



VIA FIRST CLASS/ELECTRONIC MAIL

November 20, 2020

Mr. Anthony Hood
Chairman, District of Columbia Zoning Commission
441 4th Street, NW, Suite 200S
Washington, DC 20001

Re: Zoning Commission Case 20-16, Square 442, Parcel 42

Dear Mr. Hood:

This letter pertains to the map amendment at Square 442, Parcel 42 (Parcel 42) to change the zoning from Arts-2 to Arts-4, which the Zoning Commission voted to approve at its October 19, 2020 meeting (Zoning Commission Case 20-16).

DMPED released the Request for Proposal (RFP) for Parcel 42 as the pilot project for the District's OurRFP, which sought to ensure that the public's perspective and priorities were understood in conjunction with the District's goals when crafting and issuing the RFP. DMPED is committed to ensuring the developer meets the goals of the original solicitation, including but not limited to:

- High architectural design quality that establishes a signature gateway on this visible corner;
- The residential mixed income component should maximize affordability beyond the requirements of the Inclusionary Zoning program, as applicable, and the Disposition of District Land for Affordable Housing Amendment Act of 2014 (D.C. Act 20-485) (ADU Act)

Further, DMPED recognizes that there is considerable value in continuing to engage the community around visual design elements, as well as in establishing a community benefits agreement (CBA), to be negotiated directly between the developer and the community.

DMPED will ensure these goals are met as we redevelop this important neighborhood site with the community and development team. If you need additional information, please do not hesitate to contact me.

Sincerely,

John Falcicchio
Deputy Mayor for Planning and Economic Development

Cc: Rachele Nigro, Chair, ANC 6E
Sarosh Olpadwala, DMPED Director of Real Estate
Ayesha Abbasi, DMPED Assistant General Counsel
Esther Ezra, DMPED Deputy Director for Real Estate
Stacy Meyer, DMPED Development Manager

John Falcicchio
Deputy Mayor

