

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF GENERAL SERVICES



Office of the Director

April 22, 2019

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

The Honorable Vincent Gray,
Councilmember
1350 Pennsylvania Ave NE, Suite 406
Washington, DC 20004

Gottlieb Simon,
Executive Director of the Advisory Neighborhood Commissions
1350 Pennsylvania Ave NW, Suite 8
Washington, DC 20004

D. L. Humphrey,
ANC7B Chairperson Advisory Neighborhood Commissioner
3452 N Street, SE
Washington, DC 20019

Nicole Smith-McDermott,
ANC7B04 Advisory Neighborhood Commissioner
3525 Highwood Drive, SE
Washington, DC 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: 7
Address: 3200 Pennsylvania Avenue SE
Square Footage: Approximately 6,000 to 8,000
Agency: Office of the State Superintendent of Education
Agency Use: Office Use
Acquisition by: Lease
Term: Ten (10) years with five (5) year option
Name of Proposed Landlord: 3200 Penn Ave PJV, LLC

As stated above, DGS *intends* to acquire the above-described leasehold interest in real property but has not entered into a lease agreement for the acquisition. Please note that the Office of the State Superintendent of Education ("OSSE") will utilize this site for office and related administrative uses. This site has a square footage of approximately 6,000 to 8,000 of contiguous space. DGS is not in possession of any renderings, plans, specifications or similar materials relating to OSSE's intended use of the real property, other than materials relating to the site selection process.

Please note in the context of commercial leasing, commercial landlords do not incur costs for the production or development of renderings, plans, specifications or similar materials without first having executed a binding contract; again, DGS has not entered into, but intends to enter into, a lease agreement for the above Property.

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, operational hours for the Property, or noise and light pollution 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.

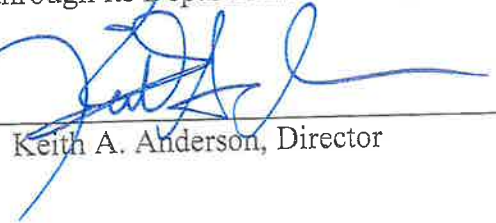
Please send any recommendations regarding the foregoing to the Department of General Services by email to Tiwana Hicks, Realty Officer, at ANCcomments@dc.gov or by U.S. mail at 2000 14th Street, NW, 8th Floor, Washington, DC 20009, Attention: Tiwana Hicks, on or before June 4 2019, 2019.

Should you have any questions regarding this notice, please contact Tiwana Hicks at (202) 698-7762 or at the email address above.

Respectfully,

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

By: _____



Keith A. Anderson, Director