

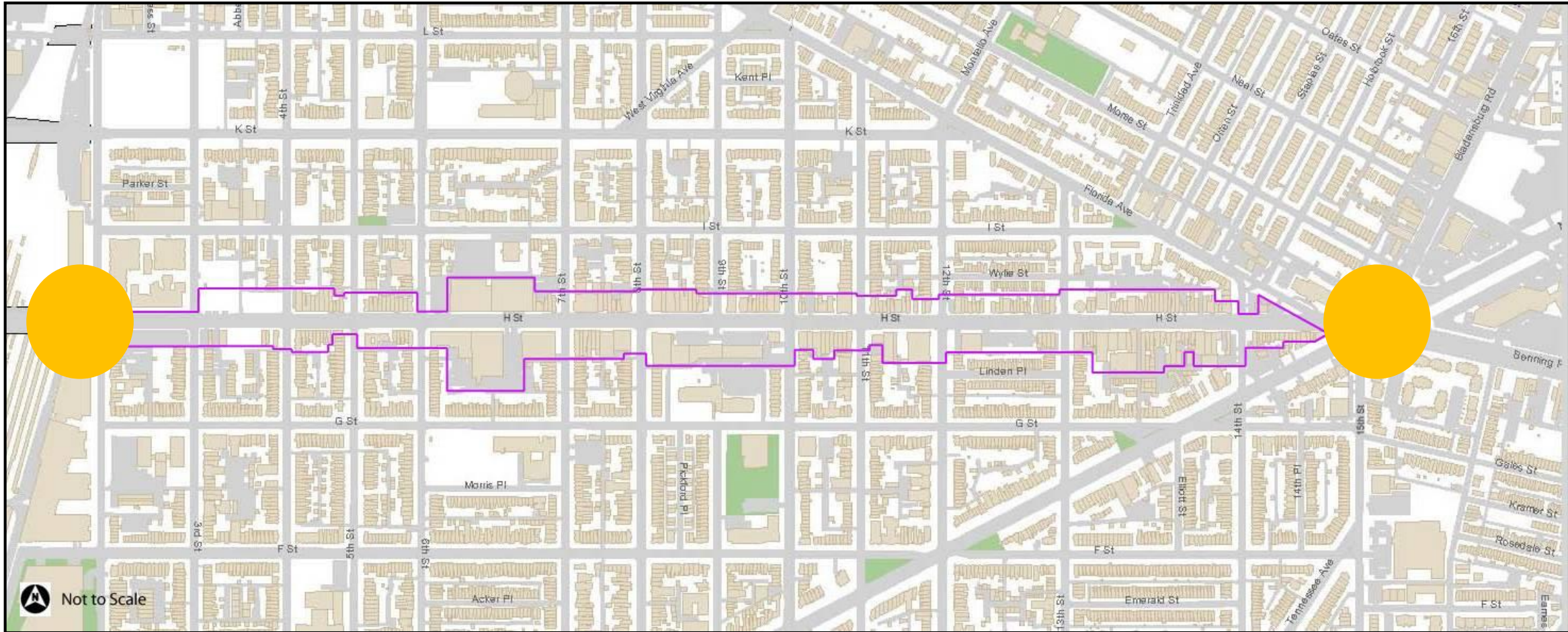
Past, Present and Future of one of Washington's Great Streets

# H Street NE

Andrea Limauro, Senior Planner



# H Street NE:

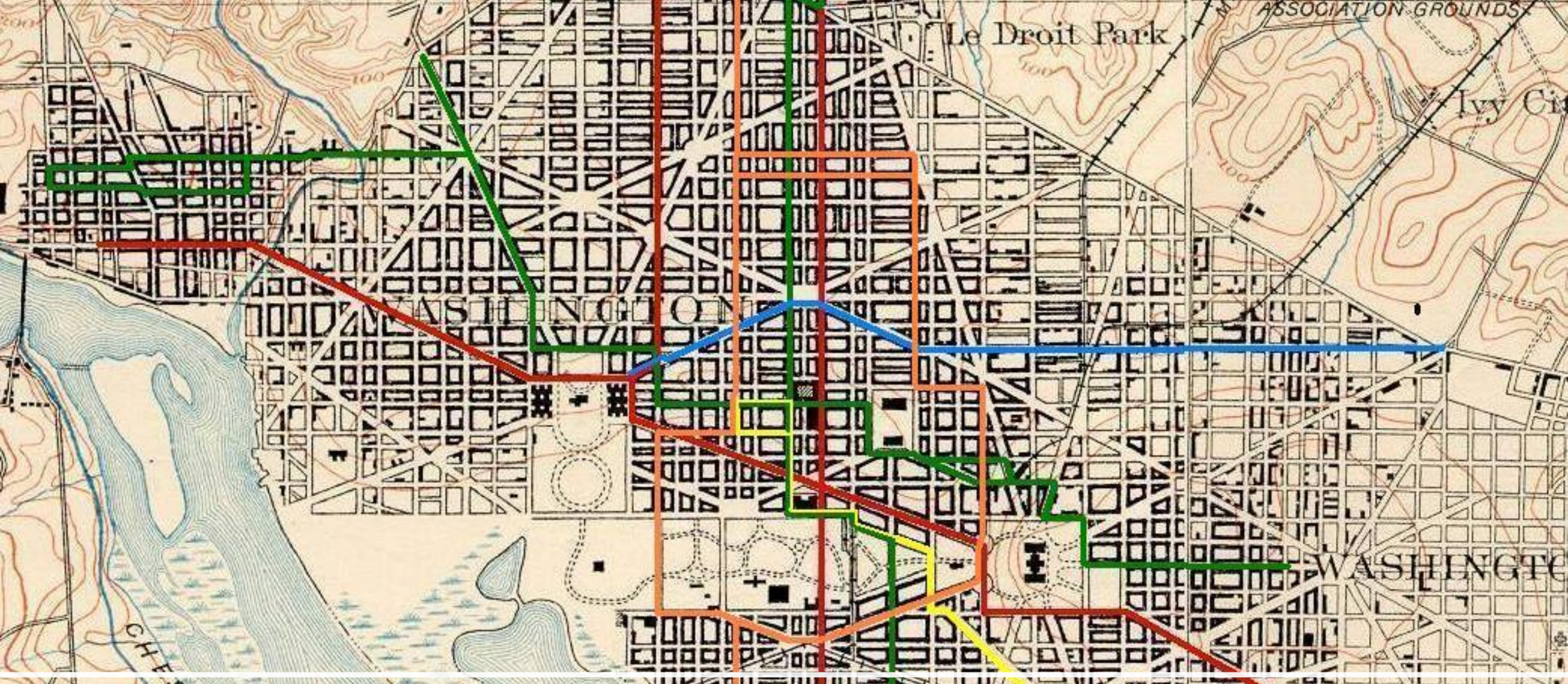


# H Street NE - past:

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- Early development and the role of the Streetcar
- 1968
- Post-1968
- Planning





H Street NE - past:







1968 Riots

# H Street NE: Planning for a comeback

# Revival

The H Street NE  
Strategic  
Development  
Plan



April 2003

# H Street NE: Planning for a comeback



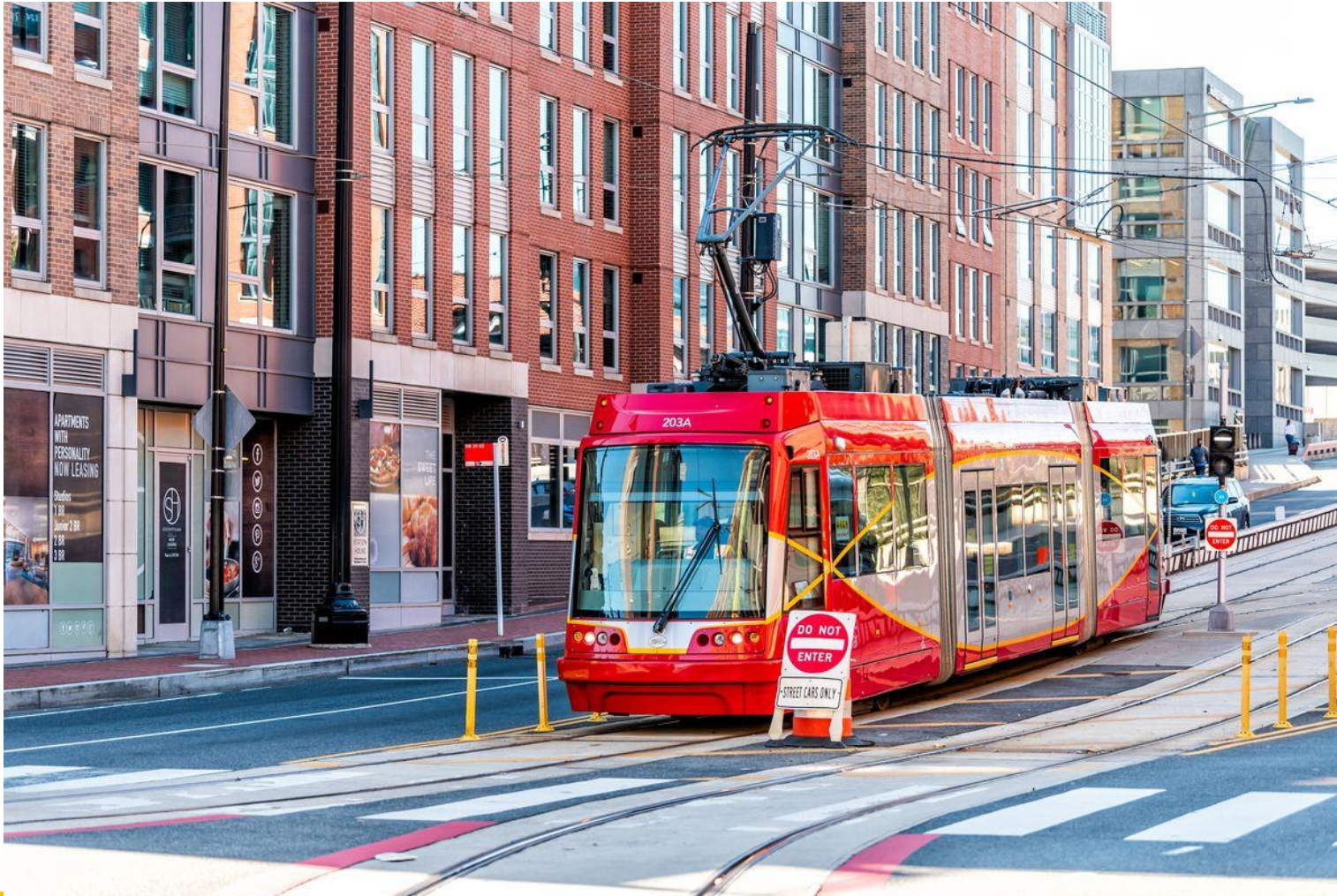




## H Street NE - present:

- Streetcar
- Recent Development (*2000 to present*)
- Arts & Culture

# H Street NE - present: Streetcar



## Senate Square and Apartments

- Applicant/Case Name : Abdo Development, L.L.C.
- Property Address : 0800 3RD ST NE
- Case Number : 04-22
- Hearing Date : 10/25/2004
- Delivery Date: 2007-08
- 1870's, a convent. 1980's, a museum, mixed use
- 500 residential units
- 19,852 sq. ft. of affordable housing units



# Station House

- **Applicant/Case Name : Station Holdings LLC**
- **Property Address : 222 G ST NE**
- **Case Number : 05-37**
- **Hearing Date : 10/01/2007**
- **Delivery Date: 2015**
- **Over 300 units**
- **Approx. 20,570 sq. ft. of GFA to affordable housing**
- **Total affordable housing = 15% of PUD bonus density**



# 360 H Street

- Applicant/Case Name : Steuart-H Street LLC
- Property Address : 300 H STREET NE
- Case Number : 06-01
- Hearing Date : 07/06/2006
- Delivery Date: 2013
- Mixed-use with 42,000 sq. ft. Giant grocery store
- 215-unit apartment building in a 6-story
- Approx. 10% of increase GFA as affordable housing for 80% AMI or less



# The Apollo DC

- **Applicant/Case Name : USL WDC H Street LLC ; H Street Self Storage, LLC**
- **Property Address : 825 6TH ST NE**
- **Case Number : 12-18**
- **Hearing Date : 04/18/2013**
- **Delivery Date: 2016**
- **431 units**
- **3 units 50% AMI**
- **32 80% AMI**
- **Whole Foods**



## Coda on H

- **Applicant/Case Name : MRP Realty**
- **Property Address : 317 H ST NE**
- **Case Number : 15-07**
- **Hearing Date : 10/08/2015**
- **135 units**
- **6% lower than 80% of AMI**
- **1% lower than 60% AMI**
- **1% lower than 50% AMI**



# 501 H Street Apartments

- Applicant/Case Name : Jemal's CDC, LLC
- Property Address : 501 H ST NE
- Case Number : 14-14
- Hearing Date : 05/14/2015
- Delivery Date: 2017
- 28 units
- 3 units (=8% of GFA) to 50% AMI





## Avec on H Street

- **Applicant/Case Name: Parcel Associates LLC**
- **Property Address: 0901 H ST NE**
- **Case Number: 10-03**
- **Hearing Date: 07/19/2010**
- **Delivery Date: 2019**
- **Rappaport Companies, W.C. Smith, Lustine family**
- **Replacing the single-story strip mall**
- **8-story building, 44,373 square feet of retail**
- **420 units**
- **8% affordable units to 80% AMI**





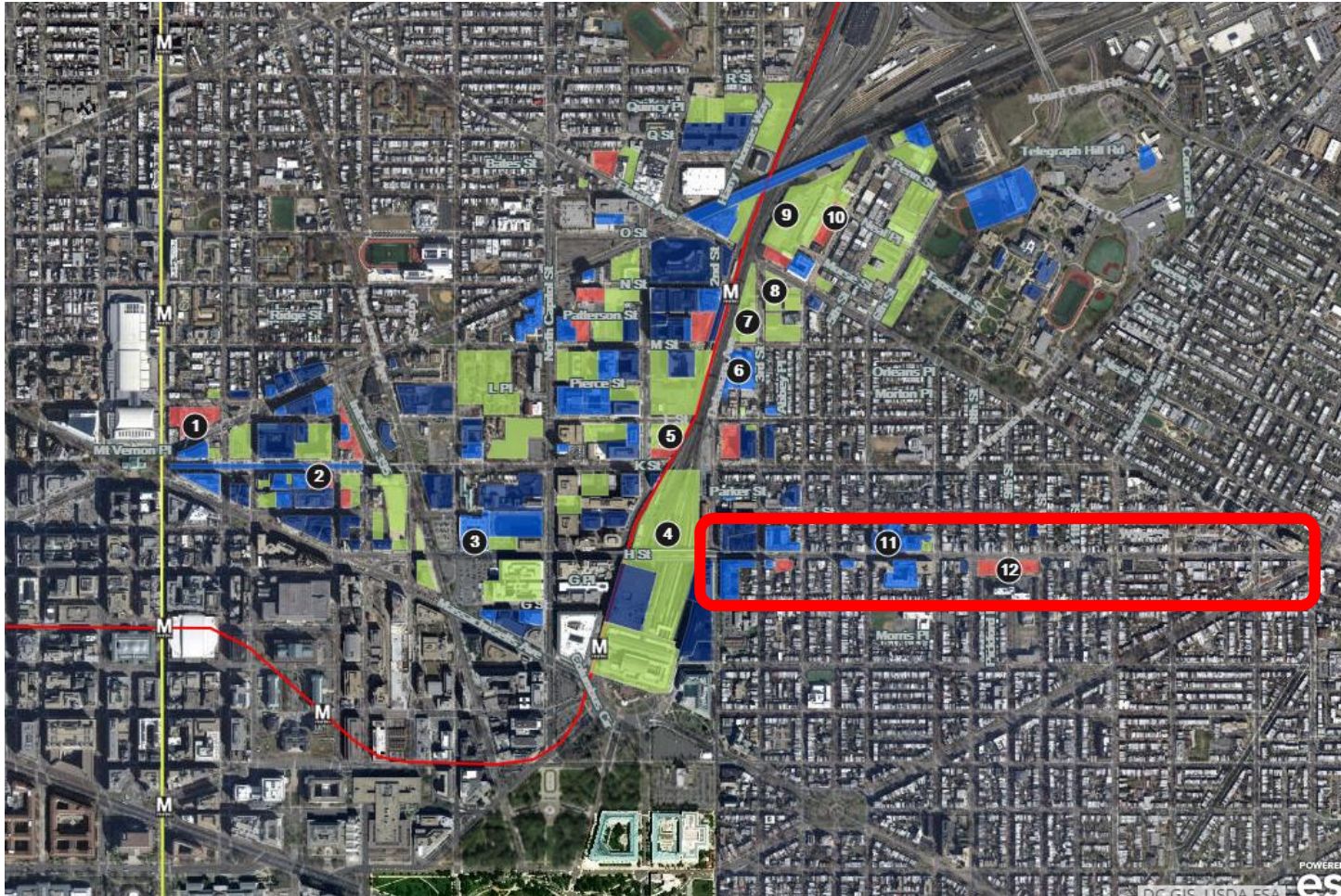
An aerial photograph of a city, likely Atlanta, Georgia, showing a dense urban grid. A large circular inset on the left side of the image displays a futuristic architectural rendering of a city block along H Street NE. The rendering shows modern, multi-story buildings with glass facades and green roofs, interspersed with older, classical-style buildings. The text 'H Street NE - future:' is overlaid on the inset, with a horizontal line underneath. A bullet point is also present in the inset area.

# H Street NE - future:

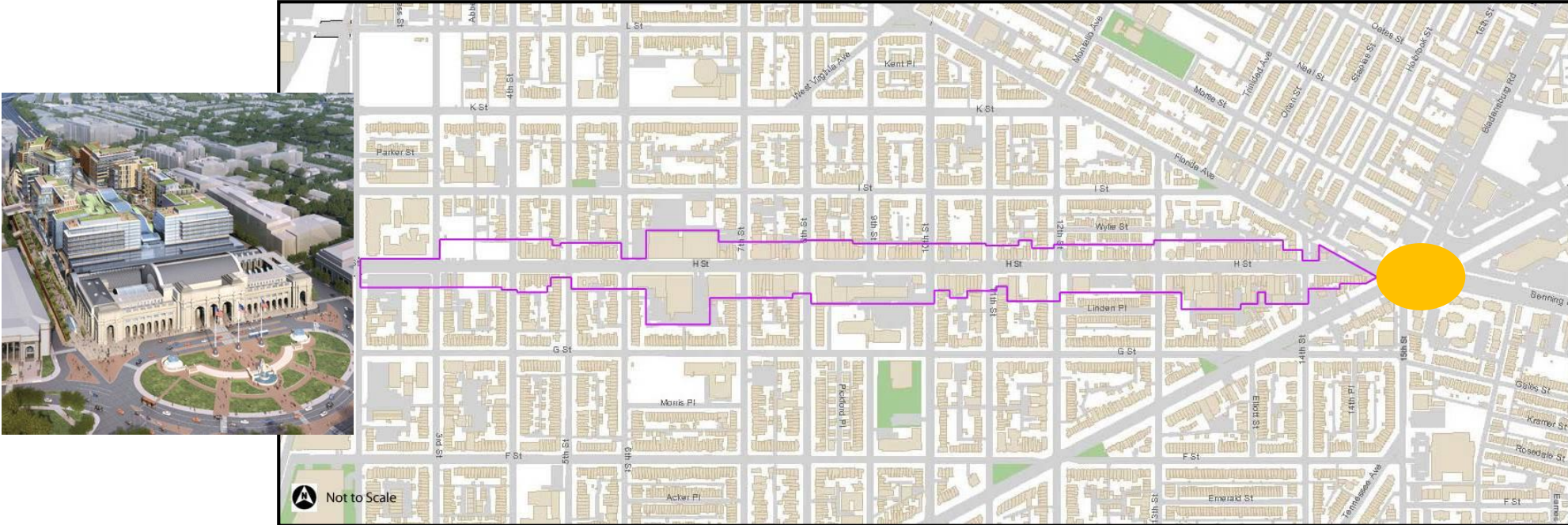
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- The bookends

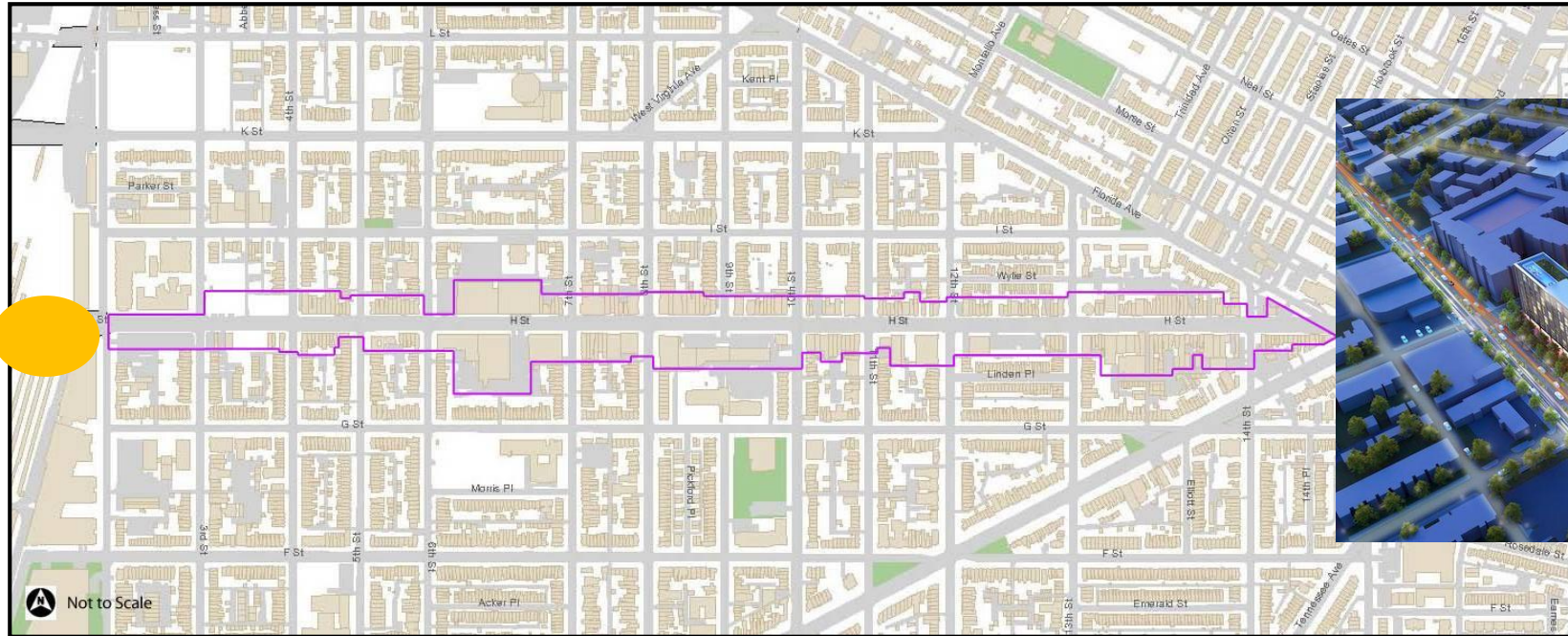
# H Street NE – The Larger Context:



# H Street NE - future: the Bookends



# H Street NE - future: the Bookends



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