



GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT



Office of the Director

October 26, 2021

Zoning Commission
of the District of Columbia
441 4th Street, NW, Suite 210
Washington, DC 20001

Re: Request for Waiver of Zoning Commission Hearing Fee for The Wilhelmina Rolark project located at parcel B 1351 Alabama Ave SE, Washington, DC 20032; Square 5914

Dear Members of the Commission:

Pursuant to 11-Z DCMR § 1602, the District of Columbia Department of Housing and Community Development (“DHCD”) requests that the Zoning Commission (“Commission”) waive the portion of the hearing fee for the above-referenced application attributable to the construction of residential units that will be reserved as affordable housing. Based on the project characteristics presented to DHCD, this development would be eligible to receive funding from a recognized District of Columbia or federal government housing subsidy program.

The Map Amendment application proposes 225,000 square feet of gross floor area, of which 192,887 square feet of gross floor area (85.7%) will be reserved as 180 units of affordable housing. All of the 180 affordable units will remain affordable for at least 99 years. Based on the attached assumptions and calculations, DHCD recommends a 100% hearing fee reduction, totaling \$16,250.00.

Because there is not yet an affordability covenant or subsidy contract associated with this property, it is essential that the assumptions upon which this recommended reduction is based be incorporated into the Commission’s order as a requirement enforceable by DHCD and the Zoning Administrator, if approved.

Thank you for your considerate attention to this matter. Please do not hesitate to contact me at 202-442-7242 with any questions or concerns.

Sincerely,

Drew Hubbard, Interim Director

Enclosure