

MEETING NOTES for the GW/COMMUNITY ADVISORY COMMITTEE
(as called for in the *2007 Foggy Bottom Campus Plan*, Condition P-7)
Meeting #11/Quarter 2 – June 7, 2010 – 6:30 pm -- Saint Mary's Court, Lower Level

1) WELCOME & INTRODUCTIONS

Michael Akin, Assistant Vice President of Government, International & Community Relations for The George Washington University opened the meeting promptly at 6:30 p.m. by noting this eleventh quarterly meeting was being held in compliance with Condition P-7 of GW's *2007 Foggy Bottom Campus Plan (2007 FBCP)*. He said notices of the meeting had been sent via letter and/or email to the six Commissioners on the Foggy Bottom Advisory Neighborhood Commission 2A (ANC 2A), as well as leadership of the Foggy Bottom Association (FBA) and the West End Citizens Association (WECA). Additional outreach to publicize this meeting included:

- Advertisement placed in the May 26, 2010 edition of *The Foggy Bottom Current*;
- Email invite sent to approximately 400 members on the FRIENDS listserv, as well as distributed via the Foggy Bottom Alert Neighborhood listserv;
- Notice placed on five pages of GW's neighborhood website www.neighborhood.gwu.edu;
- Email reminders sent to attendees of previous GW Community Advisory Committee meetings.

Next, representatives of GW who have been appointed by the University as members of the Advisory Committee introduced themselves, including: Akin; Alicia O'Neil, GW Senior Associate Vice President for Operations; Susi Cora, GW Director of Planning and Project Management/Office of Real Estate; Peter Konwerski, GW Assistant Vice President for Student and Academic Support Services (SASS); and Brian Hamluk, GW Director SASS & University Guide to Personal Success Program. At this point O'Neil noted that Tara Pereira was in attendance and it was announced she will replace Brian Hamluk as a GW representative to this committee since Hamluk is transferring to another position at the University that will be less directly affiliated with the key concerns/issues addressed by this group.

Following this, attendees introduced themselves, including: Jan Arguyen, Toni Boyer, Helen Caldwell, Mattie Carvon, Rebecca Coder, Aida M. Donnaly, Bettie R. Turner, Ed Greenfeld, Kris Hart, Sara Maddux, Hazel Neave, Elizabeth Sulam, Diane Tai, Beatrice Thames, Doris Trone, Mary E. Wall, Sandra Welch, Billy Wright. Also in attendance were GW representatives Adam Aaronson, Michael Burns, Kevin Corbett, John Ralls and Britany Waddell as well as Presidential Administrative Fellow Darnell Cadette, GW student intern Richard Livingstone, Colin MacDonald (attending on behalf of GW's Residence Hall Association) and Jeff Bridges of the GW Hatchet. At the completion of introductions, Akin said minutes from all previous meetings of the GW Community Advisory Committee (including the 2010 Quarter 1 meeting held 03/04/10) are posted at several locations on GW's neighborhood website, www.neighborhood.gwu.edu

2) CAMPUS PLAN AND CAMPUS DEVELOPMENT UPDATES

2a) Other 2007 Foggy Bottom Campus Plan initiatives

2a i) Historic Preservation Plan: Cora said GW had complied with both historic preservation requirements included in Condition P-9 of the *2007 FBCP*. The University submitted background information last year to the DC Office of Planning's Historic Preservation

Office (HPO) which will assist with that office's creation of an application for a new historic district to be concentrated in the southern half of GW's Foggy Bottom campus. Also, GW filed six individual landmark application filings which were approved by DC's Historic Preservation Review Board (HPRB) at its January 28, 2010 hearing.

2a ii) Streetscape Plan: Aaronson said the streetscape plan will guide how GW develops sidewalks and public spaces on its campus during the 20 year span of the 2007 FBCP and he summarized plan features shared with the community on several previous occasions including focusing vehicular routes on north/south streets and giving east/west streets a more pedestrian focus. Aaronson said this project was well received by the DC Government with a final draft of the streetscape project submitted to DC Department of Transportation (DDOT) and other key DC agencies in early February as a follow up to the Preliminary Design Review Meeting in December 2009. It is anticipated this process will culminate with an agreement between GW and DDOT that will result in standardization and predictability in the placement of streetscape components and improvements.

2b) Updates on campus development projects:

2b i) Square 54/2200 Pennsylvania Avenue: O'Neil said work on this project continues on schedule for completion in early 2011 for the office component and mid 2011 for the residential component. She said 60% of the space in the project's commercial component had been leased on office side and commitments (either letter of intents or leases) have been secured for all retail, including the grocery market. She added the potential grocers currently in negotiations with Boston Properties are considering using most of the space designated for this use. Additionally, Boston Properties has a signed lease with gourmet deli Devon&Blakely to be located on the 23rd Street side of the project and letters of intent with a sitdown casual dining establishment, a Mediterranean-themed eatery, a financial institution and a daycare provider. She said the covered walkways on the project's Eye Street and Washington Circle frontage would remain through the end of this year but the cranes would be removed by the end of June.

Sara Maddux said DC's Department of Transportation (DDOT) is considering renovations of New Hampshire Avenue between Dupont Circle and Washington Circle to the north of the project's site. Akin said a neighborhood tour of the project site will be arranged in the near future and all attendees will be invited. Coder asked about the feasibility study for a second entrance to the Foggy Bottom/GWU Metrorail and O'Neil said, based on numerous factors, including locations of tunnel and platform structures, it was not feasible to locate a second entrance on the Square 54 site but GW has agreed to coordinate with WMATA about a potential additional station entrance when/if development is undertaken at Square 77B which lies to the southeast of Square 54.

2b ii) Square 80 Open Space: Cora said the existing surface parking/delivery and loading area between F, G, 21st and 22nd Streets has been converted into a green and open space that employs progressive storm water management practices. Kris Hart said he visited the site yesterday with Rebecca Coder and both were impressed with how the site was utilized. Akin said his office could arrange a background tour for any neighbors seeking additional information on the sustainable features of this site.

2b iii) Renovation of the Charles E. Smith Athletic Center/Square 57: Cora said completion of phase one and two in 2009 saw a major renovation of the building's interiors and phase three currently underway focuses primarily on exterior renovation and associated adjacent interior spaces. She said project will be substantially finished later this year with remaining exterior finishes completed next winter/early spring. Since construction activities require lifting

overhead debris and heavy items, a sidewalk enclosure will not be installed. Hamluk highlighted the enhanced academic student support space created in phase two of the renovation including additional computers and study spaces for both individuals and small groups.

2b iv) Renovation of Lafayette Residence Hall (corner of Eye and 21st Streets): While this site is identified in the 2007 FBCP as a potential development site, the building's current renovation will not make use of this additional space. Renovation will start later this summer and require closure of the building until project completion in summer 2012. Upgrades include installation of new elevators and life safety systems, reconfiguration of rooms, exterior upgrades (window replacement, minor roof work, masonry care and painting). O'Neil confirmed this temporary removal of Lafayette Hall from GW's housing inventory will not prevent GW from meeting its 2007 FBCP requirements for provision of student beds.

2c) Mount Vernon Campus Activities

2c i) 2010 Mount Vernon Campus Plan Process: Akin said the Mount Vernon Campus is governed by a separate Campus Plan but, as a courtesy, this information is provided to GW's Foggy Bottom neighbors. He said the recently approved 2010 Mount Vernon Campus Plan was created using the same community based planning process GW employed during creation of the 2007 FBCP.

2c ii) Pelham Hall Redevelopment & Ames Hall renovation: Cora said Pelham Hall work is nearing substantial completion and continues on schedule for a fall 2010 opening which will provide 278 beds and additional student support facilities on the Mount Vernon Campus. She said once existing administrative functions in Ames Hall are moved into the new structure, the University will demolish the southern/rear half of the building and replace it with a new addition which will provide increased space for academic use.

3) UPCOMING IMPORTANT GW DATES AND ORGANIZATIONAL CHANGES

Hamluk said GW's annual move-out of students from its residential halls May 12-17 was followed by the arrival of summer temporary residence hall tenants and both transitions went smoothly with no community impact. He said GW's annual Green Move Out effort to increase the sustainability of GW's departing students resulted in the collection of nearly 80,000 pounds of materials for donations to local charities including clothing, food, books, furnishings and other household items. Hamluk said the majority of students would return during the weekend before classes begin (primarily Saturday August 28). He said the same protocol for Move In would be used as in previous years to ensure minimal impact on the community. Hamluk said neighbors might see increased visitor activity during GW's annual freshman orientation being held the days of: June 15-17, June 21-23, June 25-27 and June 30-July 2. Akin encouraged attendees to join other neighbors in helping greet students arriving on campus and provide directions and said his office is considering a new program which would allow students moving into off campus properties to meet their neighbors. Akin said that in addition to Hamluk's promotion to a new GW role (detailed in opening section), another GW representative to the Community Advisory Committee (Peter Konwerski) had been promoted to a new role as Dean of Students. Akin said Konwerski's new position would further enhance his presence at these meetings.

4) FEATURED DISCUSSION OF PROPOSED PROJECTS IN PLANNING STAGES

4a) Underground parking facility and Law Learning Center on Square 103: Waddell began by noting this project would occur primarily below grade and said no timeframe had been established for the aboveground portion of this project. She said proceeding now with the below

grade portion of this project will enhance GW's efforts to comply with the parking requirements of the 2007 FBCP particularly in light of the anticipated demolition of the University Parking Garage in the near future to accommodate construction of a new Science and Engineering Complex (see Square 55 discussion below). Waddell said an initial presentation of this project was made at the March Advisory Neighborhood Commission 2A meeting and another presentation would be made to ANC 2A once the second stage approval of this project was submitted to the DC Zoning Commission.

O'Neil provided further details on the anticipated demolition of the University Parking Garage which houses 1,252 parking spaces and said the University would compensate for the removal of these spaces with: 362 (of the total 1,026) parking spaces at Square 54 upon its Spring 2011 completion; 180 spaces at the below grade parking garage in South Hall which opened Fall 2009; anticipated 360 below grade spaces in the garage in the new Science and Engineering Complex and approximately 450 spaces in this project on Square 103. Mic Burns of the project team reviewed the site plan that comprises the area on G Street between 20th and 21st Streets, NW between (and not including) three townhomes on the east (2000, 2002 and 2004) and Tonic Restaurant to the west with most of the project is below-grade and main vehicular ingress/egress into the below grade parking via public alley running east/west parallel between F and G Streets, N.W. He detailed the ground level features including entry pavilion, 60 ground-level parking spaces, and sustainable features.

Kris Hart asked where GW would relocate the maintenance vehicles it currently houses on this site and O'Neil said this was currently being determined. O'Neil also clarified GW's submission for second stage approval of this project will only be for the below grade portion and when/if above grade portion is pursued it would be subject to a separate Zoning Commission hearing for second stage approval and the plans would also be shared with community and the ANC before submission to the Zoning Commission. Rebecca Coder asked if this project would create an increase in GW's student enrollment and O'Neil said this was not anticipated and if it did occur the University would have to make enrollment adjustments in other areas so as to stay in compliance with the enrollment cap in the 2007 FBCP. Coder asked if 2008 G Street would be retained and O'Neil said this townhouse was not designated for retention since it is not contiguous to other structures. With regard to potential impacts on traffic, O'Neil said she did not anticipate this would add further to existing traffic conditions since the vehicles would not be new vehicles but existing drivers currently parking on the campus and that a traffic study was underway to confirm this and these results would be shared at a future meeting.

4b) Science and engineering complex (SEC)/Square 55: O'Neil began by noting this project is seen as critical to GW's continued advancement toward its goal of becoming a world class research and learning institution. She said the new space will likely include office space/departmental offices for GW's Columbian College of Arts & Sciences and the School of Engineering & Applied Sciences as well as research and teaching space and collaborative areas.

O'Neil said this development site includes the existing University Parking Garage as well as Building K was approved by the DC Zoning Commission as part of the 2007 FBCP and also has been subject of considerable and lengthy discussion within the GW community (faculty, administrators, staff, alumni) for more than a decade. It is anticipated there will be eight above grade floors to the SEC and heights would vary between 90' on 23rd Street and 110' feet on 22nd Street in accordance with the approved 2007 FBCP. She said excavation at this site would allow for two levels of below grade programmable space as well as three levels of below grade space to accommodate an additional 300-400 parking spaces (accessible via anticipated H Street

entrance) and the project's Eye Street ground-level frontage will include retail (in accordance with the 2007 FBCP) as well as loading area access.

O'Neil said consultant/advisor Boston Properties was working with project architect Ballinger to continue benchmarking and programming studies, including outreach to and consultation with GW's faculty, administrative officials and staff. Benchmarking considers the best practices of other institutions while programming reviews internal practices of the University to assess its needs. O'Neil anticipates presentation to GW's Board of Trustees of a project design and funding proposal for review/approval by the Board at its fall 2010 meeting. She said Clark Construction had also recently been hired for pre-construction services.

4c) School of Public Health and Health Services/Square 39: Adam Aaronson of the project team began with an overview of the site which is located between New Hampshire Avenue to the east, 24th Street to the west, Washington Circle and K Street to the north and Eye Street to the south. He said this project will replace the site's current Warwick Memorial Building (which is used for various functions of GW's Medical School and Hospital) and surface parking lot with a new headquarters for GW's School of Public Health and Health Services. He said the project is anticipated to include seven above grade and two below grade floors to house academic offices and classrooms as well as a penthouse for rooftop mechanical enclosure and a main entrance facing New Hampshire Avenue. Aaronson said GW would like to submit its second stage PUD approval for this project later this year and begin construction next year with anticipated opening in 2014. O'Neil said the project's design will allow for retention of the green space on the southern edge of the site and this was an extremely important community concern during approval process for the 2007 FBCP. Rebecca Coder asked about location of delivery/loading areas and Aaronson said it is anticipated to remain in its existing location and that existing ZipCar parking spaces on this site would be relocated in near vicinity.

5) PUBLIC COMMENT & ADJOURNMENT

Per the request of Sara Maddux at the previous Community Advisory Committee meeting, status of street trees within GW's campus was raised for discussion. Student intern Richard Livingston gave an update on his efforts to coordinate a student-staff tree watering program. He said this effort was being coordinated with Casey Trees with whom GW has an ongoing programmatic partnership and it aims to provide sufficient water to the approximately 75 trees identified as particularly in need of water (generally, young trees of those with a trunk less than 3" in diameter). Maddux thanked students for their efforts and encouraged them to continue this work during the upcoming hot summer months.

Akin again thanked outgoing GW representative Brian Hamluk for his time and dedication to this Committee since its first meeting in December 2007.

With no further comments or questions, Akin lead the group in singing happy birthday to Foggy Bottom resident Toni Boyer who regularly attends GW Community Advisory Committee meetings and recently celebrated her birthday. Following that, the meeting adjourned at approximately 8:00 p.m. with Akin reminding residents to review the minutes for tonight's and previous meetings on the neighborhood website.