

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

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**TIME AND PLACE:** **Monday, December 5, 2011, @ 6:30 p.m.**  
**Thursday, December 8, 2011, @ 6:30 p.m.**  
**Thursday, December 15, 2011, @ 6:30 p.m. (if needed)**  
**Jerrily R. Kress Memorial Hearing Room**  
**441 4th Street, N.W., Suite 220-S**  
**Washington, D.C. 20001**

**FOR THE PURPOSE OF CONSIDERING THE FOLLOWING:**

**1<sup>ST</sup> CASE:** Case No. 11-15 (The Howard University – Central Campus – Special Exception Approval of New Campus Plan)

**2<sup>ND</sup> CASE:** Case No. 11-15A – (The Howard University -- Central Campus - Further Processing of an Approved Campus Plan)

**THIS CASE IS OF INTEREST TO ANCs 1B and 5C**

**Application of The Howard University**, pursuant to 11 DCMR §§ 3108.1, 210 and 507, for special exception review and approval of a new campus plan for its Central Campus located in the R-4, R-5-B, R-5-E, SP-2, C-2-A, CR, C-M-2, and C-M-3 Zone Districts (Square 330, Lot 800; Square 2872, Lots 266 to 271, 820, 323, 824; Square 2873, Lots 785, 786, 787, 789, 790, 791, 792, 796, 797, 869, 872, 873; Square 2875, Lots 982, 2033; Square 2877, Lots 811, 933, 934, 945, 967, 968, 970, 979, 1023, 1030; Square 2882, Lots 742 to 749, 756 to 769, 950, 951, 952, 953, 1037 to 1039; Square 3055, Lots 15, 821; Square 3057, Lot 92; Square 3058, Lots 827, 828, 829, 833-835; Square 3060, Lots 41, 830, 839; Square 3063, Lot 801; Square 3064, Lots 44, 45, 826, 837; Square 3065, Lots 36, 829, 830, 831, 833; Square 3068, Lot 30; Square 3069, Lots 65, 66; Square 3072, Lots 52, 818; Square 3074, Lot 11; Square 3075, Lot 807; Square 3079, Lot 37; Square 3080, Lots 15, 31, 34, 35, 42, 45, 51, 53, 67, 68, 73, 817, 844; Square 3084, Lot 830; Square 3088, Lot 835; Square 3090, Lot 41; Square 3094, Lot 800, 824; Square 3095, Lot 23; Square 245, Lot 27; Square 364, Lot 839; Square 521, Lot 826; Square 1426, Lot 27; Square 2574, Lot 831; Square 2662, Lot 872; Square 3054, Lots 34, 39, 63, 65; Square 3078, Lot 26; Square 3923, Lot 25, Par-146-0056, -0067, -0068, -0069, -0073, and Par-147-0169).

**Application of The Howard University**, pursuant to 11 DCMR §§ 3104.1, 210 and 507, for special exception review and approval of further processing of an approved Campus Plan for its Central Campus, in order to permit the construction of a residence hall at the southeast corner of the intersection of 4<sup>th</sup> and College Streets, N.W., more particularly described as Square 3068, a portion of Lot 30; and the construction of a residence hall on the east side of 4<sup>th</sup> Street, N.W., between W and Bryant Streets, more particularly described as Square 3069, Lot 66. The subject properties are in the SP-2 and R-5-B Zone Districts, respectively.

**PLEASE NOTE:**

- Failure of the Applicant to appear at the public hearing will subject the application or appeal to dismissal at the discretion of the Commission.

**ZONING COMMISSION**  
**District of Columbia**  
CASE NO. 11-5  
EXHIBIT NO. 23

**Z.C. NOTICE OF PUBLIC HEARING  
Z.C. CASE NOS. 11-15 and 11-15A  
PAGE 2**

- Failure of the Applicant to be adequately prepared to present the application to the Commission, and address the required standards of proof for the application, may subject the application to postponement, dismissal, or denial.

The public hearing in this case will be conducted in accordance with the provisions of Chapter 31 of the District of Columbia Municipal Regulations, Title 11, Zoning. Pursuant to § 3117.4 of the Regulations, the Commission will impose time limits on the testimony of all individuals.

Individuals and organizations interested in any application may testify at the public hearing or submit written comments to the Commission. All requests and comments should be submitted to the Commission through Jamison L. Weinbaum, Director, Office of Zoning, 441 4<sup>th</sup> Street, NW, Suite 200-S, Washington, D.C. 20001. Please include the case number on all correspondence.

Individuals and organizations wishing party status in this case must request that status and should do so in writing not less than 14 days prior to the date set for the public hearing on the particular application in accordance with § 3106.2. A party has the right to cross-examine witnesses, to submit proposed findings of fact and conclusions of law, to receive a copy of the written decision of the Zoning Commission, and to exercise the other rights of parties as specified in the Zoning Regulations.

Except for the affected ANC, any person who desires to participate as a party in this case must clearly demonstrate that the person's interests would likely be more significantly, distinctly, or uniquely affected by the proposed zoning action than other persons in the general public. Persons seeking party status **shall file with the Commission, not less than 14 days prior to the date set for the hearing, a Form 140 – Party Status Application, a copy of which is attached hereto.** This form may also be obtained from the Office of Zoning at the address stated below or downloaded from the Office of Zoning's website at: [www.dcoz.dc.gov](http://www.dcoz.dc.gov).

The Applicant shall also provide any additional information pursuant to § 3113.8 no later than 14 days before the date of the hearing.

If an affected Advisory Neighborhood Commission (ANC) intends to participate at the hearing, the ANC shall submit the written report described in § 3115.1 no later than seven (7) days before the date of the hearing. The report shall contain the information indicated in § 3115.1 (a) through (i).

Information responsive to this notice should be forwarded to the Director, Office of Zoning, Suite 200-S, 441 4<sup>th</sup> Street, N.W., Washington, D.C. 20001. **FOR FURTHER INFORMATION, YOU MAY CONTACT THE OFFICE OF ZONING AT (202) 727-6311.**

**ANTHONY J. HOOD, KONRAD W. SCHLATER, GREG M. SELFRIDGE, PETER G. MAY, AND MICHAEL G. TURNBULL ----- ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA, BY RICHARD S. NERO, JR., ACTING DIRECTOR, AND BY SHARON S. SCHELLIN, SECRETARY TO THE ZONING COMMISSION.**



**BEFORE THE ZONING COMMISSION OR  
BOARD OF ZONING ADJUSTMENT OF THE DISTRICT OF COLUMBIA**



**FORM 140 - PARTY STATUS REQUEST**

Before completing this form, please review the instructions on the reverse side.  
Print or type all information unless otherwise indicated. All information must be completely filled out.

**PLEASE NOTE: YOU ARE NOT REQUIRED TO COMPLETE THIS FORM IF YOU SIMPLY WISH TO TESTIFY AT THE HEARING. COMPLETE THIS FORM ONLY IF YOU WISH TO BE A PARTY IN THIS CASE.**  
(Please see reverse side for more information about this distinction.)

Pursuant to 11 DCMR §§ 3022.3 or 3106.2, a request is hereby made, the details of which are as follows:

Name:			
Address:			
Phone No(s).:		E-Mail:	

I hereby request to appear and participate as a party in Case No.:

Signature:		Date:	
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Will you appear as a(n)	<input type="checkbox"/> Proponent	<input type="checkbox"/> Opponent	Will you appear through legal counsel?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
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If yes, please enter the name and address of such legal counsel.

Name:			
Address:			
Phone No(s).:		E-Mail:	

WITNESS INFORMATION:

On a separate piece of paper, please provide the following witness information:

1. A list of witnesses who will testify on the person's behalf;
2. A summary of the testimony of each witness (*Zoning Commission only*);
3. An indication of which witnesses will be offered as expert witnesses, the areas of expertise in which any experts will be offered, and the resumes or qualifications of the proposed experts (*Zoning Commission only*); and
4. The total amount of time being requested to present your case (*Zoning Commission only*).

PARTY STATUS CRITERIA:

Please answer all of the following questions referencing why the above entity should be granted party status:

1. How will the property owned or occupied by such person, or in which the person has an interest be affected by the action requested of the Commission/Board?
2. What legal interest does the person have in the property? (i.e. owner, tenant, trustee, or mortgagee)
3. What is the distance between the person's property and the property that is the subject of the application before the Commission/Board? (Preferably no farther than 200 ft.)
4. What are the environmental, economic, or social impacts that are likely to affect the person and/or the person's property if the action requested of the Commission/Board is approved or denied?
5. Describe any other relevant matters that demonstrate how the person will likely be affected or aggrieved if the action requested of the Commission/Board is approved or denied.
6. Explain how the person's interest will be more significantly, distinctively, or uniquely affected in character or kind by the proposed zoning action than that of other persons in the general public.

Except for the applicant, appellant or the ANC, to participate as a party in a proceeding before the Commission/Board, any affected person shall file with the Zoning Commission or Board of Zoning Adjustment, this Form 140 not less than fourteen (14) days prior to the date set for the hearing.

### ***Person vs. Party in a Proceeding***

Any person or representative of an organization may provide written and/or oral testimony at a public hearing. A person who desires to participate as a party in a proceeding, however, must make a request and must comply with the provisions on this form. A party has the right to cross-examine witnesses, submit proposed findings of fact and conclusions of law, receive a copy of the written decision of the Zoning Commission or Board of Zoning Adjustment, submit a Motion for Reconsideration or Rehearing, and exercise any other rights of parties as specified in the Zoning Regulations. Approval of party status is contingent upon the requester clearly demonstrating that his or her interest will be more significantly, distinctively, or uniquely affected by the proposed zoning action than that of other persons.

#### **INSTRUCTIONS**

**Any request for party status as provided in the District of Columbia Zoning Regulations (11 DCMR Zoning) that is not completed in accordance with the following instructions shall not be accepted.**

1. All applications shall be made pursuant to this form. If additional space is necessary, use separate sheets of 8½" x 11" paper to complete the form (drawings and plans may be no larger than 11" x 17").
2. Present this form and supporting documents to the Office of Zoning at 441 4<sup>th</sup> Street, N.W., Suite 200-S, Washington, D.C. 20001, not less than fourteen (14) days prior to the date set for the hearing.



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

District of Columbia Office of Zoning  
441 4th Street, N.W., Ste. 200-S, Washington, D.C. 20001  
(202) 727-6311 \* (202) 727-6072 fax \* [www.dcoz.dc.gov](http://www.dcoz.dc.gov) \* [dcoz@dc.gov](mailto:dcoz@dc.gov)

GOVERNMENT OF THE DISTRICT OF COLUMBIA

OFFICE OF ZONING

441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

WASHINGTON, D.C. 20001

OFFICIAL BUSINESS  
PENALTY FOR MISUSE

RTN TO  
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2910 GEORGIA AVENUE LLC  
5481 31ST ST NW  
WASHINGTON DC 20015-1360

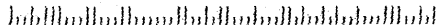


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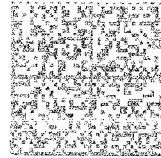
GOVERNMENT OF THE DISTRICT OF COLUMBIA

OFFICE OF ZONING

441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

WASHINGTON, D.C. 20001

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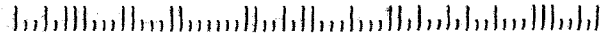
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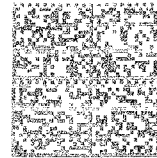
GOVERNMENT OF THE DISTRICT OF COLUMBIA

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441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

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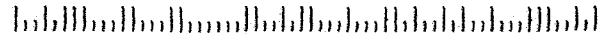
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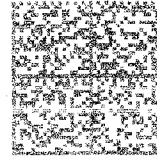
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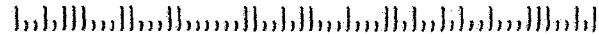
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612 EASTERN AVE NE # 201  
WASHINGTON DC 20019-2801

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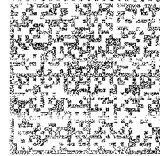
GOVERNMENT OF THE DISTRICT OF COLUMBIA

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441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S  
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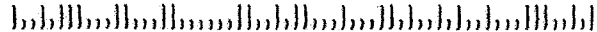
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517 59TH ST NE  
WASHINGTON DC 20019-6940

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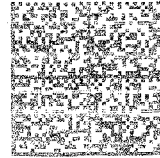


GOVERNMENT OF THE DISTRICT OF COLUMBIA  
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WASHINGTON, D.C. 20001

OFFICIAL BUSINESS  
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DAVID TONEY  
620 14TH ST NW  
WASHINGTON DC 20005-2004



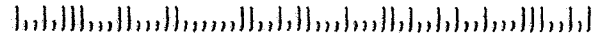
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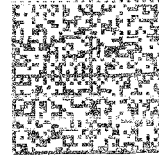
441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

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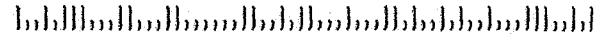
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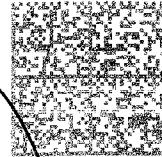
GOVERNMENT OF THE DISTRICT OF COLUMBIA

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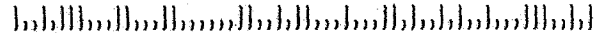
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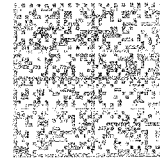
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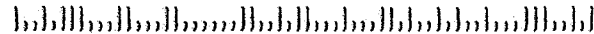
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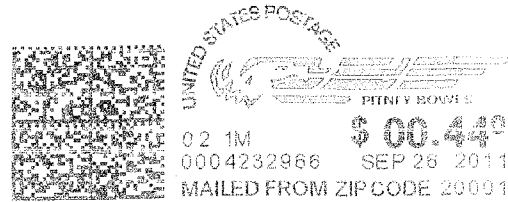
GOVERNMENT OF THE DISTRICT OF COLUMBIA

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441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

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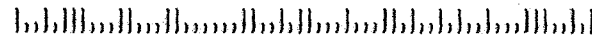
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MOUNT RAINIER MD 20712-3048

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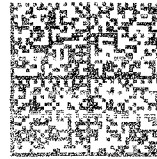
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GOVERNMENT OF THE DISTRICT OF COLUMBIA  
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441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S  
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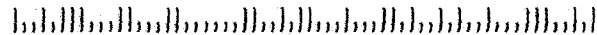
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FT WASHINGTON MD 20744-2074

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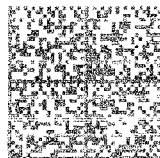
GOVERNMENT OF THE DISTRICT OF COLUMBIA

OFFICE OF ZONING

441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

WASHINGTON, D.C. 20001

OFFICIAL BUSINESS  
PENALTY FOR MISUSE



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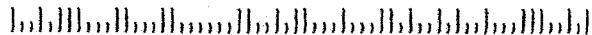
MOHAMMED RAFIQUE  
1<sup>ST</sup> WASHINGTON MORTGAGE  
7833 WALKER DR STE 607  
GREENBELT MD 20770-3233

NIXIE 207 DE 1 00 09/28/11

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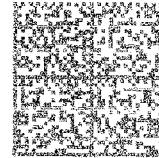
GOVERNMENT OF THE DISTRICT OF COLUMBIA

OFFICE OF ZONING

441 4<sup>th</sup> STREET, N.W. SUITE 200-S/210-S

WASHINGTON, D.C. 20001

OFFICIAL BUSINESS  
PENALTY FOR MISUSE



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SEP 26 2011

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*AWK*

DELROY ROBINSON  
6629 AUBURN AVE  
NEW CARROLLTON MD 20784-3611

NIXIE 207 DE 1 00 10/02/11

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