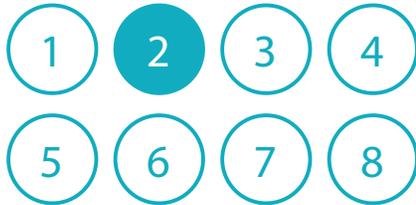


# Development Summary

August 2014

Ward



District of Columbia  
Office of Planning



#### For More Information Contact

Andrea Limauro | Ward 2 Community Planner  
e: [andrea.limauro@dc.gov](mailto:andrea.limauro@dc.gov) | p: (202) 442-7600  
[www.planning.dc.gov](http://www.planning.dc.gov)

## Planning Initiatives

### • *Mount Vernon Square District Project*

The plan offers implementation driven solutions for transportation, public realm, and real estate opportunities in the areas surrounding Mount Vernon Square. Recently, the District Department of Transportation conducted a Premium Transit Alternatives Analysis for K Street. (Completed 2010)

### • *Chinatown Cultural Redevelopment Strategy*

The small area plan provides public and private stakeholders with clearly defined strategies to position Chinatown as the regional anchor for Chinese/ Asian culture. In 2009, new public realm design standards have been implemented. (Completed 2009)

### • *Convention Center Area Strategic Development Plan*

This plan helps the District guide investment to strengthen neighborhood business, generate quality housing, and improve the public realm. Currently, 75% of the plan's objectives are complete and over \$1 billion has been invested in the study area. (Completed 2006)

## Select Capital Investment

### 1 Renovated Park

Stead Field | Complete | \$ 200,000

### 3 Playground Renovations

Mitchell Park Playground | Complete

Volta Park Playground | Completed

Rose Park Playground | Planned

### 2 Renovated Libraries

West End Library | Under Construction

Martin Luther King Jr. Memorial Library | Planned

### 1 New Protected Bike Lane

M St, NW between 14th and 28th Streets, NW | Complete | \$300,000

FBI Headquarters



Connecticut Avenue Median



CityCenter DC



# Ward 2 Development

## Major Projects

- 1 West Heating Plant:** The West Heating Plant site, a two acre lot with a 20,000 s.f. building, was sold by the General Services Administration to a private developer in 2013 for \$19.5 million. The developer plans to convert the property into luxury condos. (Planned)
- 2 Old Post Office Building:** The Trump Organization has a 60-year lease of the Old Post Office Pavilion and plans to re-purpose the building into a 275-room luxury hotel expected to open in late 2015 or early 2016. (Under Construction)
- 3 Franklin School:** The Deputy Mayor for Planning and Economic Development selected the Institute for Contemporary Expression and EastBanc Inc. (ICE-DC) to rehabilitate and reuse the historic Franklin School. The development team will transform the rehabilitated building into exhibit space for contemporary art, space for art education programs, a new restaurant and café, and an arts Bookstore. ICE-DC plans to work closely with the National Park Service (NPS) and the District to integrate art and to coordinate programs in the redesigned Franklin Square Park. (Planned)
- 4 FBI Headquarters Redevelopment:** The General Services Administration received 35 responses to its RFI for relocating the FBI's headquarters, 935 Pennsylvania Avenue, NW. According to recent study, the redevelopment of the 290,000 s.f. property into a 2.3 million s.f. mixed-use community, stands to net millions of dollars in new tax revenue for the city. (Planned)
- 5 CityCenter:** This expansive mixed use development will be constructed in three phases on a ten acre site. CityCenter will eventually include 2.5 million s.f. mixed-use development in total. Phase 1 was completed in early 2014 including 185,000 s.f. of retail, 458 rental apartments, 216 condos and 520,000 s.f. of office space. (Under Construction)
- 6 Convention Center Headquarters Hotel:** This hotel broke ground in 2010 and was completed in the Spring of 2014 with 1,175 hotel rooms and commercial use. The total project cost is \$515 million. (Complete)
- 7 The District:** The District is a seven-story apartment building with 125 units completed in early 2013 on 14th Street, NW. The building features ground floor retail, as well as a roof deck. Less than a month after finishing construction, JBG sold The District apartments to an investor for approximately \$608,000 per unit. (Complete)

