

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF GENERAL SERVICES



March 16, 2018

Office of the Director

**VIA FIRST CLASS U.S. MAIL and
ELECTRONIC MAIL**

The Honorable Trayon White Sr.
Councilmember
1350 Pennsylvania Avenue N.W.
Washington, D.C. 20004

Gottlieb Simon
Executive Director of Office of Advisory Neighborhood Commissions
1350 Pennsylvania Avenue, N.W.
Washington, D.C. 20004

Troy Donte Prestwood
Chairperson
ANC 8A04
2317 16th Street S.E. Unit 101
Washington D.C. 20020

Greta J. Fuller
ANC 8A06
1352 Maple View Place S.E.
Washington, D.C. 20020

RE: *Notice pursuant to D.C. Official Code Section 1-309.10 for the acquisition of a leasehold interest in real property*

Dear Madams and Sirs:

Pursuant to D.C. Official Code Section 1-309.10, this letter shall serve as notice that the District of Columbia Department of General Services (“DGS”) intends to acquire a leasehold interest in real property as follows (“Property”):

Ward: 8
Address: 1355/1357 Valley Place SE Washington, D.C. 20020
Square Footage: Approximately 15,180
Agency: Department of Human Services
Agency Use: Transitional Housing

Acquisition by: Lease
Term: Ten (10) years with One Five (5) year option
Name of Proposed Landlord: Cemi-Valley Wind Associates Limited Partnership

As stated above, at this time, DGS *intends* to acquire the above-described leasehold interest in real property, but has not entered into a new lease agreement for the acquisition. Please note that the District's Department of Human Services has occupied this site since 2001 as transitional housing under an existing lease, and the proposed transaction would merely renew the lease. The new lease will require that the property be renovated by the landlord to better serve those experiencing homelessness. DHS plans to utilize units located at Valley Place SE for transitional housing (between emergency crisis shelter and permanent housing) for families. Families located at Valley Place will remain there from 3 to 24 months, and will have a safe, supportive environment where residents can overcome trauma, begin to address the issues that led to homelessness or kept them homeless, and begin to rebuild their support network. Onsite supportive services may include financial literacy, housing location, connections to health and wellness programs and services, employment services.

The proposed newly renovated building will include the following amenities:

- Administrative space for 2-4 case managers (workstations)
- 1-2 office space for case manager's to discuss private information with clients
- 1 Private staff bathroom
- A conference room which can be converted into program space
- A Laundry area with 2 commercial grade washers and dryers
- Computer Lab

Pursuant to D.C. Official Code Section 1-309.10, the Commission is invited to convey its recommendations as to the subject matter of this notice to DGS in writing, and DGS will give great weight to the issues and concerns raised in such recommendations. For example, DGS would like to know if the Commission has any recommendations or concerns as to pedestrian safety around the Property, traffic flow around the Property, and operational hours for the Property, or noise and light generated at the Property.

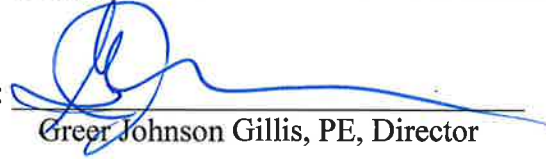
DGS respectfully requests that the Commission include this notice and the subject matter hereof on the agenda of a meeting held in a timely manner so as to provide DGS with the Commission's recommendations within the time period provided to the Commission under D.C. Official Code Section 1-309.10. DGS and the above-named District agency which intends to use the Property would be pleased to attend such meeting if so desired by the Commission.

Please send any recommendations regarding the foregoing to the Department of General Services by email to ANCcomments@dc.gov or by U.S. mail at 2000 14th Street, NW, 8th Floor, Washington, DC 20009, Attention: Regina Payton, on or before April 27, 2018. Should you have any questions regarding this notice, please contact Regina Payton at 202-727-7034 or at the email address above.

Respectfully,

District of Columbia, a municipal corporation, by
and through its Department of General Services

By:



Greer Johnson Gillis, PE, Director