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

TIME AND PLACE: Thursday, June 7, 2018 @ 6:30 p.m.

Office of Zoning Hearing Room 441 4th Street, N.W., Suite 220 Washington, D.C. 20001

#### FOR THE PURPOSE OF CONSIDERING THE FOLLOWING:

CASE NO. 18-01 (Community Three Development – Zoning Map Amendment @ Square 361, Lot 827 – 1925 Vermont Avenue, N.W.)

## **THIS CASE IS OF INTEREST TO ANC 1B**

On January 8, 2018, the Office of Zoning received an application from Community Three Development ("Applicant") requesting approval of a Zoning Map amendment for 1925 Vermont Avenue, N.W. (Square 361, Lot 827) ("Property"). On March 16, 2016, the Office of Planning submitted its report in support of setting down the application for a public hearing. At its March 26, 2018 public meeting, the Zoning Commission determined that the application is a rulemaking case, and the Zoning Commission voted to set down the application (now a petition) for a public hearing as a rulemaking case.

The property that is the subject of this petition consists of approximately 37,927 square feet of land area. The Property is generally bounded by residential properties and a public alley on the north, residential properties and a public alley to the south, a public alley (known as 9½ Street) to the east, and Vermont Avenue to the west. The Property is located in the RF-1 zone and is designated as Mixed-Use Moderate Density Residential/Moderate Density Commercial on the Future Land Use Map ("FLUM") of the District of Columbia Comprehensive Plan.

The petition proposes to rezone the Property to the ARTS-2 zone to make it consistent with the Property's mixed-use designation on the FLUM.

This public hearing will be conducted in accordance with the rulemaking case provisions of the Zoning Regulations, 11 DCMR Subtitle Z, Chapter 5.

#### How to participate as a witness.

Interested persons or representatives of organizations may be heard at the public hearing. The Commission also requests that all witnesses prepare their testimony in writing, submit the written testimony prior to giving statements, and limit oral presentations to summaries of the most important points. The applicable time limits for oral testimony are described below. Written statements, in lieu of personal appearances or oral presentation, may be submitted for inclusion in the record.

## Time limits.

All individuals, organizations, or associations wishing to testify in this case are encouraged to inform the Office of Zoning their intent to testify prior to the hearing date. This can be done by mail sent to the address stated below, e-mail (donna.hanousek@dc.gov), or by calling (202) 727-0789.

The following maximum time limits for oral testimony shall be adhered to and no time may be ceded:

Organizations
Individuals
minutes each
minutes each

Pursuant to Subtitle Z § 408.4, the Commission may increase or decrease the time allowed above, in which case, the presiding officer shall ensure reasonable balance in the allocation of time between proponents and opponents.

Written statements, in lieu of oral testimony, may be submitted for inclusion in the record. The public is encouraged to submit written testimony through the Interactive Zoning Information System (IZIS) at <a href="http://app.dcoz.dc.gov/Login.aspx">http://app.dcoz.dc.gov/Login.aspx</a>; however, written statements may also be submitted by mail to 441 4<sup>th</sup> Street, N.W., Suite 200-S, Washington, DC 20001; by e-mail to <a href="mailto:zcsubmissions@dc.gov">zcsubmissions@dc.gov</a>; or by fax to (202) 727-6072. Please include the case number on your submission. FOR FURTHER INFORMATION, YOU MAY CONTACT THE OFFICE OF ZONING AT (202) 727-6311.

ANTHONY J. HOOD, ROBERT E. MILLER, PETER G. MAY, PETER A. SHAPIRO, AND MICHAEL G. TURNBULL ------ ZONING COMMISSION FOR THE DISTRICT OF COLUMBIA, BY SARA A. BARDIN, DIRECTOR, AND BY SHARON S. SCHELLIN, SECRETARY TO THE ZONING COMMISSION.

**Do you need assistance to participate?** If you need special accommodations or need language assistance services (translation or interpretation), please contact Zee Hill at (202) 727-0312 or <a href="mailto:Zelalem.Hill@dc.gov">Zelalem.Hill@dc.gov</a> five days in advance of the meeting. These services will be provided free of charge.

¿Necesita ayuda para participar? Si tiene necesidades especiales o si necesita servicios de ayuda en su idioma (de traducción o interpretación), por favor comuníquese con Zee Hill llamando al (202) 727-0312 o escribiendo a Zelalem.Hill@dc.gov cinco días antes de la sesión. Estos servicios serán proporcionados sin costo alguno.

**Avez-vous besoin d'assistance pour pouvoir participer?** Si vous avez besoin d'aménagements spéciaux ou d'une aide linguistique (traduction ou interprétation), veuillez contacter Zee Hill au (202) 727-0312 ou à <u>Zelalem.Hill@dc.gov</u> cinq jours avant la réunion. Ces services vous seront fournis gratuitement.

**참여하시는데 도움이 필요하세요?** 특별한 편의를 제공해 드려야 하거나, 언어 지원 서비스(번역 또는 통역)가 필요하시면, 회의 5일 전에 Zee Hill 씨께 (202) 727-0312 로 전화 하시거나 <u>Zelalem.Hill@dc.gov</u> 로 이메일을 주시기 바랍니다. 이와 같은 서비스는 무료로 제공됩니다.

**您需要有人帮助参加活动吗?**如果您需要特殊便利设施或语言协助服务(翻译或口译)·请在见面之前提前五天与 Zee Hill 联系·电话号码 (202) 727-0312,电子邮件 <u>Zelalem.Hill@dc.gov</u> 这些是免费提供的服务。

**Quí vị có cần trợ giúp gì để tham gia không?** Nếu quí vị cần thu xếp đặc biệt hoặc trợ giúp về ngôn ngữ (biên dịch hoặc thông dịch) xin vui lòng liên hệ với Zee Hill tại (202) 727-0312 hoặc <u>Zelalem.Hill@dc.gov</u> trước năm ngày. Các dịch vụ này hoàn toàn miễn phí.