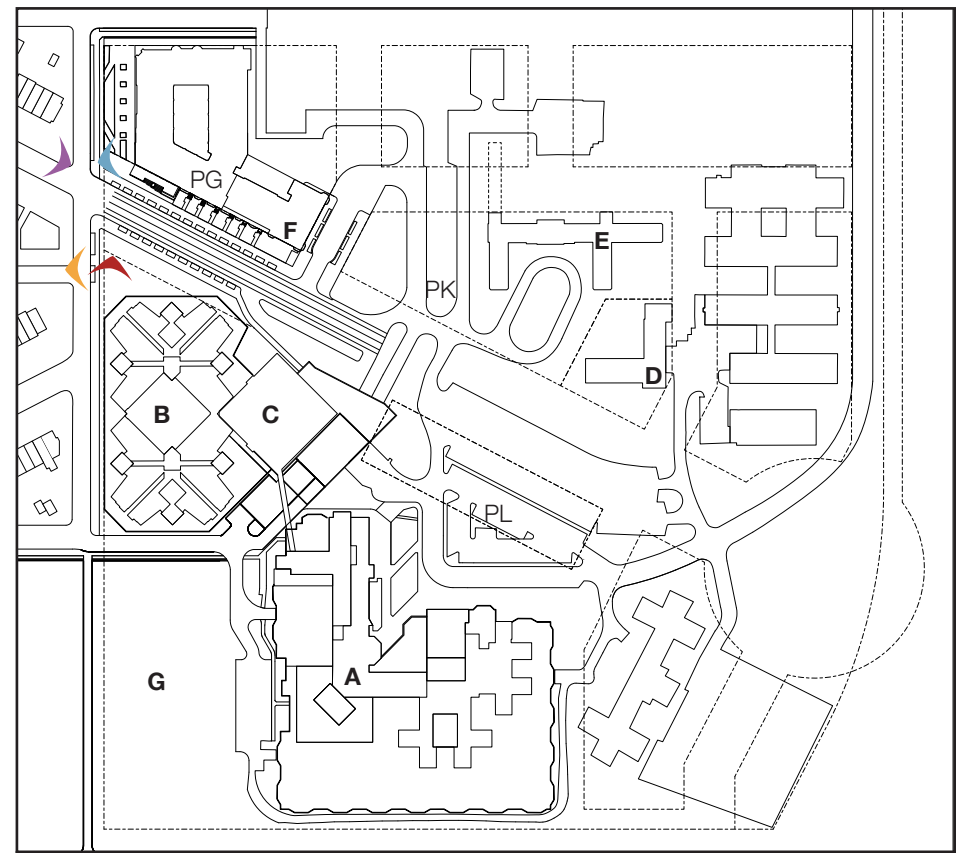


IMAGE KEY PLAN

CONTEXT PHOTOGRAPHS

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5. CDF at Massachusetts Avenue and C Street SE



6. Park Kennedy at Massachusetts Avenue at C Street SE



7. Park Kennedy on Massachusetts Avenue SE

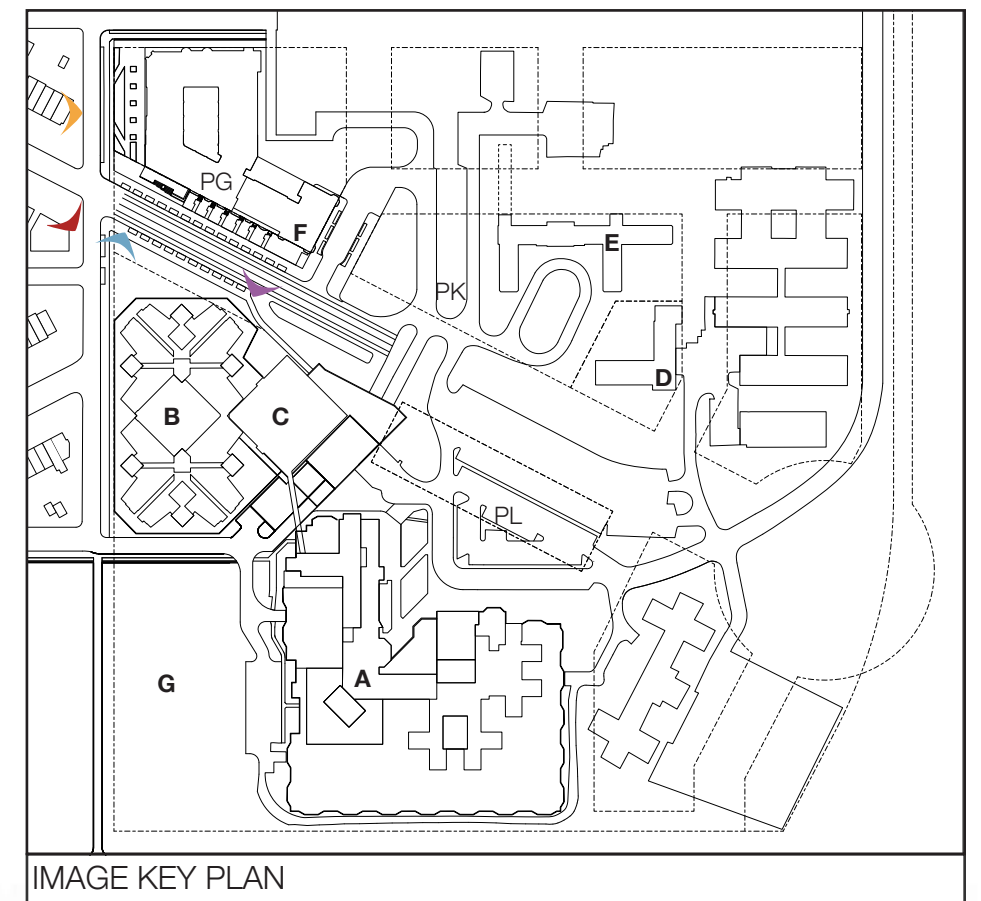


8. CDF and Admin Connection on Massachusetts Avenue SE

KEY

- A. Existing CTF
- B. Existing CDF
- C. Existing Portion of CDF
- D. CSOSA
- E. Anne Archibold Hall
- F. Park Kennedy
- G. Congressional Cemetery

- PG Parcel G
- PK Parcel K
- PL Parcel L
- CDF at Massachusetts and C Street
- Park Kennedy at Massachusetts at C Street
- Park Kennedy on Massachusetts
- CDF and Admin Connection on Massachusetts Ave.



CONTEXT PHOTOGRAPHS

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9. Park Kennedy on Massachusetts Avenue SE



10. Park Kennedy on Massachusetts Avenue SE



11. CDF Admin Building on Massachusetts Avenue SE



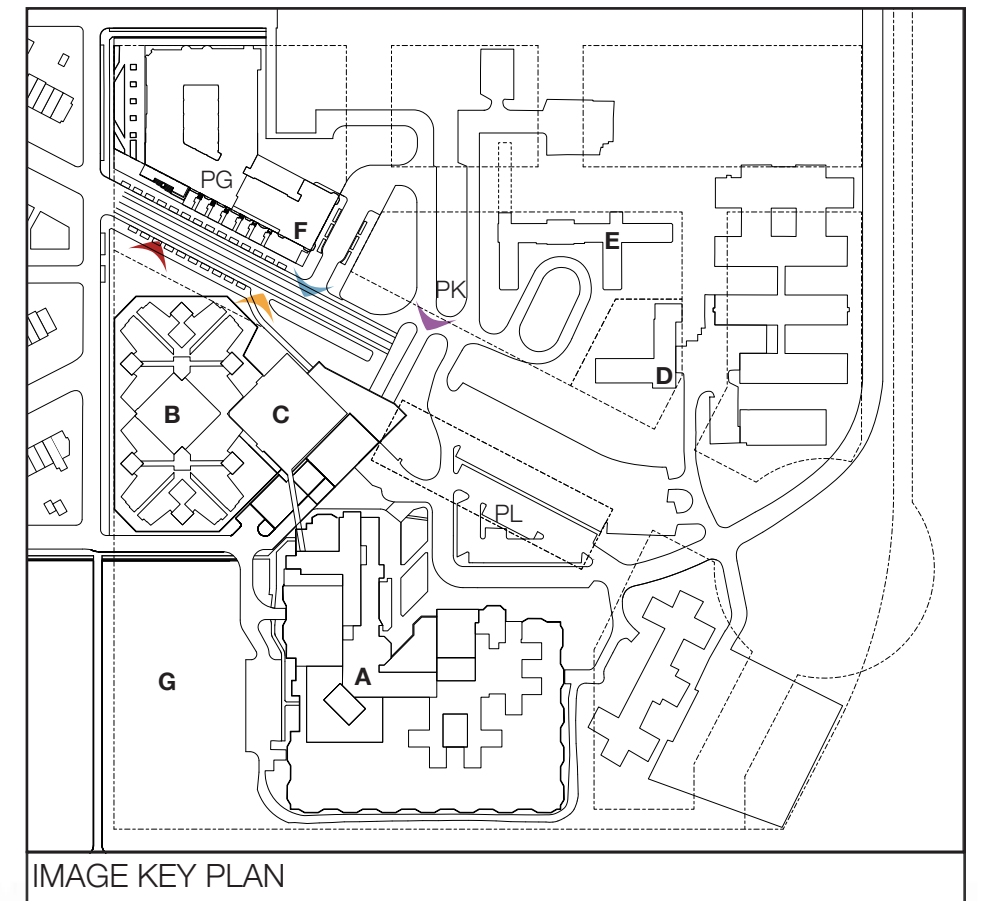
12. CDF Sallyport Massachusetts Avenue SE Entrance

KEY

- A. Existing CTF
- B. Existing CDF
- C. Existing Portion of CDF
- D. CSOSA
- E. Anne Archibold Hall
- F. Park Kennedy
- G. Congressional Cemetery

- PG Parcel G
- PK Parcel K
- PL Parcel L

- Park Kennedy on Massachusetts Ave.
- Park Kennedy on Massachusetts Ave.
- CDF Admin Building on Massachusetts Ave.
- CDF Sallyport Massachusetts Ave. Entrance



CONTEXT PHOTOGRAPHS

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13. CTF from Massachusetts Avenue SE



14. CTF from Massachusetts Avenue SE



15. Anne Archbold Hall



16. CSOSA

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- C. Existing Portion of CDF
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- E. Anne Archbold Hall
- F. Park Kennedy
- G. Congressional Cemetery

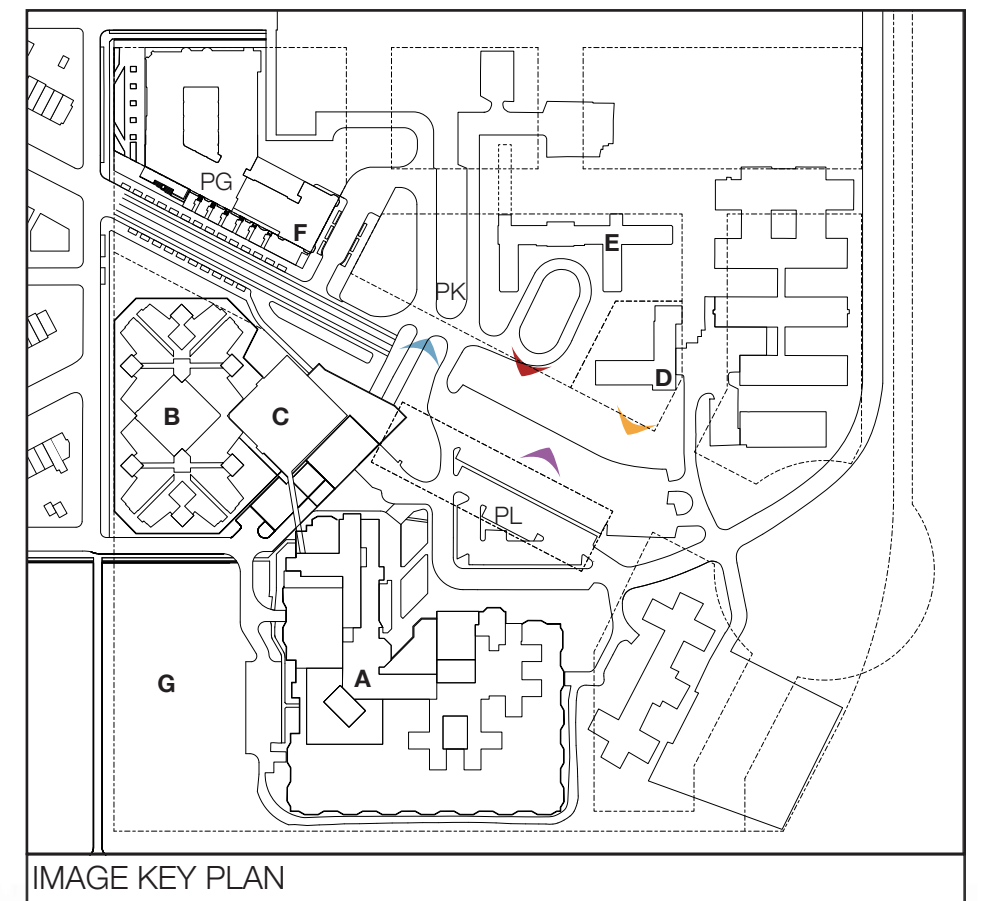
- PG Parcel G
- PK Parcel K
- PL Parcel L

■ CTF from Massachusetts Ave.

■ CTF from Massachusetts Ave.

■ Anne Archbold Hall

■ CSOSA



CONTEXT PHOTOGRAPHS

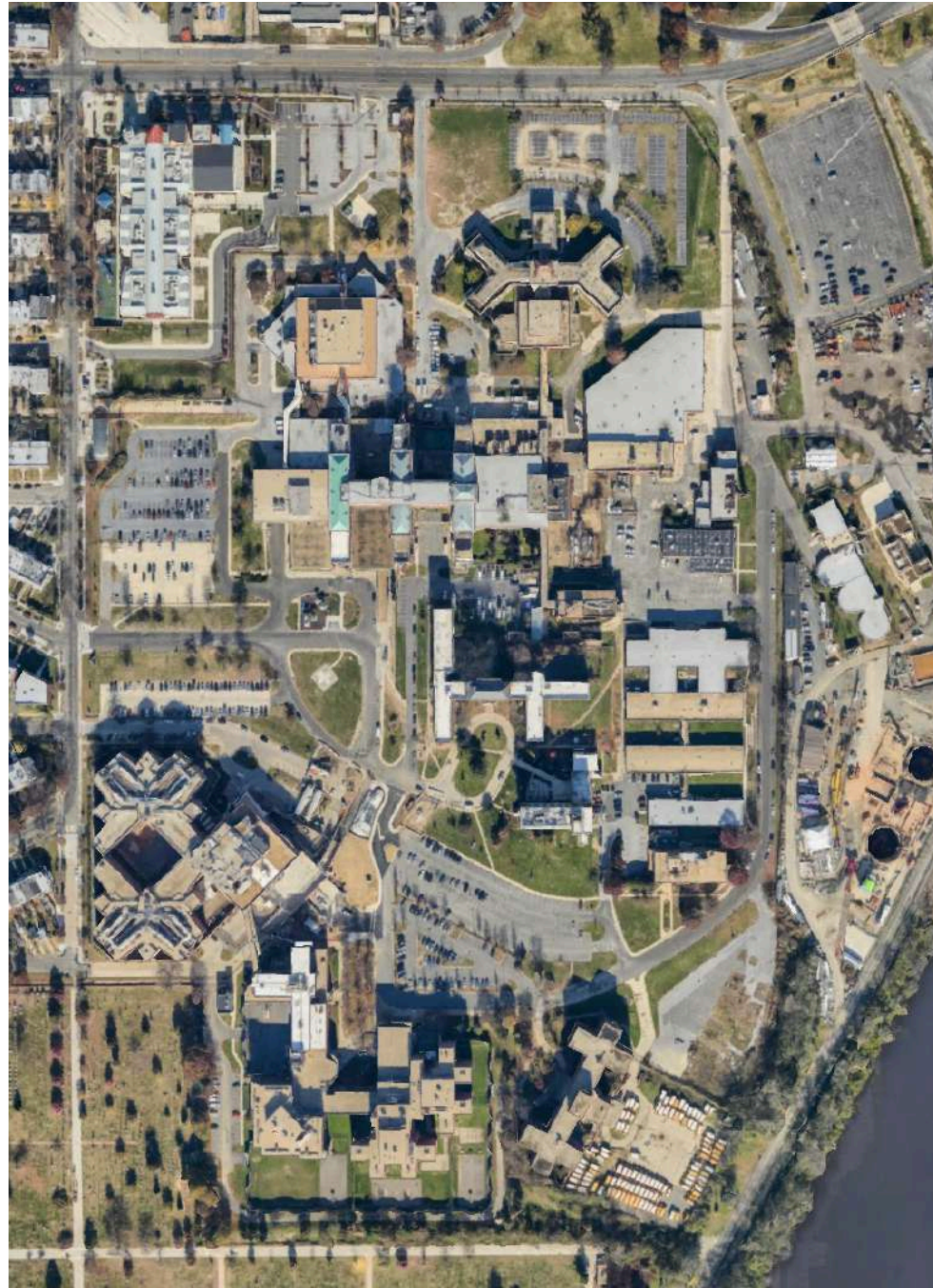
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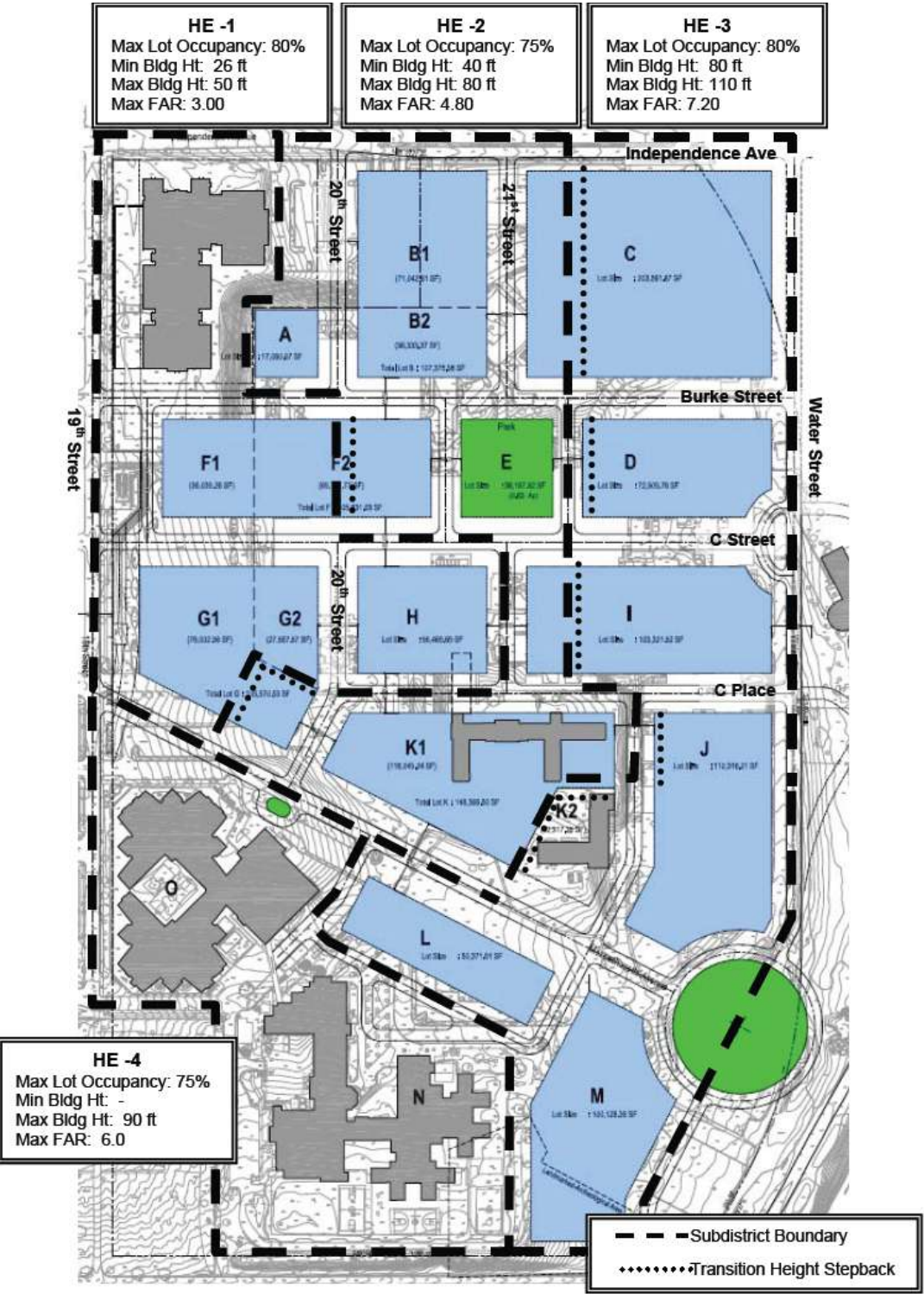
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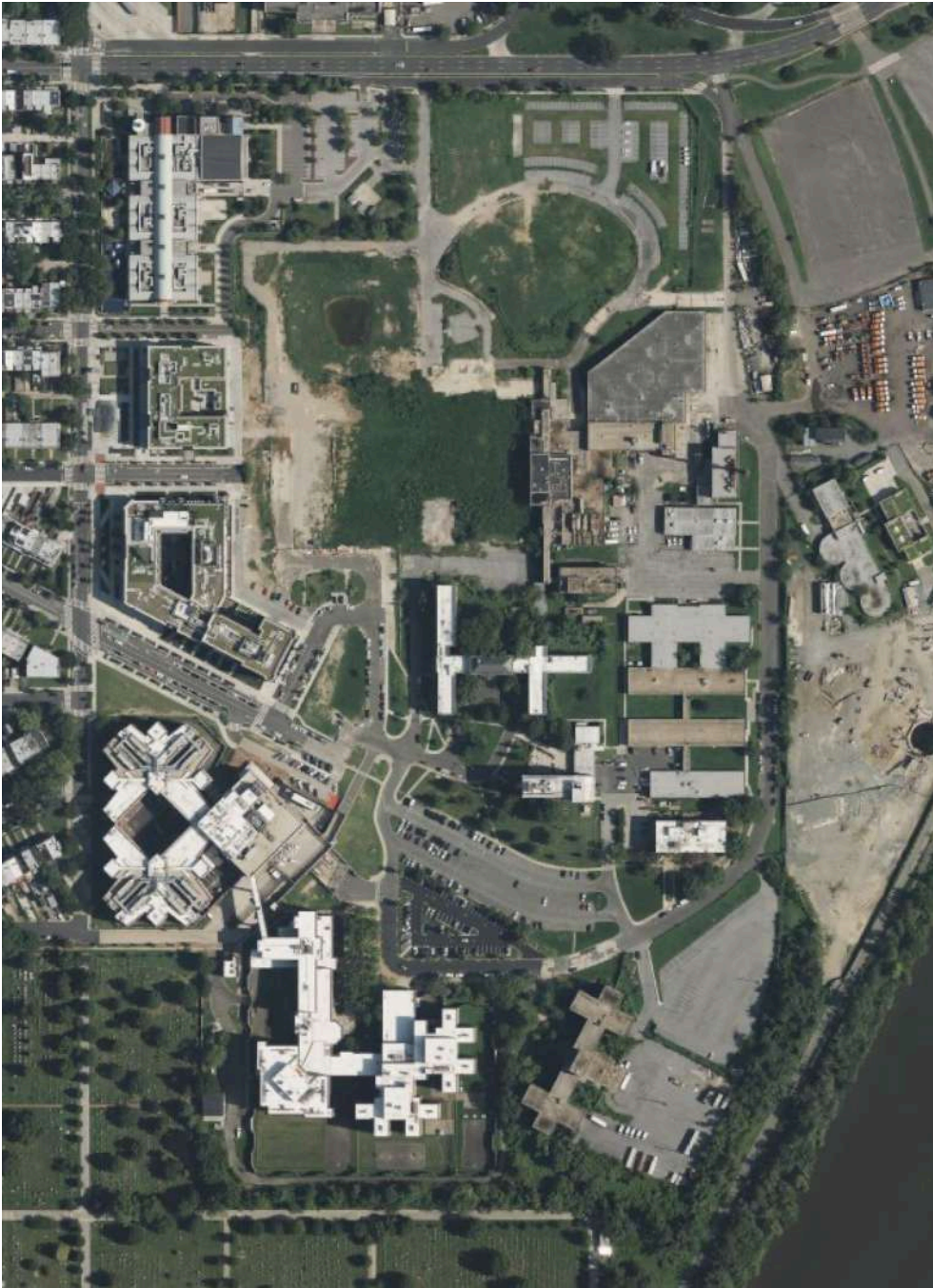
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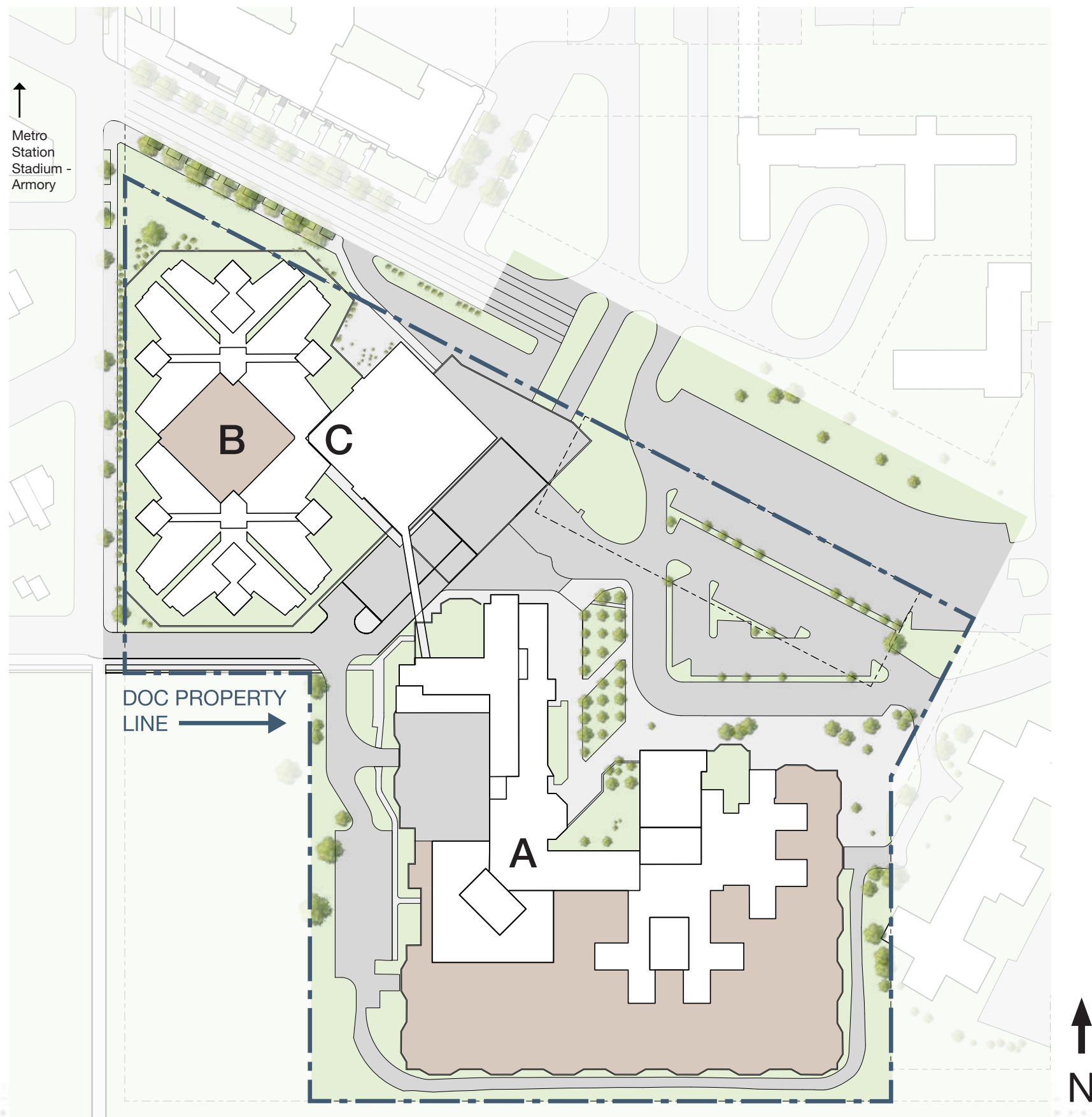
SITE CONTEXT AT TIME OF MASTER PLAN DEVELOPMENT



HILL EAST MASTER PLAN APPROVED ZONING MAP - 2009

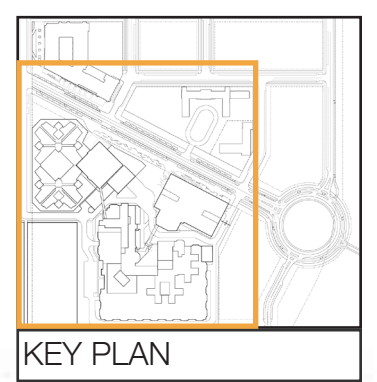


SITE CONTEXT - 2024



KEY

- A. Existing Correctional Treatment Facility (CTF)
- B. Existing Central Detention Facility (CDF) (to be discontinued from use in separate scope)
- C. Existing Portion of CDF to be Demolished
- DOC Property Line

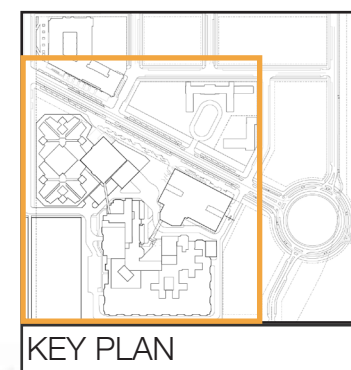




KEY

- A. Existing Correctional Treatment Facility (CTF)
- B. Existing Central Detention Facility (CDF) (to be discontinued from use in separate scope)
- C. Existing Portion of CDF to be Demolished
- D. New Building 1

- Construction Sequence 1 Limit of Work
- DOC Property Line



DEVELOPMENT DIAGRAM 2 | CONSTRUCTION SEQUENCE 1

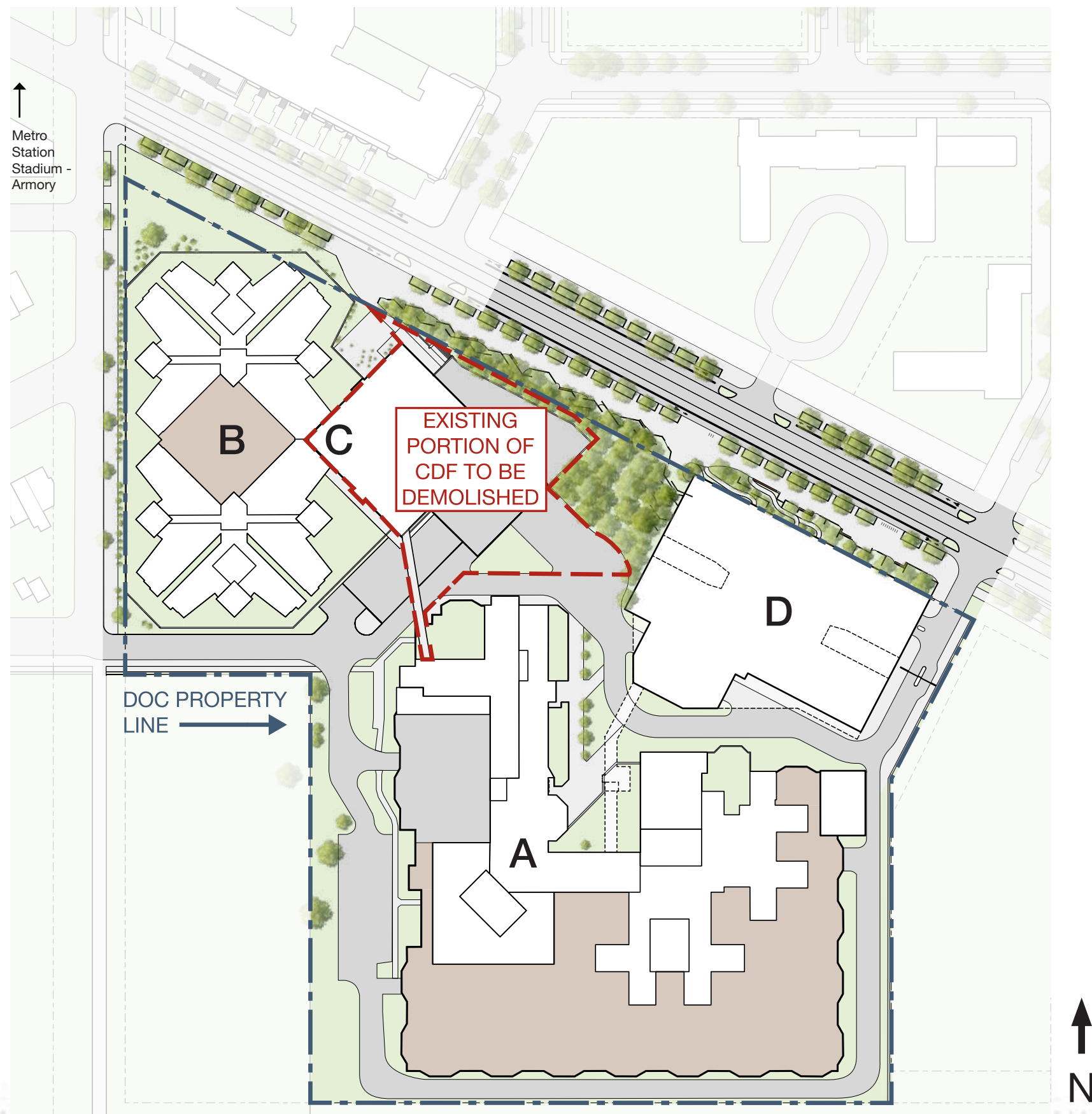
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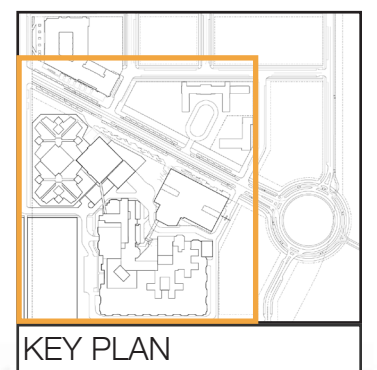
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KEY

- A. Existing Correctional Treatment Facility (CTF)
- B. Existing Central Detention Facility (CDF) (to be discontinued from use in separate scope)
- C. Existing Portion of CDF to be Demolished
- D. New Building 1

- Limit of Demolition
- DOC Property Line





KEY

- A. Existing Correctional Treatment Facility (CTF)
 - B. Existing Central Detention Facility (CDF) (to be discontinued from use in separate scope)
 - C. (Not Pictured - Previously Demolished)
 - D. New Building 1
 - E. New Building 2
- Construction Sequence 2 Limit of Work
 - DOC Property Line

