

GOVERNMENT OF THE DISTRICT OF COLUMBIA
Office of Zoning



Z.C. CASE NO.: 16-11

As Secretary to the Commission, I hereby certify that on May 18, 2016, copies of the Z.C. Notice of Filing were sent via electronic mail, or by first-class, postage prepaid mail if indicated by an asterisk (*), to the following:

1. *D.C. Register*
2. Kyrus Freeman, Esq.
Jessica Bloomfield, Esq.
Holland & Knight
3. ANC 1A
Suite 200
3400 11th Street, NW
Washington, DC 20010
4. Commissioner Rashida Brown
ANC/SMD 1A10
430 Irving Street, N.W. #106
Washington, D.C. 20010
5. ANC 1B
2000 14th Street NW
Suite 100B
Washington, DC 20009
6. Gottlieb Simon
ANC
7. Councilmember Brianne Nadeau
8. Office of Planning (Jennifer Steingasser)
9. DDOT (Jamie Henson and Anna Chamberlin)
10. Charles Thomas, Esq.
General Counsel
DCRA
11. Office of the Attorney General (Alan Bergstein)
12. DOEE (Jay Wilson)
13. DOES
Decarlo.washington@dc.gov
firstsource@dc.gov
14. At-Large Councilmembers:
 - Phil Mendelson
 - David Grosso
 - Elissa Silverman
 - Vincent Orange
 - Anita Bonds

ATTESTED BY:

A handwritten signature in blue ink that reads "Sharon S. Schellin". The signature is written over a horizontal line.

Sharon S. Schellin
Secretary to the Zoning Commission
Office of Zoning

ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA
NOTICE OF FILING
Z.C. Case No. 16-11
(Park View Community Partners & District of Columbia – Consolidated PUD &
Related Map Amendment @ Square 2890, Part of Lot 849)
May 18, 2016

THIS CASE IS OF INTEREST TO ANCs 1A and 1B

On May 13, 2016, the Office of Zoning received an application Park View Community Partners and the District of Columbia (the “Applicant”) for approval of a consolidated planned unit development (“PUD”) and related map amendment for the above-referenced property.

The property that is the subject of this application consists of part of Lot 849 in Square 2890 in northwest Washington, D.C. (Ward 1), on property bounded by Irving Street, N.W. to the north, Georgia Avenue, N.W. to the east, Columbia Road, N.W. to the south and private property to the west. The property is currently zoned R-4 and C-2-A. The Applicant is proposing a PUD-related map amendment to rezone the property, for the purposes of this project, to the R-5-B and C-2-B Zone Districts.

The subject property is currently improved with a temporary park and associated surface parking. The Applicant proposes to replace the existing facilities with an apartment house (189 units), a senior building (76 units), and eight townhome units. The majority of the units will be subsidized housing for low- or moderate income households. The maximum height of the apartment house will be 90 feet; the senior building will have a maximum height of 60 feet; and the townhomes will have a maximum height of 40 feet. A total of approximately 99 on-site parking spaces will be provided in a parking garage below the apartment house and senior building. Each townhome will have a designated on-site parking space, and eight additional on-street parking spaces will be provided on the subject property.

This case was filed electronically through the Interactive Zoning Information System (“IZIS”), which can be accessed through <http://dcoz.dc.gov>. For additional information, please contact Sharon S. Schellin, Secretary to the Zoning Commission at (202) 727-6311.