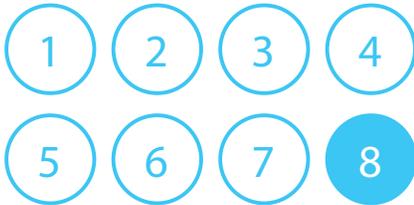


# Development Summary *January 2015*

Ward



District of Columbia  
Office of Planning



#### For More Information Contact

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## Planning Initiatives

### 11th Street Bridge Park

The 11th Street Bridge Park is proposed to be the city's first elevated public park located on the piers of the old bridge spanning the Anacostia River. An international design competition was launched and a corresponding design exhibit took place in the fall of 2014. The OMA and OLIN design was selected as the winner. (Underway)

### ForWard 8: Investing in Our Future Initiative

In follow up to the Ward 8 Community Summits held in 2011 and 2012, \$2.5 million in District government funding was allocated for agencies to implement projects. Four projects were selected: 1) Interim Innovation Hub at the St. Elizabeths East Campus chapel, now called the R.I.S.E. Demonstration Center which opened on August 13, 2014; 2) a Center for Construction Careers; 3) Culinary and Entrepreneurship Training; and an upcoming CHASE Business Directory. (Underway)

### St. Elizabeths-Congress Heights EcoDistrict

EcoDistricts is a comprehensive strategy to accelerate sustainable development at the neighborhood scale by integrating building and infrastructure projects with community and individual action. The St. Elizabeths-Congress Heights EcoDistrict formation was announced in June 2014. (Underway)

### CHASE (Congress Heights, Anacostia, St. Elizabeths) Action Agenda

The CHASE Action Agenda prioritizes implementation and develops community resources to ensure area residents and businesses realize the benefits of renewed growth and development in the area. The Action Agenda provides a blueprint to implement actions within 12 months. (Completed May 2014)

### St. Elizabeths Master Plan and Design Guidelines

The plan lays out a vision for vibrant, mixed-use development with community serving amenities that will create an important hub for the Ward 8 community and District's emerging innovation economy. (Completed June 2012)

### Bellevue Small Area Plan

The Bellevue Small Area Plan focuses on improving the area's commercial and retail opportunities, increasing home ownership and housing choices, enhancing workforce and youth development opportunities and providing consistent streetscape appeal along South Capitol Street SE. (Approved March 2010)

## Select Capital Investments

### 4 Renovated Playgrounds

Douglass Playground | Complete  
Fort Greble Playground | Complete  
Congress Heights Playground | Planned  
Oxon Run Playground | Planned

### 1 New Library

William O. Lockridge / Bellevue Library | Complete

### 1 Renovated High School

Ballou High School | Complete  
Anacostia High School | Complete

St. Elizabeths East Campus



Congress Heights Metro Station Development



William O. Lockridge / Bellevue Library



# Ward 8 Development

## Major Projects

- 1 3939 South Capitol Street SW:** Trinity Plaza, a mixed-use development consisting of 28 apartments, 6,000 square feet of retail space and 12,000 square feet of office space is expected to deliver in 2015. (Planned)
- 2 4001 South Capitol Street SW:** Redevelopment of the South Capitol Street Shopping Center into a 283,000 square-foot mixed-use project with 150 residential units, 36,000 square feet of retail space and 78,000 square feet of office space. (Planned)
- 3 Firth Sterling and Sumner Avenue, SE (Barry Farm):** The development plan spans four phases and approximately 15 years, calling for a total of approximately 1,300 housing units by completion. The Zoning Commission approved the PUD in December 2014. (Planned)
- 4 Congress Heights Metro Station, SE:** City Partners and Sanford Capital have plans to build a 275,000-square-foot office building, a 206-unit residential building, and 15,000 square feet of retail space on top of the southern Metrorail entrance. The site currently houses 4 garden apartment buildings which will be demolished (Planned)
- 5 Four Points:** Replacement of five blocks of surface parking, vacant lots, and industrial buildings in Anacostia with new homes, shops, and offices. The neighborhood could see nearly 500 residential units, 144,000 sq. ft. of retail, and 900,000 sq.ft of office space. A residential building (71 units) at MLK Avenue/Chicago Street is scheduled to being construction in 2016. (Planned)
- 6 3845 South Capitol Street, SW:** Covenant Baptist United Church of Christ is developing a new senior citizen residential and wellness center with over 30 rental units and an expected delivery in 2015. (Under Construction)
- 7 2516 Sheridan Road SE (Sheridan Station):** The project will provide 65 replacement housing units for Barry Farms residents, with 25 units delivered in 2011 and 40 units to be delivered in 2014. The project will be developed in 4 phases: Phase 1 - Multifamily Rental and Townhomes (114 Rental Units), Phase 2 - Townhomes (80 For-Sale Units), Phase 3 - Townhomes (65 Rental Units) and Phase 4 - Townhomes (85 For-Sale Units). (Under Construction)
- 8 Saint Elizabeths East Campus SE / Demonstration Center:** The 178-acre East Campus will also be redeveloped into a mixed-use community. Initial plans call for 1.5 million square feet of office space, 2,000 residential units, 340,000 square feet of retail space, 400 hotel rooms as well as institutional, civic and education and uses. In December 2014, the District chose Redbrick LMD, a master developer, for Phase 1 development. The Gateway DC was completed in 2013 and serves as a Gateway DC is an interim use state-of-the-art pavilion and park in the heart of St Elizabeths East. The pavilion is designed to provide venues for casual dining, a farmers market, and other weekend, community, cultural and arts events. The Chapel has transformed into the R.I.S.E. Demonstration Center. The center will bridge the gap between the innovation field and local community until the development of permanent Innovation Hub space is possible and will feature a Digital Inclusion Center and conference and entrepreneur spaces. (Ongoing and Completed)

