



# District of Columbia DISTRICT FACILITIES PLAN FISCAL YEARS 2009–2013

**Government of the District of Columbia  
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Office of Property Management  
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## Executive Summary

The “Master Facility Plan Requirement Emergency Amendment Act of 2001” and “Temporary Amendment Act of 2001” state: “The Mayor shall submit a Master Facility Plan to the Council, which sets forth the logistical requirements and relocations plans for equipment and personnel, for the disposition of real property pursuant to subsection (b) of this section.”

The District Facilities Plan (the Plan) provides an overview of all District of Columbia owned and leased space except for schools, libraries, residential properties and right-of-way. The data in this report reflects the District’s inventory as of the end of FY 2008, with the exceptions noted above. Several agencies, including DC Public Schools, DC Public Libraries, and the Department of Parks & Recreation are drafting their own facilities plans. Additionally, the Administration is developing an action plan for public safety facilities. Details on this plan will be included in the next version of the District Facilities Plan. The Plan describes in detail the strategic priorities and vision that guide space utilization for office, industrial and special use space, and includes a five year program incorporating current projects and expected future projects. Logistical and relocation plans for equipment and personnel are dynamic. New technologies and programmatic goals change the way District agencies approach service delivery, thereby altering their space needs. The real estate and construction markets are also highly variable

as we are seeing now. A substantial degree of flexibility is needed in the implementation of the Plan.

Major initiatives over the next three years include reducing the District’s leased space portfolio by approximately 13% from 3.7 million square feet to 3.2 million square feet, constructing the Consolidated Forensic Laboratory and the Minnesota-Benning Government Center, repurposing closed schools and warehouse centralization. It is important to note that until projects are finalized, they should be regarded as proposals that are constantly evolving as cost estimates are fine-tuned, the climate and responses of the real estate market are analyzed, community concerns are considered, negotiations with landlords are realized, and plans for agency operations continue to evolve.

**NOTE:** Data contained in this document is current as of December 2008.



## I. Introduction



The District Facilities Plan aims to provide information on the current state of the District's properties, present a vision for their management, outline the District's comprehensive and environmentally responsible real estate strategy and highlight current initiatives to achieve this strategy.

### THE DISTRICT OF COLUMBIA'S REAL ESTATE PORTFOLIO

The District's real estate portfolio includes police and fire stations, offices, clinics, customer service centers, closed schools, homeless shelters, data centers, garages, and production, distribution and repair (PDR) facilities. The total District-owned space is approximately 18 million square feet.<sup>1</sup> A detailed breakdown of the portfolio, by facility or property type, is provided in Sections V-VIII. The Office of Property Management (OPM) provides a variety of services to the majority of agencies in District government. These range from property management and lease advisory services to construction.

The single largest component of the owned-space portfolio is schools. As mentioned above, schools and libraries are the subject of separate facilities plans and will not be addressed here, except for those schools

that have been deemed excess to DC Public Schools' needs and have been transferred to OPM's portfolio for re-use by other government and private users. In addition, residential properties managed by the Housing Authority or the Department of Housing and Community Development, and the District's rights-of-way, which are under the management of the District Department of Transportation, are excluded.

As of the date of this Plan, the District leases approximately 3.7 million square feet of space from private landlords. The leased space portfolio is comprised primarily of office space but also includes warehouse and neighborhood space.<sup>2</sup> Many of the current leases were entered into during the period from the late 1990s through 2001. Typically, these leases had ten-year terms and have recently expired or are expiring soon. Appendix 10.1, "Lease Expirations" identifies all the leases.

<sup>1</sup> For purposes of this report OPM has relied on historic information concerning square footage. Most often that information does not specify whether the square footage data provided is gross building area or rentable square feet.

<sup>2</sup> Neighborhood space is typically used to provide service delivery close to where people live. This includes One-Stop Centers, Income Maintenance Centers, clinics, DMV service centers, etc.





## I. Introduction

### CATEGORIES OF SPACE

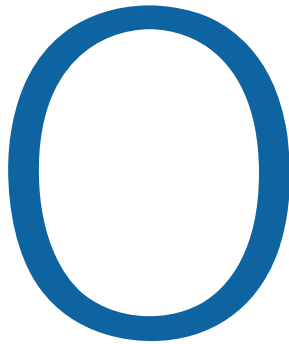
For the purposes of this Plan, the District's inventory is divided into four categories that are defined by the space's function.

To summarize:

- **Office Space:** 2,440,901 square feet of leased space and 2,016,239 square feet of owned space which is used by agencies to house their administrative and financial headquarters.
- **Industrial Space:** 333,396 square feet of leased space and 1,31,0314 square feet of owned space, which includes warehouses, repair facilities, parking lots, garages, material production facilities and salt domes.
- **Special Use Facilities:** 907,884 square feet of leased and 13,401,898 square feet of owned space, which includes police and fire stations, parks, recreation centers, charter schools, homeless shelters, correctional facilities, Oak Hill Youth Center, libraries and clinics.
- **Vacant Properties and Slivers Not Suitable for Government Use:** 1,302,927 square feet of vacant properties and 25,752 in land feet of slivers. Vacant properties are District-owned facilities or land that is not currently occupied or developable. A number of these properties are not suitable for District government use because they do not meet space requirements, are too far from public transportation or are more suited for commercial use and economic revitalization. Slivers, small pieces of land adjacent to privately owned property, are too small to develop on their own and are costly to maintain while providing little to no value to the District.



## II. Strategic Priorities



PM plans to regularly reconsider and update priorities that guide space utilization and location of government services. The following nine priorities are currently used by OPM in decision-making for new leases, agency relocations, space acquisition, and capital investments:

1. Maximize use of District owned space
2. Transition from leased to owned space
3. Improve utilization of warehouse and industrial space
4. Repurpose surplus schools
5. Respond in a timely manner to expiring leases
6. Transition to modern and efficient space use; including employing appropriate standards for space utilization
7. Develop government centers and other owned facilities
8. Undertake preventive maintenance and budget for capital repairs and replacement
9. Use innovative techniques to “green” District properties

Significantly, OPM must blend agency operational priorities with District-wide strategic real estate priorities in making occupancy decisions with agencies. To improve agency space utilization and overall reduction of leased space, OPM has implemented a space programming initiative. To that end, OPM incorporated space planning in projects funded with landlord tenant improvement allowance funds and school repurposing projects. Further, OPM hired three firms to program agencies relocating due to expiring leases or other reasons.

Programming was completed or started in FY08-09 for the following agencies: Department of Disability Services; Child & Family Services Agency; Office of Planning; Department of Insurance, Securities & Banking; Department of the Environment; Department of Health; Department of Mental Health; Alcohol & Beverage Regulation Administration; Metropolitan Police Department’s Special Operations Division; Department of Public Works Parking Enforcement Management Administration; Department of Employment Services (Skyland One-Stop Career Center); Department of Human Services (2850 and 64 New York Avenue locations); Office of Tax & Revenue’s Recorder of Deeds administration; Office of the Chief Financial Officer; Office of the State Superintendent of Education; Department of Consumer & Regulatory Affairs; Office of Attorney General; Office of Administrative Hearings; Department of Housing & Community Development and Department of Youth Rehabilitation Services.

Programming for the following agencies is scheduled to begin in FY09: District Department of Transportation; DC Public Schools; Office of Chief Technology Officer; Office of Contracting & Procurement; Metropolitan Police Department; Department of Healthcare Finance and Department of Human Services (remaining locations).





## III. Fiscal Year 2008 Baseline

### THE CURRENT STATE

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the end of FY08, the District's leased portfolio consists of 3,750,978 square feet of space at a cost to the District of \$137,333,192 annually. Most leases are between ten and fifteen years old and many were negotiated during the period in which District affairs were managed by the Financial Responsibility & Management Assistance Authority (Control Board) established by Congress in 1995.

OPM makes the decision to renew or surrender leased space after careful analysis of 1) available alternative spaces in the owned portfolio and the real estate markets; 2) the costs and benefits of a move under the specific circumstances of the tenant and 3) other District or community impacts. In making such decisions, OPM consults with the agency tenant, the Office of the City Administrator, the Deputy Mayor for Planning & Economic Development and affected Council members, as appropriate.

Several current or planned construction projects will provide alternative space to expiring leases, including the Department of Employment Services' headquarters and schools being converted for office use. While it is an over-arching goal to reduce the District's inventory of leased space (see Section III, Strategic Priorities), certain considerations limit the District's ability to make rapid changes in this balance. Chief among these limitations is competing demands for the use of capital dollars. In

addition, the current economic downturn has significantly improved the District's ability to enter into advantageous lease arrangements.

Capital constraints require that the District prioritize those projects that are unique and serve an essential municipal function, such as police stations. It would be unwise for the District to be vulnerable to private sector lease renewals for these types of uniquely governmental facilities. The District currently has several such facilities under construction including the high-tech, high-performance Consolidated Forensic Laboratory and the replacement Metropolitan Police Department First District Station. Information about pending construction projects that will significantly affect the District's real estate portfolio is included in Sections V-VII below.

The District government also owns a considerable amount of vacant, under-utilized and unused land. That land includes large parcels that are the subject of re-use planning, such as the Saint Elizabeths'



### III. Fiscal Year 2008 Baseline



campus and Reservation 13 as well as small slivers of land that result from the diagonal avenues superimposed on the grid of streets included in Pierre L'Enfant's 1791 plan adopted for development of the City of Washington. A list of all vacant land is included in Section VIII, Profile of Vacant Properties and Slivers.

#### RELATIVE BENEFITS OF OWNED VS. LEASED SPACE

The District has adopted a guiding philosophy focused on moving out of leased space into owned space. Studies have shown that the total life cycle cost is typically lower for owned properties than leased properties.

Key benefits of ownership include:

- Amortization of the purchase over a 20-30 year time frame
- Eliminates vulnerability to escalating land value and rents
- Locks in space cost for a longer period of time
- Ability to tailor space to specialized government needs
- No private owner profit included in cost of the building
- District can finance at a lower interest rate than a private builder, because of exempt status and generally higher credit rating

Key "costs" of ownership include:

- Payment on the debt affects District debt-to-revenue ratios and is currently considered by rating agencies in establishing the District's municipal credit rating

- Upfront, non-construction costs of building a facility are higher than those for entering a lease
- District construction and political costs exceed private construction costs as a result of a procurement process as well as other statutory and regulatory impositions on contracting
- Lease space can be provided more quickly
- Time to plan, approve, procure and implement a capital project is typically in the range of three to six years, depending on size and complexity
- Loss of flexibility, i.e. lease terms tend to be shorter, thus exiting can be more nimble than vacating owned property
- There is an ongoing need for adequate maintenance and repair funding for public facilities

OPM will continue to pursue the District's policy to move from leased space to owned space. Additionally, OPM will work to analyze total life cycle cost, accurate total cost information and the need for flexibility in a percentage of the portfolio will be used to help inform future decisions regarding whether to lease space or utilize owned property. OPM is working with the Office of the Chief Financial Officer to assure that adequate data is available to perform such analyses. However, it is difficult to capture disaggregated, annualized data about the costs of capital facilities.





## IV. Spurring Change In Property Management

### SPACE PROGRAMMING

**S**tarting in FY08, OPM is acquiring program information for all agencies facing near-term changes in the status of their leased or owned space. In order to develop this information, OPM engaged several local architecture firms. Each of these firms is working with agency clients to understand their operational needs and staffing.

This baseline information, applied using new workspace guidelines, will enable OPM to place agencies in appropriate, highly-functional owned and leased space and assure sound stewardship of District resources (refer to Section III, Fiscal Year 2008 Baseline).

documents. Former dumping sites have been cleaned up on the St. Elizabeths' campus and at DC Village. Two leased warehouses, totaling 17,600 square feet, were emptied and vacated, saving the District approximately \$144,350 annually.

### INDUSTRIAL SPACE CLEAN-UP

Change has also begun in District-owned warehouses and industrial facilities. In FY08 OPM, assisted by the Office of the Chief Technology Officer and the Office of Contracts and Procurement, began a campaign to clean up duplicative and over-filled District-owned and leased warehouse space. OPM has reduced file storage and obsolete furniture and scrap materials for several agencies, and the Office of the Chief Technology Officer has begun digitizing essential government

### NEW SPACE STANDARDS

The nature and size of the District's real estate holdings must be considered when managing costs and facilities associated with serving the residents of the District. The management of costs and facilities should also address proper space standards. As technologies and business processes continuously change, workplace standards must change too.





## IV. Spurring Change In Property Management



Space standards improve the efficiency of government facilities and minimize costs. These standards typically include guidelines for space allocation, workspace design, furniture performance specifications, technology requirements and building performance standards. The standards help assure that the District has a “green” and efficient work environment.

OPM, together with the Office of the Chief Technology Officer and other agencies, is actively working on developing guidelines for 21st century high performance workplaces. These guidelines will serve a critical role in helping agencies achieve their strategic and business goals. District workplaces in the future will incorporate flexible spaces for learning and collaboration, will facilitate greater functional mobility for District staff, and will incorporate appropriate private spaces for confidential meetings. Facilities based on these standards will reinforce a sense of modernity and professionalism. Employees of District agencies will understand that the District values the creativity and energy of its staff. Residents and other customers entering these bold new spaces will understand the District’s commitment to providing high quality services in an efficient manner.

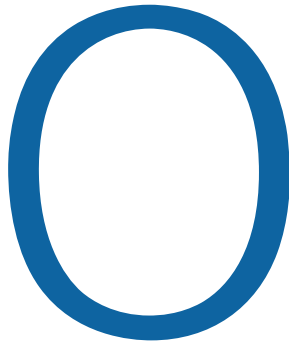
### LEED GUIDELINES FOR PROJECT MANAGERS

The Green Buildings Act of 2006 requires all OPM construction projects over 10,000 square feet to achieve LEED (Leadership in Energy and Environmental Design) Silver certification or higher. To ensure compliance, OPM drafted a handbook for architects, builders and government officials outlining how to manage and observe the District’s groundbreaking green building requirements. *The LEED Certification Guidebook for Projects in the District of Columbia* contains specific direction on how to meet LEED requirements and manage design and construction to achieve the highest possible LEED certification. The principles are being followed in two major District projects already, the Consolidated Forensic Laboratory and the Department of Employment Services headquarters.





## V. Profile of Office Space



PM manages 4,457,140 square feet of office space to house DC agencies. A very small portion of this space (well under 1%) is made available to retailers and other entities. 2,440,901 square feet is leased and 2,016,239 square feet is owned. The tables below list the District's leased and owned office space.

**Table 5.1 Office Space**

DEPARTMENT	ADDRESS	SF	STATUS
Administrative Hearings	441 4th St. NW	40,000	owned
Aging	441 4th St. NW	12,369	owned
Asian & Pacific Islander Affairs	441 4th St. NW	2,400	owned
Attorney General	1100 15th St. NW	14,308	leased
Attorney General	441 4th St. NW	163,202	owned
Auditor	717 14th St. NW	8,538	leased
Board Of Elections & Ethics	441 4th St. NW	18,031	owned
Campaign Finance & Ethics	2000 14th St. NW	9,211	owned
Chief Financial Officer	1275 K St. NW	36,703	leased
Chief Financial Officer	810 First St. NE	39,423	leased
Chief Financial Officer	825 N Capitol NE	188,455	leased
Chief Financial Officer	441 4th St. NW	46,933	owned
Subtotal (Chief Financial Officer)		274,811	
Chief Medical Examiner	2000 14th St. NW	6,020	owned
Chief Technology Officer	1100 15th St. NW	28,616	leased
Chief Technology Officer	2000 14th St. NW	942	owned
Chief Technology Officer	441 4th St. NW	71,005	owned
Chief Technology Officer	222 Massachusetts Ave. NW	5,625	owned
Subtotal (Chief Technology Officer)		106,188	
Child & Family Services	702 H St. NW	12,327	leased
Child & Family Services	955 L'Enfant Plaza	23,886	leased
Child & Family Services	400 6th St. SW	128,723	leased
Subtotal (Child & Family Services)		164,936	
City Administrator	441 4th St. NW	9,582	owned
Civilian Complaint Review Board	1400 I St. NW	10,591	leased
Commission On Arts & Humanities	1371 Harvard St. NW	700	leased



## V. Profile of Office Space



DEPARTMENT	ADDRESS	SF	STATUS
Commission On Arts & Humanities	1371 Harvard St. NW	6,403	leased
Community Affairs	441 4th St. NW	800	owned
Consumer & Regulatory Affairs	941 N Capitol St. NE	122,246	leased
Contract Appeals Board	717 14th St. NW	5,752	leased
Contracting & Procurement	441 4th St. NW	44,340	owned
Corrections	300 Indiana Ave NW	4,180	owned
Criminal Justice Coordinating Council	441 4th St. NW	3,594	owned
D.C. Public Schools	825 N Capitol St. NE	136,907	leased
DC Council	2100 Martin Luther King Jr. Ave. SE (CM Barry space)	1,000	leased
DC Lottery & Charitable Games	2101 Martin Luther King Jr. Ave. SE	65,660	leased
DC Lottery & Charitable Games	2000 14th St. NW	2,580	owned
Disability Rights	441 4th St. NW	2,760	owned
Disability Services	1125 15th St. NW	110,443	leased
Disability Services	810 First St. NE	61,099	leased
<b>Subtotal (Disability Services)</b>		<b>174,302</b>	
Economic Development	2025 M St. NW -Former NCRC Office	24,784	leased
Employee Appeals	717 14th St. NW	11,046	leased
Employment Services	609 H St. NE	102,466	leased
Employment Services	64 New York Ave. NE	105,000	leased
Environment	51 N St. NE	26,202	leased
Environment	2000 14th St. NW	14,342	owned
Executive Office of the Mayor	441 4th St. NW	18,634	owned
Executive Office of the Mayor	2000 14th St. NW	1,136	owned
Finance & Resource Management	441 4th St. NW	13,769	owned
Fire & Emergency Medical Services	441 4th St. NW	5,000	owned
Fire & Emergency Medical Services	1923 Vermont Ave. NW	17,678	owned
Health	2000 14th St. NW	1,844	owned
Health	300 Indiana Ave. NW	15,468	owned
Health	717 14th St. NW	21,616	leased
Health	825 N Capitol St. NE	149,255	leased
Health	2100 Martin Luther King Jr. Ave. SE	19,361	leased
Health	1300 First St. NE	53,281	leased
Health	64 NY Avenue	47,360	leased
Health	2100 Martin Luther King Jr. Ave. SE	1,250	leased
Health	825 N Capitol	22,027	leased
<b>Subtotal (Health)</b>		<b>331,462</b>	
Homeland Security & Emergency Management	2720 Martin Luther King Jr. Ave. SE	32,763	owned





## V. Profile of Office Space

DEPARTMENT	ADDRESS	SF	STATUS
Housing & Community Development	941 N Capitol St. NE	7,228	leased
Housing & Community Development	1800 Martin Luther King Jr. Ave. SE	55,737	leased
Housing & Community Development	801 N Capitol NE	58,768	leased
Subtotal (Housing & Community Development)		121,733	
Human Resources	441 4th St. NW	60,481	owned
Human Rights	441 4th St. NW	8,825	owned
Human Services	64 New York Ave. NE -- Basement	3,200	leased
Human Services	2850 New York Ave. NE	24,422	leased
Human Services	717 14th St. NW	32,357	leased
Human Services	64 New York Ave NE	52,900	leased
Human Services	2100 Martin Luther King Jr. Ave. SE	47,439	leased
Human Services	645 H St. NE Bldg 2	83,990	leased
Human Services	51 N St. NE	42,515	leased
Human Services	3720 Martin Luther King Jr. Ave. SE	3,213	leased
Human Services	425 O St. NW	47,700	owned
Subtotal (Human Services)		337,736	
Inspector General	717 14th St. NW	33,211	leased
Insurance, Securities, & Banking	1400 L St. NW	8,113	leased
Insurance, Securities, & Banking	810 First St. NE	34,928	leased
Latino Affairs	2000 14th St. NW	5,682	owned
Mental Health	1250 U St. NW	34,400	leased
Mental Health	64 New York Ave. NE	67,900	leased
Mental Health	300 Indiana Ave. NW	4,511	owned
Subtotal (Mental Health)		106,811	
Motion Picture & Television	441 4th St. NW	1,883	owned
Motor Vehicles	301 C St. NW	59,206	owned
Motor Vehicles	3214 Pennsylvania Ave	5,611	owned
Motor Vehicles	95 M St. SW	38,311	owned
Subtotal (Motor Vehicles)		103,128	
Multi-Tenanted <sup>3</sup>	1350 Pennsylvania Ave. NW	278,150	owned
Office Of Administrative Hearings	825 N Capitol St. NE	4,415	leased
Office Of The Peoples Counsel	1133 15th St. NW	17,551	leased
Office Of The Secretary	441 4th St. NW	5,225	owned
Parks & Recreation	3149 16th St. NW	13,600	owned
Planning	825-941 N Capitol St. NE	3,848	leased
Planning	801 N Capitol NE	22,883	leased
Police Department	51 N St. NE	13,553	leased

<sup>3</sup> Per agency square footage is being updated for the Wilson Building.



## V. Profile of Office Space



DEPARTMENT	ADDRESS	STATUS	STATUS
Police Department	1215 3rd St. NE	22,830	leased
Police Department	2 DC Village Lane SW	10,000	owned
Police Department	6 DC Village Lane SW	28,694	owned
Police Department	300 Indiana Ave. NW	381,747	owned
Police Department	4665-69 Blue Plains Dr. SW	112,283	owned
Subtotal (Police Department)		569,107	
Property Management	2000 14th St. NW	66,436	owned
Property Management	300 Indiana Ave. NW	101,884	owned
Property Management	921 Pennsylvania Ave. SE	1,600	owned
Subtotal (Property Management)		169,920	
Public Employee Relations Board	717 14th St. NW	3,879	leased
Public Service Commission	1333 H St. NW	30,122	leased
Public Works	2000 14th St. NW	53,201	owned
Real Property Assessment & Appeals	441 4th St. NW	3,963	owned
Risk Management	441 4th St. NW	11,045	owned
Sentencing & Criminal Code Revision	441 4th St. NW	2,141	owned
Serve DC (Former Office Of Veterans Affairs)	441 4th St. NW	2,042	owned
Serve DC (Former Office Of Veterans Affairs)	441 4th St. NW	4,600	owned
Small & Local Business Development	441 4th St. NW	5,222	owned
State Superintendent Of Education	717 14th St. NW	25,310	leased
State Superintendent of Education	441 4th St. NW	15,746	owned
State Superintendent of Education	1150 5th St. SE	25,000	owned
Subtotal (Superintendent of Education)		66,056	
Taxicab Commission	2041 Martin Luther King Jr. Ave. SE	4,649	leased
Tenant Advocates	941 N Capitol St. NE	2,000	leased
Transportation	2217 14th St. NW	16,500	leased
Transportation	64 New York Ave. NE	30,000	leased
Transportation	64 New York Ave. NE -- BASEMENT	37,682	leased
Transportation	64 New York Ave. NE Basement	4,500	leased
Transportation	2000 14th St. NW	83,076	owned
Subtotal (Transportation)		171,758	
Youth Rehabilitation Services	2101 Martin Luther King Jr. Ave. SE	1,400	leased
Youth Rehabilitation Services	450 H St. NW	24,030	leased
Zoning	441 4th St. NW	14,166	owned
<b>TOTAL LEASED OFFICE SPACE</b>		<b>2,440,901</b>	
<b>TOTAL OWNED OFFICE SPACE</b>		<b>2,016,239</b>	
<b>TOTAL OFFICE SPACE</b>		<b>4,457,140</b>	



## V. Profile of Office Space

### MAJOR OFFICE PROJECTS

#### New Department of Employment Services Headquarters

4158 Minnesota Avenue NE



OPM is building a new headquarters for the Department of Employment Services in

the Ward 7 community at the intersection of Minnesota Avenue and Benning Road, east of the Anacostia River. This project features 225,000 square feet of office space, first floor retail space, and 1.5 levels of underground parking. The LEED Silver project is scheduled for completion in 2010. It is being built immediately in front of the four-story Washington Metropolitan Area Transit Authority (WMATA) parking garage.

**Status:** Currently under construction. Anticipated completion December 2010.

#### Southwest Waterfront *M and 4th Streets SW*

The Southwest Waterfront project will create 535,000 square feet of leased space for District agencies. In 2006, the District negotiated



an agreement with Waterfront Associates LLC to enter into a 15-year lease beginning in 2010. The Office of Planning, Office of Tenant Advocates, Office of the Chief Financial Officer, Department of Consumer & Regulatory Affairs, and the District Department of Transportation's Public Space Administration will relocate to the Southwest Waterfront. Most tenants will be relocating from 941 North Capitol Street NE. This new project will improve upon the "one-stop" concept developed for resident and business needs that was first implemented at the Department of Consumer & Regulatory Affairs' location at 941 North Capitol Street NE.

**Status:** Currently under construction. Anticipated completion March 2010.



## V. Profile Of Office Space



### Repurposing Closed Schools

In 2008 a number of DC public schools were closed and added to OPM's portfolio. Four schools will be repurposed for agency relocation. The Bowen School has been renovated to serve as the new MPD First District Headquarters, which will be approximately 72,000 square feet.

In FY10, the Merritt School will be readied to house 15,000 square feet of space for Department of Youth Rehabilitation Services, 20,000 square feet for the Child and Family Services Agency and Department of Employment Services, each—all for programs that focus on youth services. These governmental services will be complemented by a youth focused non-profit organization, Life Pieces to Masterpieces, which is moving into 5,000 square feet of space.

DPW's Parking Enforcement Management Administration and Keeley's Gym, a community organization, will move into 57,000 square feet and 5,000 square feet respectively at Meyer.

**Status:** Currently in Design. Project timeline has not been determined yet.

OPM and the Deputy Mayors for Education and Planning & Economic Development are exploring other uses for the remaining schools in accordance with the requirements of the Landrieu Act. School Buildings are not required for DC agency use have been offered for reuse by DC public charter schools. Excess schools not leased to charter schools will be offered through the Deputy Mayor for Planning & Economic Development for other types of reuse.





## V. Profile of Office Space

### PROJECT OPPORTUNITIES

#### Reservation 13 Development



In accordance with the Hill East Master Plan approved by the DC Council in 2002, the Deputy Mayor for Planning & Economic Development is managing the

development of the Hill East Waterfront, 67 acres along the western shore of the Anacostia River and at the eastern gateway to Capitol Hill. Reservation 13 was the site of DC General Hospital and the land is often referred to as such.

This new waterfront community is planned to connect the surrounding neighborhood to the Anacostia waterfront via tree-lined public streets, recreational trails, and accessible waterfront parklands. It is envisioned as a model for the development of sustainable public infrastructure for storm water management and energy conservation. Once complete, the site could accommodate more than 5 million square feet of new development, including residential, retail, and mixed-use buildings. Up to two acres of the site is intended to be set aside for health care redevelopment.

The Department of Health is partnering with the Deputy Mayor for Planning & Economic Development to develop a new outpatient ambulatory care center at this location through a capital grant process. In addition, OPM is working with the Department of Health to coordinate the eventual relocation of all public health clinics and other service programs currently located at Reservation 13 to new locations when the entire 63-acre site is redeveloped. Concurrently, OPM is supporting efforts to consolidate all Department of Health administrative divisions into one office to help the agency move from leased space to DC-owned space, which may occur on Parcel L at Reservation 13.

#### **Anacostia Gateway Site**

*Martin Luther King, Jr. Avenue and Good Hope Road SE*

OPM is currently working with an architecture firm to complete programming for the District Department of Transportation headquarters at the intersection of Martin Luther King, Jr. Ave. and Good Hope Rd. SE. It was determined that, as a result of operational changes, the original plan of a 300,000 square foot building was larger than what was needed. Additionally, the total planned development on the site provided logistical and construction challenges based on the proximity to the 11th Street Bridges and the Anacostia River.



## VI. Profile of Industrial Space



Industrial space describes all warehouses where agencies store equipment, files and supplies; parking lots; vehicle repair facilities; salt domes and production, distribution and repair (PDR) facilities.

The District occupies 1,643,710 square feet of industrial space. 333,396 square feet is leased and 1,31,0314 square feet is owned.<sup>4</sup> In 2008, OPM consolidated the contents of warehouses located at 4110 Kansas Avenue NW (6,545 square feet) and 1515-1525 Half Street SW (25,778 square feet) and ended outdated leases with the owners.

In FY09, the Board of Elections & Ethics will vacate 3335 V Street NE and move its warehouse operations to the former DC Public Schools warehouse at 3535 V Street NE, saving the District more than \$150,000 in lease costs. Additionally, the Department of Motor Vehicle's cache of driver's manuals will be moved to one of the free-standing buildings adjacent to the warehouse at 2200 Adams Place NE. Finally, excess fleet vehicle disposition, which previously operated on a separate lot at the southern end of DC Village, will be relocated to the Department of Public Works' Impound Lot and combined with ongoing disposition activities currently conducted by the Department of Parks & Recreation. This will free up additional land for industrial use.

In FY09, OPM plans to continue to clear existing industrial space of non-essential materials to improve and optimize owned space. OPM will consistently pursue the co-location of similar industrial operations, move agency warehouse functions from leased to owned space and look to build out a citywide warehouse as soon as it is feasible.

District-owned industrial space within the city limits is approaching a 100% utilization rate. Acquisition of additional space is both challenging, because of the limited industrial-zoned space in the city, and costly. OPM currently meets warehousing and other industrial land requirements at, among other locations, DC Village, 2200 Adams Place NE and DC General.

Table 6.1 reflects all owned and leased industrial properties.

<sup>4</sup> This number includes measures of land feet and gross building area.





## VI. Profile of Industrial Space

**Table 6.1 Industrial Space**

DEPARTMENT	ADDRESS	SF	STATUS
Board of Elections & Ethics	3335 V St. NE	25,491	leased
Contracting and Procurement	2200 Adams Pl. NE	19,920	owned
Corrections	1900 Massachusetts Ave. SE	1,275	owned
Fire & Emergency Medical Services	3170-3180 V St. NE	33,320	leased
Fire & Emergency Medical Services	1338 Park Rd. NW	6,792	owned
Fire & Emergency Medical Services	915 Gallatin St. NW	9,010	owned
<b>Subtotal (Fire &amp; Emergency Medical Services)</b>		<b>49,122</b>	
Health	5601 East Capitol St. SE	1,054	owned
Health	1328 W St. SE	255	owned
Health	2 DC Village Lane SW	6,911	owned
Health	3330 V St. NE	50,000	leased
<b>Subtotal (Health)</b>		<b>58,220</b>	
Motor Vehicles	1001 Half St. SW	350,000	owned
Parks & Recreation	1325 S St. NW	34,425	owned
Police Department	3515 & 3521 V St.	42,470	leased
Police Department	2235 Shannon Pl.	98,093	leased
Police Department	2250 Railroad Ave. SE	15,819	leased
<b>Subtotal (Police Department)</b>		<b>156,382</b>	
Property Management	2200 Adams Pl. NE	71,080	owned
Property Management	1900 Massachusetts Ave. SE	10,268	owned
Property Management	2 DC Village Lane SW	31,246	owned
Property Management	3390 V St. NE	13,345	owned
Property Management	2700 Martin Luther King Jr. Ave. SE	2,125	owned
<b>Subtotal (Property Management)</b>		<b>128,064</b>	
Public Schools	3535 V St. NE	68,203	leased
Public Schools	2200 Adams Pl. NE (1, 2, 3rd floors)	205,400	owned
Public Works	1827 West Virginia Ave., NE	10,115	owned
Public Works	5000 Overlook Ave. SW	187	owned
Public Works	4902 Bates Rd. NE	4,080	owned
Public Works	1125 O St. SE	5,084	owned
Public Works	900 New Jersey Ave. SE	5,084	owned
Public Works	2860 South Capitol St. SE	3,137	owned
Public Works	5001 Shepherd Parkway SW	6,620	owned
Public Works	1241 W St. SE	7,248	owned
Public Works	2750 South Capitol St. SW	7,800	owned
Public Works	200 Bryant St. NW	56,100	owned
Public Works	4901-T Bates RD NE	31,926	owned
Public Works	1725 15 <sup>th</sup> St. NE	35,100	owned



## VI. Profile of Industrial Space



DEPARTMENT	ADDRESS	SF	STATUS
Public Works	201 Bryant St. NW	19,635	owned
Public Works	3200 Benning Rd. NE	76,348	owned
Public Works	1833-35 West Virginia Ave. NE	78,550	owned
Public Works	100 42 <sup>nd</sup> St. NE	0	owned
Public Works	2115 5 <sup>th</sup> St. NE	0	owned
Public Works	2455 Alabama Ave. SE	2,270	owned
Public Works	5101 Georgia Ave. NW	0	owned
Public Works	3220 Idaho Ave. NW	1,250	owned
Public Works	1620 V St. NW	0	owned
Public Works	500 Water St. SW	0	owned
Public Works	2700 South Capitol St. SE	3,893	owned
Public Works	3212 Georgia Ave. NW	374	owned
Public Works	1801 Minnesota Ave. SE	748	owned
Public Works	1241 W St. NE	7,225	owned
<b>Subtotal (Public Works)</b>		<b>362,774</b>	
Transportation	280 McMillan Dr. NW	3,100	owned
Transportation	350 McMillan Dr. NW	5,000	owned
Transportation	1735 15 <sup>th</sup> St. NE	83,640	owned
Transportation	1338-1340 G St. SE	36,746	owned
Transportation	3512 Whitehurst Freeway NW	3,400	owned
Transportation	100 Potomac Ave. SE	5,585	owned
Transportation	3800 Fort Dr. NW	11,628	owned
Transportation	401 Farragut St. NE	12,750	owned
Transportation	1241 W St., NE	14,875	owned
Transportation	1241 W St. NE	1,700	owned
Transportation	1403 W St. NE	6,010	owned
<b>Subtotal (Transportation)</b>		<b>184,434</b>	
<b>TOTAL LEASED INDUSTRIAL SPACE</b>		<b>333,396</b>	
<b>TOTAL OWNED INDUSTRIAL SPACE</b>		<b>1,310,314</b>	
<b>TOTAL INDUSTRIAL SPACE</b>		<b>1,643,710</b>	



## VI. Profile of Industrial Space

### MAJOR INDUSTRIAL PROJECTS

#### **Production, Distribution and Repair (PDR) Facilities**

The Office of Property Management developed a draft PDR facilities plan in October 2007. The plan analyzed the current state of PDR facilities in all District agencies and developed short-, medium-, and long-term recommendations for each facility. The report also included “Master Plans” for a few key industrial areas in the District, including DC Village, West Virginia Avenue NE facilities, W Street NE facilities and Farragut Street NE facilities.

The PDR report has served as a foundation for OPM’s initiatives concerning industrial space. Some recommendations have been implemented including consolidating the Department of Parks & Recreation’s warehouses to 1325 S Street NW. Others are planned or in progress, such as moving the Department of Public Works’ Solid Waste Education and Enforcement Program and Solid Waste Management to 2800 New York Avenue NE. Finally, other recommended moves are planned to different locations.

#### **DC Village Land Use**

##### *DC Village Lane SW*

Approximately 70% of DC Village is used by a variety of agencies and federal and District organizations including the Metropolitan Police Department (training facilities and impound lot), Fire & Emergency Medical Services (training facilities), Architect of the Capitol, Potomac Job Corps and the Department of Public Works (impound lot).

About 20% of the land is set aside for new Washington Metro Transit Authority and DC Public Schools bus garages. These garages will replace Washington Metro Transit Authority’s existing bus garage near Nationals Ballpark and DC Public Schools’ facility at the future Washington Canal Park site.

## VI. Profile of Industrial Space



### Warehouse Management & Centralization

In February 2008, OPM developed a draft plan to centralize warehouse operations and materials and create efficiencies in the city's space and storage use. The initial focus has included eliminating surplus materials, reducing duplicate supplies and exiting leases for newly cleared space that is no longer required. Upon completion of the warehouse cleanout, OPM will analyze all remaining inventory holdings and determine if any additional space consolidation is warranted.



OPM will use the analysis of existing space to develop new warehousing requirements for a citywide

warehouse, which would include common storage of frequently used commodities, an agency distribution service for just-in-time delivery and the implementation

of an inventory control and tracking system. Additionally, OPM plans to make improvements in existing owned warehouse building infrastructure, including HVAC, windows and lighting.

Finally, OPM is developing plans for a new state-of-the-art Metropolitan Police Department Property and Evidence Warehouse to be located at DC Village. The new facility will include a warehouse and an administrative section encompassing offices, evidence processing areas and specialty storage vaults for narcotics, valuables and refrigerated evidence.



## VII. Profile of Special Use Space

“Special Use” as used in this Plan refers to space not used for office or industrial purposes. It includes police stations, fire engine companies, recreational and triangle parks, pools, recreation centers, homeless shelters, clinics, customer service centers, the Central Detention Facility, Old Naval Hospital and Oak Hill Youth Center.

The District has 14,309,782 square feet of special use space, most of which is owned. The table below summarizes the District’s special use space.

**Table 7.1 Special Use Space**

DEPARTMENT	ADDRESS	SF	STATUS
Cable Television	3007 Tilden St. NW	33,898	leased
Chief Financial Officer	3220 Pennsylvania Ave SE	1,459	leased
Chief Medical Examiner	1900 Massachusetts (Bldg 29)	3,818	owned
Chief Medical Examiner	1910 Massachusetts Ave SE	27,530	owned
Chief Technology Officer	3919 Benning Rd NE	34,400	leased
Consumer & Regulatory Affairs	3220 Pennsylvania Ave SE	5,373	leased
Corrections	1901 D St. SE (400 19th St. SE)	449,295	owned
Corrections	1900 Massachusetts Ave	5,651	owned
DC National Guard	2001 East Capitol St. SE	284,236	owned
Disability Services	1259 Sumner Rd SE	2,000	owned
Employment Services	4049 South Capitol St.	7,080	leased
Employment Services	1500 Franklin St. NE	14,000	leased
Employment Services	945 G St. & 1704 Euclid Replacement	7,500	owned
Employment Services	1722 I St. NW Rm. 335	TBD	owned
Employment Services	5701 Georgia Ave NW	TBD	owned
Employment Services	2311 Martin Luther King Jr. Ave SE	TBD	owned
<b>Subtotal (Employment Services)</b>		<b>28,580</b>	



## VII. Profile of Special Use Space



DEPARTMENT	ADDRESS	SF	STATUS
Fire & Emergency Medical Services	550 Water St. SW	6,000	owned
Fire & Emergency Medical Services	1227 Monroe St. NE	4,552	owned
Fire & Emergency Medical Services	4201 Minnesota Ave NE	5,325	owned
Fire & Emergency Medical Services	1340 Rhode Island Ave NE	6,500	owned
Fire & Emergency Medical Services	3412 Dent Pl NW	7,200	owned
Fire & Emergency Medical Services	2119 G St. NW	7,408	owned
Fire & Emergency Medical Services	4801 North Capitol St. NE	7,500	owned
Fire & Emergency Medical Services	5760 Georgia Ave NW	8,448	owned
Fire & Emergency Medical Services	2813 Pennsylvania Ave SE	8,640	owned
Fire & Emergency Medical Services	3522 Connecticut Ave NW	8,864	owned
Fire & Emergency Medical Services	50 49th St. NE	9,240	owned
Fire & Emergency Medical Services	4811 MacArthur Blvd NW	9,436	owned
Fire & Emergency Medical Services	5101 Georgia Ave NW	9,450	owned
Fire & Emergency Medical Services	3702 Georgia Ave NW	9,450	owned
Fire & Emergency Medical Services	1512 C St. SE	10,080	owned
Fire & Emergency Medical Services	414 8th St. SE	10,100	owned
Fire & Emergency Medical Services	3203 Martin Luther King Jr. Ave SE	10,248	owned
Fire & Emergency Medical Services	2425 Irving St. SE	10,300	owned
Fire & Emergency Medical Services	1617 U St. NW	10,476	owned
Fire & Emergency Medical Services	450 6th St. SW	11,150	owned
Fire & Emergency Medical Services	4930 Connecticut Ave NW	11,720	owned
Fire & Emergency Medical Services	439 New Jersey Ave NW	12,431	owned
Fire & Emergency Medical Services	2101 14th St. SE	12,720	owned
Fire & Emergency Medical Services	1763 Lanier Pl NW	12,800	owned
Fire & Emergency Medical Services	1342 Florida Ave NE	13,100	owned
Fire & Emergency Medical Services	4300 Wisconsin Ave NW	13,472	owned
Fire & Emergency Medical Services	3420 14th St. NW	14,000	owned
Fire & Emergency Medical Services	2225 5th St. NE	14,330	owned
Fire & Emergency Medical Services	101 Atlantic St. SE	15,000	owned
Fire & Emergency Medical Services	2225 M St. NW	15,788	owned
Fire & Emergency Medical Services	1300 New Jersey Ave NW	17,280	owned
Fire & Emergency Medical Services	2531 Sherman Ave NW	19,000	owned
Fire & Emergency Medical Services	1018 13th St. NW	25,032	owned
Fire & Emergency Medical Services	500 F St. NW	35,000	owned
Fire & Emergency Medical Services	1101-03 Half St. SW	60,000	owned
Fire & Emergency Medical Services	4600 Shepherd Pkwy SW	23,918	owned
Subtotal (Fire & Emergency Medical Services)		485,958	





## VII. Profile of Special Use Space

DEPARTMENT	ADDRESS	SF	STATUS
Health	850 Delaware Ave SW	22,422	leased
Health	1201 New York Ave NE	6,400	owned
Health	1 DC Village Lane SW	4,000	owned
Health	1900 Massachusetts Ave	216,329	owned
Health	2700 Martin Luther King Jr. Ave SE	1,440	owned
Health	1328 W St. SE	2,800	owned
Health	6323 Georgia Ave NW	9,948	leased
Health	4130 Hunt PI NE	12,773	leased
Health	33 N St. NE	20,000	leased
Health	3720 Martin Luther King Jr. Ave SE	31,287	leased
Health	2146 24th PI NE	43,886	leased
<b>Subtotal (Health)</b>		<b>371,285</b>	
Housing & Community Development	3220 Pennsylvania Ave SE	2,232	leased
Human Rights	3220 Pennsylvania Ave SE	336	leased
Human Services	1355-57 Valley Ave	15,000	leased
Human Services	1207 Taylor St. NW	27,600	leased
Human Services	33 N St. NE	14,810	leased
Human Services	920 Rhode Island Ave NE	8,637	leased
Human Services	3917-19 Minnesota Ave NE	10,000	leased
Human Services	4001-4005 South Capitol St.	23,540	leased
Human Services	3841-3845 Alabama Ave	25,876	leased
Human Services	4300-4304 12th St. SE	20,000	owned
<b>Subtotal (Human Services)</b>		<b>145,463</b>	
Mental Health	3841-45 Alabama Ave SE	10,100	leased
Mental Health	33 N St. NE	5,000	leased
Mental Health	1900 Massachusetts Ave	11,948	owned
Mental Health	35 K St. NE	30,000	owned
<b>Subtotal (Mental Health)</b>		<b>57,048</b>	
Motor Vehicles	3220 Pennsylvania Ave SE	5,811	leased
Motor Vehicles	3222 M St. NW	5,260	leased
Motor Vehicles	1203 1207 & 1233 Brentwood Rd NE	6,005	leased
Motor Vehicles	2390 South Capitol St.	750	owned
<b>Subtotal (Motor Vehicles)</b>		<b>17,826</b>	
Office Of The Secretary	1323 Naylor Ct NW	15,000	owned
Office On Aging	1134 11th St. NW	4,980	leased
Office On Aging	320-324 Kennedy St. NW	15,000	owned
Office On Aging	1901 Everts St. NE	9,813	owned





## VII. Profile of Special Use Space



DEPARTMENT	ADDRESS	SF	STATUS
Office On Aging	3500 Martin Luther King Jr. Ave SE	TBD	owned
Subtotal (Office On Aging)		29,793	
Parks & Recreation	635 Edgewood Terrace NE	4,816	leased
Parks & Recreation	1349 Cedar Ct NW	6,966	owned
Parks & Recreation	14th & Taylor St. NW	735	owned
Parks & Recreation	4101 Livingston St. NW	1,199	owned
Parks & Recreation	3701 10th St. NW	1,492	owned
Parks & Recreation	2600 O St. NW	1,512	owned
Parks & Recreation	Martin Luther King Jr. & Elmira Ave SW	1,647	owned
Parks & Recreation	3630 Tilden St. NW	2,103	owned
Parks & Recreation	4801 Nannie Helen Burroughs Ave NE	2,229	owned
Parks & Recreation	300 Everts St. NE	2,444	owned
Parks & Recreation	1800 Perry St. NE	3,225	owned
Parks & Recreation	2601 Pearson St. SE	5,907	owned
Parks & Recreation	820 S Capitol St. SW	7,496	owned
Parks & Recreation	1411-P Minnesota Ave SE	10,243	owned
Parks & Recreation	13th & D St. SE	10,423	owned
Parks & Recreation	4001 East Capitol St. SE	11,787	owned
Parks & Recreation	5101 G St. SE	17,739	owned
Parks & Recreation	625 P St. NW	18,000	owned
Parks & Recreation	4851 Minnesota Ave NE	18,894	owned
Parks & Recreation	251 Hamilton St. NW	33,412	owned
Parks & Recreation	5900 33Rd St. NW	996	owned
Parks & Recreation	3409 Macomb St. NW	1,020	owned
Parks & Recreation	20 Tuckerman St. NE	1,232	owned
Parks & Recreation	2311 14th St. NE	1,363	owned
Parks & Recreation	1340 Hamilton St. NW	1,400	owned
Parks & Recreation	100 Randle PL SE	1,404	owned
Parks & Recreation	3100 Denver St. SE	1,598	owned
Parks & Recreation	1330 V St. NW	1,603	owned
Parks & Recreation	1625 P St. NW	1,621	owned
Parks & Recreation	1875 Columbia Rd NW	1,666	owned
Parks & Recreation	640 10th St. NW	1,692	owned
Parks & Recreation	5200 Sherrier Edmond PI NW	1,928	owned
Parks & Recreation	4500 Van Ness St. NW	1,983	owned
Parks & Recreation	4300 Arkansas Ave NE	2,039	owned
Parks & Recreation	1310 Childress St. SE	2,057	owned





## VII. Profile of Special Use Space

DEPARTMENT	ADDRESS	SF	STATUS
Parks & Recreation	1333 Emerson St. NE	2,298	owned
Parks & Recreation	2412 Rand PL NE	2,430	owned
Parks & Recreation	5801 Georgia Avenue NW	3,041	owned
Parks & Recreation	3600 Calvert St. NW	3,545	owned
Parks & Recreation	6201 Banks PI NE	4,474	owned
Parks & Recreation	1327 Van Buren St. NW	6,644	owned
Parks & Recreation	100 Joliet St. SW	7,250	owned
Parks & Recreation	3100 Ft Lincoln Dr NE	7,886	owned
Parks & Recreation	1200 Morse St. NE	9,446	owned
Parks & Recreation	17th & Gales St. NE	9,838	owned
Parks & Recreation	2901 20th St. NE	11,103	owned
Parks & Recreation	4001 Calvert St. NW	13,257	owned
Parks & Recreation	1400 41 St. SE	13,555	owned
Parks & Recreation	5601 Connecticut Ave NW	13,947	owned
Parks & Recreation	201 N St. SW	28,890	owned
Parks & Recreation	701 Mississippi Ave SE	64,955	owned
Parks & Recreation	1100 Michigan Ave NE	1,305	owned
Parks & Recreation	300 Van Buren St. NW	1,991	owned
Parks & Recreation	800 Ridge Rd SE	2,276	owned
Parks & Recreation	801 Taylor St. NW	2,669	owned
Parks & Recreation	693 Otis PI NW	3,873	owned
Parks & Recreation	500 L St. SE	4,581	owned
Parks & Recreation	1898 Stanton Terr SE	4,906	owned
Parks & Recreation	4900 Brooks St. NE	5,000	owned
Parks & Recreation	420 12th St. SE	6,512	owned
Parks & Recreation	1800 Anacostia Dr SE	11,643	owned
Parks & Recreation	2500 Georgia Ave NW	12,400	owned
Parks & Recreation	4300 Anacostia Ave NE	18,300	owned
Parks & Recreation	1223 Sumner Rd SE	24,299	owned
Parks & Recreation	501 Mississippi Ave SE	28,223	owned
Parks & Recreation	3030 G St. SE	28,861	owned
Parks & Recreation	3201 Ft Lincoln Dr NE	33,716	owned
Parks & Recreation	1000 Ohio Dr SW	40,810	owned
Parks & Recreation	1480 Girard St. NW	47,625	owned
Parks & Recreation	1302 E St. SE	138,085	owned
Parks & Recreation	Scotland MD	8,712,000	owned
Parks & Recreation	2200 Champlain St. NW	TBD	owned



## VII. Profile of Special Use Space



DEPARTMENT	ADDRESS	SF	STATUS
Parks & Recreation	1401 7th St. NW	TBD	owned
Parks & Recreation	1801 23rd St. NW	TBD	owned
Parks & Recreation	1555 34th St. NW	TBD	owned
Parks & Recreation	5500 41 St. NW	TBD	owned
Parks & Recreation	4500 Q St. NW	TBD	owned
Parks & Recreation	915 Spring Rd NW	TBD	owned
Parks & Recreation	501 Riggs Rd NE	TBD	owned
Parks & Recreation	1743 Lincoln Rd NE	TBD	owned
Parks & Recreation	303 15th St. SE	TBD	owned
Parks & Recreation	53rd & Fitch St. SE	TBD	owned
Parks & Recreation	3999 8th St. SE	TBD	owned
Parks & Recreation	1812 Erie St. SE	TBD	owned
Parks & Recreation	100 Stoddert Pl SE	TBD	owned
Parks & Recreation	301 49th St. NE	TBD	owned
<b>Subtotal (Parks &amp; Recreation)</b>		<b>9,517,505</b>	
Police Department	616 H St. NW, Space M (Asian Liaison Office in Gallery Place)	1,547	leased
Police Department	Heliport (1724 South Capitol St.)	8,050	leased
Police Department	2701 Pennsylvania Ave SE	35,708	leased
Police Department	3220 Pennsylvania Ave SE	17,132	leased
Police Department	550 Water St. SW	6,000	owned
Police Department	501 New York Ave NW	7,890	owned
Police Department	500 E St. SE	10,017	owned
Police Department	2301 L St. NW	10,530	owned
Police Department	1700 Rhode Island Ave NE	10,762	owned
Police Department	750 Park Rd NW	13,793	owned
Police Department	310 McMillan Dr	16,500	owned
Police Department	414 4th St. SW	36,270	owned
Police Department	3320 Idaho Ave NW	36,852	owned
Police Department	1805 Bladensburg Rd NE	36,888	owned
Police Department	100 42nd St. NE	37,935	owned
Police Department	1620 V St. NW	38,852	owned
Police Department	801 Shepherd St. NW	41,300	owned
Police Department	6001 Georgia Ave NW	42,498	owned
Police Department	2455 Alabama Ave SE	43,190	owned
Police Department	2175 West Virginia Ave NE	144,000	owned
Police Department	4665 Blue Plains Dr. SW	4,500	owned





## VII. Profile of Special Use Space

DEPARTMENT	ADDRESS	SF	STATUS
Police Department	5001 Shepherd Pkwy SW	1,275	owned
<b>Subtotal (Police Department)</b>		<b>601,489</b>	
Property Management	3220 Pennsylvania Ave. SE	48	leased
Property Management	515 D St. NW	46,085	owned
Property Management	1436 & 1446 Irving St. NW	10,200	owned
Property Management	611 N St. NE	11,370	owned
Property Management	633 I St. NE	12,500	owned
Property Management	651 10th St. NE	18,246	owned
Property Management	342 37th St. SE	20,000	owned
Property Management	1355-1357 New York Avenue NE	30,900	owned
Property Management	1725 Lincoln Rd NE	35,586	owned
Property Management	65 Massachusetts Ave	41,000	owned
Property Management	1900 Massachusetts Ave	57,992	owned
Property Management	2700 Martin Luther King Jr. Ave SE	60,608	owned
Property Management	425 2nd St. NW	350,000	owned
Property Management	925 13th St. NW	17,949	owned
Property Management	1131 Spring Rd NW	6,900	owned
Property Management	3050 R St. NW	30,000	owned
Property Management	921 Pennsylvania Ave SE (Old Naval Hospital)	7,483	owned
Property Management	2210 Adams Pl NE	12,546	owned
Property Management	225 Virginia Ave SE	421,000	leased
<b>Subtotal (Property Management)</b>		<b>1,190,413</b>	
Public Library	901 G St. NW	400,000	owned
Public Works	3220 Pennsylvania Ave SE	12,095	leased
Unified Communications	300 McMillan Dr NW	22,250	owned
Unified Communications	310 & 320 McMillan Dr NW	35,000	owned
Unified Communications & Homeland Security and Emergency Management Agency	2720 Martin Luther King Jr. Ave SE	105,237	owned
Youth Rehabilitation Services	1816 19th St. NW	5,775	leased
Youth Rehabilitation Services	8100 Maine Ave	90,577	owned
Youth Rehabilitation Services	1000 Mt Olivet Rd NE	105,800	owned
Youth Rehabilitation Services	4 Oak Hill (8300 Riverton)	222,460	owned
<b>Subtotal (Youth Rehabilitation Services)</b>		<b>999,194</b>	
<b>TOTAL LEASED SPECIAL USE SPACE</b>		<b>907,884</b>	
<b>TOTAL OWNED SPECIAL USE SPACE</b>		<b>13,401,898</b>	
<b>TOTAL SPECIAL USE SPACE</b>		<b>14,309,782</b>	



## VII. Profile of Special Use Space



Several critical projects involving the District's special use facilities are underway.

### MAJOR SPECIAL USE PROJECTS

#### Repurposing Closed Schools

As noted in Section V, Profile of Office Space, OPM's portfolio now includes a number of DC public schools that were closed in FY08. Several charter schools have entered into long-term leases with the District to occupy closed schools such as Douglass, Benning and Slowe. OPM is actively repurposing other former schools for District agency use.

#### Consolidated Forensic Lab *4th and School Streets SW*



The Consolidated Forensic Lab will be a 287,000 square foot state-of-the-art facility, consolidating the District's public

health laboratory, the Chief Medical Examiner, and the Metropolitan Police Department's crime laboratory under one roof. It will play a vital role in advancing and improving public safety support, homeland security and crime investigation capabilities.

The building will be environmentally friendly and is tracking LEED Gold certification, exceeding the required LEED Silver certification. Further details will be included in the next version of the District Facilities Plan.

**Status:** Design Complete. Construction to begin Winter 2009. Estimated project completion Fall 2011.

#### Evidence Warehouse *4 DC Village Lane SW*

As mentioned in Section VI, Profile of Industrial Space, OPM is working with the Metropolitan Police Department to develop a new Property and Evidence Warehouse for the District. The warehouse will integrate best practices for property and evidence storage and use technology to create a state of the art facility on the DC Village campus. Further details will be included in the next version of the District Facilities Plan.

**Status:** Contract awarded; Notice to Proceed issued May 2009. Anticipated completion February 2011.



#### Eastern Market *Seventh Street & North Carolina Avenue SE*

On April 30, 2007, a fire blazed through Eastern Market, the District's last 19th Century market still in operation, causing extensive damage and displacing fourteen merchants. Displaced merchants were relocated to a temporary structure on an adjacent property and service interruption was minimal. Rebuilding efforts began immediately, focusing on the roof, windows, interior lighting and fixtures.

**Status:** Currently in construction. The Market is scheduled to re-open in Summer 2009.



## VIII. Profile of Land and Vacant Properties

**V**acant properties are District-owned facilities or land that are not currently occupied. A number of these properties are not suitable for District government use because they do not meet agency requirements, are too far from public transportation or are better suited for commercial use and economic revitalization.

Vacant properties also include slivers, small parcels of land adjacent to an owned property that are usually too small to develop on their own. Slivers are defined as being less than 1,800 square feet.<sup>5</sup> Consideration is being given to streamline the District's land ownership by offering the slivers, at nominal cost, to adjoining property owners.

Tables 8.1 and 8.2 list the District's vacant properties and slivers.

### MAJOR PROJECTS

#### Vacant Properties Inventory

OPM is collaborating with the Department of Consumer & Regulatory Affairs on a task force to address vacant properties throughout the city. OPM developed an initial master inventory of vacant properties owned by the District and managed by OPM in January 2008 and is conducting a review of the 1,302,927 square feet of vacant properties and 25,752 square feet of slivers through site visits. OPM will determine the most effective use of the vacant properties as required by legislation including, transfer to other agencies for government use, sale to adjacent property owners if appropriate and transfer to the Deputy Mayor for Planning & Economic Development for development.

<sup>5</sup> 11 DCMR 401.3. Minimum lot dwelling for a residentially zoned property is 1800 square feet.



## VIII. Profile of Land and Vacant Properties



**Table 8.1 OPM Vacant Property Inventory**

SQUARE LOT	ADDRESS	LAND AREA IN SQUARE FEET	USE	WARD
1200 0842	1046 Wisconsin Ave NW	3420	Vacant undevelopable, pedestrian right-of-way	2
0989 0804	1115 E. Capitol St. SE	3256	Vacant undevelopable, alley	6
5601 0859	1209 S St. SE	16154	Vacant, to be government center	8
5600 0017	1214 S St. SE	6345	Vacant, to be government center	8
5601 0861	1226 Good Hope Rd	3204	Vacant undevelopable, facing a school	8
5601 0054	1234 Good Hope Rd SE	15198	Vacant, to be government center	8
5601 0858	13th St. SE	3388	Vacant, to be government center	8
5562 0020	1414 22nd St. SE	2250	Vacant developable lot	8
PAR 02240031	1750 Martin Luther King Jr. Ave SE	4708	Vacant, to be government center	6
4126 0038	17th St. NE	8972	Vacant developable lot	5
5601 0860	1800 Martin Luther King Jr. Ave SE	9860	Vacant, to be government center	8
4126 0800	18th St. NE	12395	Vacant developable lot	5
4470 0807	19th St. NE	1860	Vacant developable lot	5
4111 0840	20th St. NE	14236	Vacant developable lot	5
0079 0005	2119 G St. NW	8697	Vacant undevelopable, alley on GWU Campus	2
3585 0806	300 New York Ave NE	81329	Vacant developable lot	5
5268 0013	330 62nd St. NE	3500	Vacant developable lot	7
5052 0006	4012 Minnesota Ave NE	2665	Vacant, to be government center	7
5052 0007	4014 Minnesota Ave NE	2795	Vacant, to be government center	7
5052 0800	4016 - 4018 Minnesota Ave NE	6452	Vacant, to be government center	7
5052 0010	4024 Minnesota Ave NE	10261	Vacant, to be government center	7
5052 0009	4030 Minnesota Ave NE	6110	Vacant, to be government center	7
5053 0819	4098 Minnesota Ave NE	22422	Vacant, to be government center	7
5053 0815	4100 Minnesota Ave NE	4000	Vacant, to be government center	7



## VIII. Profile of Land and Vacant Properties

SQUARE LOT	ADDRESS	LAND AREA IN SQUARE FEET	USE	WARD
5053 0814	4100 Minnesota Ave NE	7170	Vacant, to be government center	7
5053 0031	4108 Minnesota Ave NE	9878	Vacant, to be government center	7
5053 0030	4112 - 4114 Minnesota Ave NE	7658	Vacant, to be government center	7
5053 0812	4116 Minnesota Ave NE	3422	Vacant, to be government center	7
5053 0035	4118 Minnesota Ave NE	3265	Vacant, to be government center	7
5053 0034	4120 Minnesota Ave NE	3068	Vacant, to be government center	7
5053 0805	4126 Minnesota Ave NE	8881	Vacant, to be government center	7
5053 0807	4132 Minnesota Ave NE	3828	Vacant, to be government center	7
5053 0817	4140 Minnesota Ave NE	2587	Vacant, to be government center	7
5053 0038	4180 Minnesota Ave	123724	Vacant, to be government center	7
1743 0817	42ND St. NW	6595	Vacant developable lot	3
1359 0869	4650 Cark Pl NW	33268	Vacant developable lot	3
6126 0013	540 Foxhall Pl SE	2500	Vacant developable lot	8
6126 0012	542 Foxhall Pl SE	2500	Vacant developable lot	8
6126 0011	544 Foxhall Pl SE	2500	Vacant developable lot	8
6126 0006	560 Foxhall Pl SE	2500	Vacant developable lot	8
6126 0005	562 Foxhall Pl SE	2500	Vacant developable lot	8
PAR 02350006	600 Alabama Ave SE	107593	Vacant school	6
5268 0009	62nd St. NE	3500	Vacant developable lot	7
5268 0010	62nd St. NE	3500	Vacant developable lot	7
5268 0011	62nd St. NE	3500	Vacant developable lot	7
5268 0012	62nd St. NE	3500	Vacant developable lot	7
5268 0014	62nd St. NE	3500	Vacant developable lot	7
5268 0015	62nd St. NE	3500	Vacant developable lot	7
5268 0016	62nd St. NE	3500	Vacant developable lot	7
0838 0809	6th St. NE	9602	Vacant developable lot, currently used as a community garden	6





## VIII. Profile of Land and Vacant Properties



SQUARE LOT	ADDRESS	LAND AREA IN SQUARE FEET	USE	WARD
2877 0972	8th St. NW	1995	Vacant lot, subject of development agreement. Former Convention Center site.	1
2877 0062	8th St. NW	9768	Vacant lot, subject of development agreement. Former Convention Center site.	1
3831 0045	9th St. NE	3468	Vacant developable lot	5
3831 0042	9th St. NE	3588	Vacant developable lot	5
5296 0803	adjacent to 5110 Southern Ave, SE	2706	Vacant developable lot, residential	7
1359 0868	adjacent to Clark Pl, NW	74326	Vacant developable lot	3
5866 0827	adjacent to Rte-295, SE	38713	Vacant lot, subject of development agreement.	8
2027 0031	Broad Branch Rd. & Nebraska Ave, NW	11167	Vacant undevelopable lot, no street access	3
1356 0813	Clark Pl NW	18750	Vacant developable lot	3
1356 0849	Clark Pl NW	34319	Vacant developable lot	3
4213 0806	Douglas St. NE	16292	Vacant developable lot	5
0538 0048	E St. SW	5265	Vacant developable lot	2
5017 0137	Eads St. NE	9676	Vacant developable lot	7
4345 0804	Franklin St. NE	2285	Vacant undevelopable, triangle park	5
2877 0977	Georgia Ave NW	2733	Vacant developable lot, currently used as a parking lot	1
0623 0192	H St. NW	28768	Vacant lot, subject of development agreement. Former Convention Center site.	6
0623 0191	H St. NW	35708	Vacant lot, subject of development agreement. Former Convention Center site.	6
0623 0193	H St. NW	41165	Vacant lot, subject of development agreement. Former Convention Center site.	6
0623 0190	H St. NW	56029	Vacant lot, subject of development agreement. Former Convention Center site.	6
2282 0803	Linnean Ave NW	4373	Vacant developable lot	3





## VIII. Profile of Land and Vacant Properties

SQUARE LOT	ADDRESS	LAND AREA IN SQUARE FEET	USE	WARD
2990 0069	Madison St. & T St. NW	10030	Vacant undevelopable lot, no street access	4
5601 0862	Martin Luther King Jr. Ave SE	2250	Vacant, to be government center	8
PAR 02510042	Martin Luther King Jr. Ave SE	26426	Vacant, to be government center	6
5052 0011	Minnesota Ave	14049	Vacant, to be government center	7
5053 0813	Minnesota Ave NE	3667	Vacant, to be government center	7
5052 0804	Minnesota Ave NE	6558	Vacant, to be government center	7
5052 0806	Minnesota Ave NE	15162	Vacant, to be government center	7
4122 0836	Montana Ave NE	27578	Vacant developable lot, currently used as a community garden	5
3587 0815	Morse St. NE	130515	Alley/ right-of-way	5
1412 0826	Nebraska Ave NW	20473	TBD	3
3189 0802	Piney Branch & Blair Rd, NW	7459	Vacant developable lot	4
1185 0802	Potomac St. NW	2723	Vacant undevelopable, pedestrian right-of-way	2
5500 0005	Randle Cir, SE	3657	Vacant developable lot, residential	7
PAR 02340039	SE	6882	Vacant lot, subject of development agreement	6
5287 0805	Southern Ave SE	3388	Vacant developable lot	7
<b>TOTAL VACANT SPACE</b>		<b>1,302,927</b>		



## VIII. Profile of Land and Vacant Properties



**Table 8.2 OPM Vacant Sliver Inventory**

SQUARE LOT	ADDRESS	LAND AREA IN SQUARE FEET	USE	WARD
1298 0827	34th St. NW	284	Sliver	2
1937 0805	36th St. & Observatory Cir, NW	1752	Sliver	3
3731 0813	3rd St. NE	126	Sliver	4
1730 0017	4125 Albemarle St. NW	3	Sliver	3
5053 0037	4136 Minnesota Ave NE	1369	Sliver	7
5053 0036	4138 Minnesota Ave NE	1735	Sliver	7
5053 0816	4146 Minnesota Ave NE	1040	Sliver	7
3831 0044	9th St. NE	1757	Sliver	5
3831 0043	9th St. NE	1772	Sliver	5
2540 0838	Ashmead Pl NW	23	Sliver	1
5295 0812	D St. SE	1476	Sliver	7
5359 0830	Hanna Pl SE	500	Sliver	7
2998 0804	Illinois Ave NW	143	Pedestrian right-of way	4
1037 0801	Independence Ave SE	12	Sliver	6
1741 0815	Jenifer St.	1699	Sliver	3
1187 0807	K St. NW	28	Sliver	2
1214 0820	M St. NW	717	Sliver	2
5053 0818	Minnesota Ave NE	132	Sliver	7
5730 0917	Naylor Rd SE	245	Sliver	8
4469 0815	NE	3	Sliver	5
5255 0827	NE	36	Sliver	7
3829W 0810	NE	45	Sliver	5
0758 0811	NE	312	Pedestrian right-of way	6
3710 0839	NE	490	Sliver	4
5255 0846	NE	572	Sliver	7
4469 0837	NE	602	Sliver	5
3700 0809	NE	759	Sliver	5
3793 0809	NE	1227	Sliver	5
1677 0801	NW	1	Sliver	3
3321 0800	NW	53	Sliver	4
1580 0807	NW	277	Sliver	3



## VIII. Profile of Land and Vacant Properties

SQUARE LOT	ADDRESS	LAND AREA IN SQUARE FEET	USE	WARD
3233 0811	NW	285	Pedestrian right-of way	4
0280 0829	NW	588	Pedestrian right-of way, undevelopable	2
0090 0805	S St. NW	26	Sliver	2
1059 0812	SE	13	Sliver	6
5293 0803	SE	73	Sliver	7
5287 0801	SE	76	Sliver	7
5298 0801	SE	610	Sliver	7
5298 0803	SE	1141	Sliver	7
5355 0802	SE	1672	Sliver	7
5287 0803	SE	1709	Sliver	7
5296 0810	Southern Ave SE	369	Sliver	7
<b>TOTAL SLIVERS</b>		<b>25,752</b>		



## VIII. Profile of Land and Vacant Properties



### PROJECT OPPORTUNITIES

#### Reservation 13 Development

As noted in Section V, Profile of Office Space, in accordance with the Hill East Master Plan approved by the DC Council in 2002, the Deputy Mayor for Planning & Economic Development is managing the development of the Hill East Waterfront, 67 acres along the western shore of the Anacostia River and at the eastern gateway to Capitol Hill.

Up to two acres of the site is intended to be set aside for health care redevelopment. The Department of Health, in conjunction with OPM and the Deputy Mayor for Planning & Economic Development, will administer a capital grant to eligible community based organizations to develop and maintain a comprehensive ambulatory care center at this location. The purpose of this facility is to provide access to quality and comprehensive health care services for residents in Wards 5, 6, 7 and 8, and others in need of care.





## IX. Conclusion

The District's 18 million square feet of property should be used to provide services to District residents in the most efficient manner possible. In the next five years, OPM aims to create a new era in the management of District real estate. This era will be defined by:

- Creative and efficient utilization of space for the benefit of employees and customers
- Promulgation of workplace design guidelines
- Establishment of transparent systems and databases for agencies to forecast future financial and other obligations with regard to owned and leased space
- Implementation of up-to-date logistics and material management practices
- Elimination of waste and degradation in District-owned property
- Incorporate innovative techniques to "green" District properties.
- Limiting the use of leased facilities in favor of owned space

By laying out the strategic priorities and vision that will guide efficient space utilization for District Government office, industrial and special uses, this Plan sets a five year agenda which will lead the District into the new era.

## X. Appendices



### Appendix 10.1 Lease Expirations

FY OF EXPIRATION	DEPARTMENT	LEASE ADDRESS	LEASE END DATE	TOTAL SF	ACTION TAKEN/ PLANNED
n/a	Parks & Recreation	1515-1525 Half St. SW	month to month	25,778	lease ended, relocated agency
n/a	Youth Rehabilitation Serv.	1816 19th St. NW	month to month	5,775	plan to extend lease to 2011
n/a	Consumer & Regulatory Affairs	25 M St. NE	month to month	10,000	lease ended, relocated agency to DC General, eventual relocation to Waterfront in 2010
n/a	Health	4110 Kansas Avenue NW	month to month	6,545	lease ended, relocated agency
n/a	Health	4134 Hunt Pl NE	month to month	12,773	TBD
n/a	Parks & Recreation	601 Edgewood St. NE	month to month	4,816	TBD
n/a	Fire & Emergency Medical Services	3130-3180 V St. NE	month to month	30,000	TBD
n/a	ANC Office, Village Academy	5140 Nannie Helen Burroughs Ave.	month to month	18,143	lease ended
2008	Consumer & Regulatory Affairs	1100 U St. SE	6/30/2007	7,600	lease ended, relocated agency
2008	Public Library bookmobile	3265 S St. NW	7/15/2008		leased ended
2008	Employment Services	2626 Naylor Rd SE	9/10/2008	13,480	plan to end lease, relocate agency to 3220 Pennsylvania Ave
2009	Health	1300 First St. NE	6/16/2008	53,281	plan to extend to 2014
2009	Mental Health	3841-3845 Alabama Ave	12/24/2008	4,600	plan to consolidate to other agency locations and end lease
2009	Housing & Community Dev.	801 N. Capitol St. NE	1/31/2009	58,768	lease ended, relocated to 1800 MLK
2009	Planning	801 N. Capitol St. NE	1/31/2009	22,883	lease ended, relocated to Reeves, eventual relocation to Waterfront in 2010
2009	Board of Elections & Ethics	3335 V St. NE	3/31/2009	25,491	lease ended; move to 3535 V St.
2009	Mental Health	3841-3845 Alabama Ave	4/27/2009	5,500	plan to consolidate to other agency locations and end lease
2009	Police Department	2235 Shannon Pl	4/30/2009	98,093	plan to extend lease to 2011



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FY OF EXPIRATION	DEPARTMENT	LEASE ADDRESS	LEASE END DATE	TOTAL SF	ACTION TAKEN/ PLANNED
2009	Taxicab Commission	2041 Martin Luther King Jr. Ave SE	4/30/2009	4,649	plan to relocate to 3220 Pennsylvania Ave., end lease
2009	Human Services	3917-19 Minnesota Ave NE	6/3/2009	10,000	plan to end lease
2009	Disability Services	810 First Street NE, 10th Fl	6/30/2009	18,364	consolidate agency at 1125 15th St, expect to end lease
2009	Environment	51 N St. NE	8/31/2009	31,000	vacate in FY09
2009	Human Services	51 N St. NE	8/31/2009	42,515	vacate in FY09, consolidate to other facilities
2009	Police Department	51 N St. NE	8/31/2009	13,553	vacate in FY09
2009	Administrative Hearings	825 N. Capitol St. NE	8/31/2009	4,415	plan to end lease, relocate agency to One Judiciary Square
2009	Healthcare Finance & Health	825 N. Capitol St. NE	8/31/2009	149,255	plan to end lease, consolidate to various locations
2009	Public Schools	825 N. Capitol St. NE	8/31/2009	136,907	plan to end lease, relocate agency
2009	Chief Financial Officer	941 N. Capitol St. NE, 1, 3, 4, 5, 6, 8th Fls	8/31/2009	188,455	plan to end lease, relocate to Waterfront
2009	Consumer & Regulatory Affairs	941 N. Capitol St. NE, 1, 2, 7, 9th Fls	8/31/2009	122,246	plan to end lease, relocate to Waterfront
2009	Office of Planning-Childcare Center	941 N. Capitol St. NE	8/31/2009	3,848	plan to end lease
2009	Tenant Advocates	941 N. Capitol St. NE	8/31/2009	2,000	plan to end lease, relocate to OJS
2009	Health, Human Services, CM Barry	2100 Martin Luther King Jr. Ave SE	9/30/2009	69,050	TBD
2010	Disability Services	810 First Street NE, 8th Fl	10/31/2009	18,364	plan to end lease, relocate agency at 1125 15th St.
2010	Child & Family Services	400 6th St. SW	1/31/2010	128,723	plan to extend lease
2010	Police Department - NSID	1215 3rd St. NE	1/31/2010	22,830	plan to end lease, relocate agency
2010	Chief Financial Officer	810 First Street NE, 2nd & 3rd Fls	4/30/2010	36,728	plan to end lease, relocate agency to Waterfront in 2010
2010	Transportation	2213-17 14th St. NW	5/11/2010	16,500	plan to end lease, relocate agency





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FY OF EXPIRATION	DEPARTMENT	LEASE ADDRESS	LEASE END DATE	TOTAL SF	ACTION TAKEN/ PLANNED
2010	Human Services	3841-3845 Alabama Ave	7/31/2010	25,876	plan to consolidate to other agency locations
2010	Chief Financial Officer	1275 K St. NW, 5th & 6th Fls	8/10/2010	36,703	plan to end lease, relocate to Waterfront in 2010
2010	Employment Services	4049 S. Capitol St.	8/31/2010	7,080	extend or new lease
2010	Health	2146 24th PI NE	9/30/2010	43,886	extend or new lease
2010	Child & Family Services	702 H St. NW	9/30/2010	12,327	plan to relocate agency / consolidate
2010	Insurance, Securities and Banking	1400 L St. NW	9/30/2010	8,113	plan to end lease, consolidate at 810 First St.
2010	Health	6323 Georgia Ave NW	9/30/2010	9,948	TBD
2010	Contract Appeals Board	717 14th St. NW, 4th Fl	9/30/2010	5,752	plan to relocate agency
2010	Employee Appeals	717 14th St. NW, 3rd Fl	9/30/2010	11,046	plan to relocate agency
2010	Health	717 14th St. NW, 6th & 10th Fls	9/30/2010	21,616	plan to relocate agency
2010	Human Services	717 14th St. NW	9/30/2010	32,357	plan to relocate agency
2010	Inspector General	717 14th St. NW, 2,4, 5, 8, 11th Fls	9/30/2010	33,211	plan to relocate agency
2010	Public Employee Relations Board	717 14th St. NW, 11th Fl	9/30/2010	3,879	plan to relocate agency
2010	State Superintendent of Education	717 14th St. NW, 2, 7, 8, 12th Fls	9/30/2010	25,310	plan to relocate agency
2010	Public Library	3307 M St.	9/30/2010	4,900	TBD
2011	Police Department -6th Dist Sub	2701 Pennsylvania Ave, SE	1/31/2011	8,919	TBD
2011	Economic Development	2025 M Street, NW -Former NCRC Office	2/28/2011	24,784	TBD
2011	Office on Aging	1134 11th St. NW	4/10/2011	4,980	TBD
2011	Employment Services	1500 Franklin St. NE	4/30/2011	14,000	TBD
2011	Comm on Arts & Humanities	1371 Harvard Street, NW (formerly referred to as - 2901 14th Street)	4/30/2011	7,103	TBD
2011	Public Library	4200 Wisconsin Ave NW	4/30/2011	5,096	TBD
2011	Employment Services	64 New York Ave NE, 2nd & 3rd Fls	6/30/2011	105,000	TBD
2011	Police Department	3515 & 3521 V St.	9/30/2011	42,470	TBD
2011	Child & Family Services	955 L'Enfant Plaza	9/30/2011	23,886	TBD
2012	Human Services	1355-57 Valley Ave	10/15/2011	15,000	TBD





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FY OF EXPIRATION	DEPARTMENT	LEASE ADDRESS	LEASE END DATE	TOTAL SF	ACTION TAKEN/ PLANNED
2012	Human Services	2210 Adams PI NE	10/31/2011	12,546	TBD
2012	Health	64 New York Ave NE, 1st & 5th Fls	11/30/2011	47,360	TBD
2012	Mental Health	64 New York Ave NE, 4th & 5th Fls	11/30/2011	67,900	TBD
2012	Transportation	64 New York Ave NE, 1st FI & LL	11/30/2011	70,882	TBD
2012	Human Services	64 New York Ave NE, 6th FI	11/30/2011	52,900	TBD
2012	Chief Technology Officer	3919 Benning Rd NE	12/31/2011	34,400	TBD
2012	Consumer & Regulatory Affairs	3220 Pennsylvania Ave SE	12/31/2011	5,373	TBD
2012	Motor Vehicles	3220 Pennsylvania Ave SE	12/31/2011	5,811	TBD
2012	Housing & Community Dev.	3220 Pennsylvania Ave SE	12/31/2011	2,232	TBD
2012	Public Works	3220 Pennsylvania Ave SE	12/31/2011	12,095	TBD
2012	Chief Financial Officer	3220 Pennsylvania Ave SE	12/31/2011	1,459	TBD
2012	Chief Technology Officer	3220 Pennsylvania Ave SE	12/31/2011	336	TBD
2012	Police Department	3220 Pennsylvania Ave SE	12/31/2011	17,132	TBD
2012	Youth Rehabilitation Serv.	450 H St. NW	1/31/2012	24,030	TBD
2012	Motor Vehicles	1205, 1207, & 1233 Brentwood	3/31/2012	6,005	TBD
2012	Police Department	Helioport (1724 S. Capitol St. SE)	9/30/2012	8,050	TBD
2013	Civilian Complaint Review Board	1400 I St. NW	2/28/2013	10,591	TBD
2013	Human Services	920 Rhode Island Ave NE	4/30/2013	8,637	TBD
2013	Employment Services	609 H St. NE	6/21/2013	102,466	relocate agency upon completion of new HQ @ Minnesota-Benning
2013	Human Services	645 H St. NE	6/21/2013	83,990	TBD
2013	Human Services	4001-4031 S. Capitol St. SW	7/31/2013	23,540	TBD



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FY OF EXPIRATION	DEPARTMENT	LEASE ADDRESS	LEASE END DATE	TOTAL SF	ACTION TAKEN/ PLANNED
2013	Human Services	1207 Taylor St. NW	7/31/2013	27,600	TBD
2013	Mental Health, Health, Human Services	33 N St. NE	11/30/2013	39,810	TBD
2014	Public Service Commission	1333 H St. NW	11/30/2013	30,122	TBD
2014	Chief Technology Officer	1133 15th St. NW	11/30/2013	28,616	TBD
2014	Attorney General	1133 15th St. NW	11/30/2013	14,308	TBD
2014	Human Services	1133 15th St. NW	11/30/2013	110,443	TBD
2010	Office of Peoples Counsel	1133 15th St. NW	11/30/2013	17,551	expected relocation to OJS
2014	Mental Health	1290 U St. NW	1/2/2014	34,400	TBD
2014	Cable Television	3007 Tilden St. NW	7/31/2014	33,898	TBD
2014	Motor Vehicles	3220 M St. NW	8/14/2014	5,260	TBD
2015	Health	3720 Martin Luther King Jr. Ave SE	1/24/2015	31,287	TBD
2015	Human Services	3720 Martin Luther King Jr. Ave SE	1/24/2015	3,213	TBD
2015	Human Services	2850 New York Ave, NE	4/30/2015	24,422	TBD
2015	Police Department	616 H St. NW, Space M (Asian Liaison Office in Gallery Place)	6/10/2015	1,547	TBD
2016	DHS	1125 15th Street NW	5/24/2016	110,443	TBD
2017	Public Schools	3535 V St. NE	11/30/2016	68,203	TBD
2018	DC Lottery	2101 Martin Luther King Jr. Ave SE	5/10/2018	65,660	TBD
2018	Youth Rehabilitation Serv.	2101 Martin Luther King Jr. Ave SE	5/10/2018	1,400	TBD
2018	Health	3330 V St. NE	7/31/2018	50,000	TBD
2018	Housing & Community Dev.	1800 Martin Luther King Jr. Ave SE	4/24/2018	55,737	TBD
2019	Disability Services	810 First Street NE, 4th & 9th Fl	10/31/2018	27,546	relocate agency to 1125 15th St., backfill with State Superintendent of Education
2019	Insurance, Securities and Banking	810 First Street NE, 6, 7th Fls	10/31/2018	36,728	TBD
2019	Chief Financial Officer	810 First Street NE, 4th Fl	10/31/2018	9,182	relocate agency to Waterfront, backfill with State Superintendent of Education
2026	Vacant Building	225 Virginia Ave, SE	12/15/2025	421,000	TBD





## X. Appendices

### Appendix 10.2 All Properties By Address

DEPARTMENT	ADDRESS	STATUS	SF
Health	4 DC Village	Owned	4,000
Homeland Security & Emergency Management	4 DC Village	Owned	3,608
Human Services	4 DC Village	Owned	14,039
Police Department	100 42nd St. NE	Owned	37,935
Parks & Recreation	100 Randle Pl SE	Owned	1,404
Parks & Recreation	100 Sherrier Edmond Pl NW	Owned	1,928
Youth Rehabilitation Serv.	1000 Mt Olivet	Owned	105,800
Parks & Recreation	1000 Ohio Dr SW	Owned	40,810
Motor Vehicles	1001 Half St. SW	Owned	350,000
Aging	1005 5th St. NE	Owned	32,800
Fire & Emergency Medical Services	101 Atlantic St. SE	Owned	15,000
Police Department	101 M St. SW	Owned	71,900
Property Management	101 M St. SW	Owned	71,900
Fire & Emergency Medical Services	1018 13th St. NW	Owned	25,032
Attorney General	1100 15th St. NW	Leased	14,308
Chief Technology Officer	1100 15th St. NW	Leased	28,616
Fire & Emergency Medical Services	1103 Half St. SW	Owned	60,000
Human Services	1125 15th St. NW	Leased	110,443
Public Works	1125 O St. SE	Owned	5,084
Office of the Peoples' Counsel	1133 15th St. NW	Leased	17,551
Aging	1134 11th St. NW	Leased	4,980
State Superintendent of Education	1150 5th St. SE	Owned	25,000
Parks & Recreation	1150 Michigan Ave NE	Owned	1,305
Parks & Recreation	1200 Morse St. NE	Owned	9,446
Health	1201 New York Ave NE	Owned	6,400
Motor Vehicles	1203, 1207, & 1233 Brentwood	Leased	6,005
Human Services	1207 Taylor St. NW	Leased	27,600
Police Department	1215 3rd St. NE	Leased	22,830
Fire & Emergency Medical Services	1227 Monroe St. NE	Owned	4,552
Parks & Recreation	1230 Sumner Rd SE	Owned	24,299
Public Works	1241 Water St. SE	Owned	7,248
Mental Health	1250 U St. NW	Leased	34,400
Human Services	1259 Sumner Rd SE	Owned	2,000
Chief Financial Officer	1275 K St. NW	Leased	36,703
Health	1300 First St. NE	Leased	53,281
Fire & Emergency Medical Services	1300 New Jersey Ave NW	Owned	17,280



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DEPARTMENT	ADDRESS	STATUS	SF
Parks & Recreation	1302 E St. SE	Owned	138,085
Parks & Recreation	1310 Childress St. SE	Owned	2,057
Office of the Secretary	1323 Naylor Ct NW	Owned	15,000
Parks & Recreation	1325 S St. NW	Owned	16,290
Parks & Recreation	1325 Van Buren St. NW	Owned	6,644
Health	1328 W St. SE	Owned	2,800
Parks & Recreation	1330 V St. NW	Owned	1,603
Parks & Recreation	1333 Emerson St. NE	Owned	2,298
Public Service Commission	1333 H St. NW	Leased	30,122
Transportation	1338 G St. SE	Owned	29,160
Fire & Emergency Medical Services	1338 Park Road NW	Owned	6,792
Parks & Recreation	1340 Hamilton St. NW	Owned	1,400
Fire & Emergency Medical Services	1340 Rhode Island Ave NE	Owned	6,500
Fire & Emergency Medical Services	1342 Florida Ave NE	Owned	13,100
Parks & Recreation	1349 Cedar Ct NW	Owned	6,966
Multi-tenanted	1350 Penn Ave NW	Owned	278,150
Human Services	1355 New York Ave	Owned	30,900
Human Services	1355-57 Valley Ave	Leased	15,000
Comm on Arts & Humanities	1371 Harvard St. NW (formerly referred to as - 2901 14th St.)	Leased	700
Comm on Arts & Humanities	1371 Harvard St. NW (formerly referred to as - 2901 14th St.)	Leased	6,403
Parks & Recreation	13th & D St. SE	Owned	10,423
Civilian Complaint Review Board	1400 I St. NW	Leased	10,591
Insurance, Securities and Banking	1400 L St. NW	Leased	8,113
Property Management	1401 Michigan Ave NE	Owned	69,400
Parks & Recreation	1411-P Minnesota Ave SE	Owned	10,243
Parks & Recreation	1425 41st St. SE	Owned	13,555
Human Services	1436 & 1446 Irving St. NW	Owned	10,200
Parks & Recreation	1480 Girard St. NW	Owned	47,625
Parks & Recreation	14th & Taylor St. NW	Owned	735
Employment Services	1500 Franklin St. NE	Leased	14,000
Property Management	1500 Minnesota Ave SE	Owned	77,700
Fire & Emergency Medical Services	1512 C St. SE	Owned	10,080
Fire & Emergency Medical Services	1617 U St. NW	Owned	10,476
Police Department	1620 V St. NW	Owned	38,852
Parks & Recreation	1625 P St. NW	Owned	1,621



## X. Appendices

DEPARTMENT	ADDRESS	STATUS	SF
Human Services	1626 Kramer St. NE	Owned	2,678
State Superintendent of Education	1675 M St. NW	Owned	28,320
Police Department	1700 Rhode Island Ave NE	Owned	10,762
Public Works	1725 15th St. NE	Owned	35,100
Human Services	1725 Lincoln Rd NE	Owned	35,586
Fire & Emergency Medical Services	1763 Lanier Pl NW	Owned	12,800
Parks & Recreation	17th & Gales St. NE	Owned	9,838
Parks & Recreation	1800 Anacostia Dr SE #Pool	Owned	11,643
Parks & Recreation	1800 Perry St. NE	Owned	3,225
Police Department	1805 Bladensburg Rd NE	Owned	36,888
Youth Rehabilitation Serv.	1816 19th St. NW	Leased	5,775
Public Works	1833-35 W Va Ave NE	Owned	78,550
Human Services	1860 Kendall	Owned	2,530
Human Services	1861 Corcoran	Owned	2,530
Parks & Recreation	1875 Columbia Rd NW	Owned	1,666
Parks & Recreation	1898 Stanton Terrace SE	Owned	4,906
Chief Medical Examiner	1900 Mass (Bldg 29)	Owned	3,818
Corrections	1900 Mass Ave	Owned	5,651
Health	1900 Mass Ave	Owned	126,329
Health	1900 Mass Ave	Owned	90,000
Human Services	1900 Mass Ave	Owned	57,992
Mental Health	1900 Mass Ave	Owned	11,948
Property Management	1900 Mass Ave, SE	Owned	434,642
Corrections	1901 D St. SE (400 19th St. SE)	Owned	449,295
Chief Medical Examiner	1910 Mass Ave SE	Owned	27,530
Fire & Emergency Medical Services	1923 Vermont Ave NW	Owned	17,678
Police Department	2 DC Village	Owned	10,000
Public Works	200 Bryant St. NW	Owned	13,376
Parks & Recreation	200 Joliet St. SW	Owned	7,250
Campaign Finance & Ethics	2000 14th St. NW	Owned	9,211
Chief Medical Examiner	2000 14th St. NW	Owned	6,020
Chief Technology Officer	2000 14th St. NW	Owned	942
DC Lottery	2000 14th St. NW	Owned	2,580
Environment	2000 14th St. NW	Owned	14,342
Health	2000 14th St. NW	Owned	1,844
Latino Affairs	2000 14th St. NW	Owned	5,682
Mayor	2000 14th St. NW	Owned	1,136
Property Management	2000 14th St. NW	Owned	66,436



## X. Appendices



DEPARTMENT	ADDRESS	STATUS	SF
Public Works	2000 14th St. NW	Owned	53,201
Transportation	2000 14th St. NW	Owned	83,076
DC National Guard	2001 East Capitol St. SE	Owned	284,236
Public Works	201 Bryant St. NW	Owned	51,622
Parks & Recreation	201 N St. SW	Owned	28,890
Parks & Recreation	2012 Rand Pl NE	Owned	2,430
Public Works	2019 W Va Ave NE	Owned	45,000
Property Management	2025 3rd St. NW (301 Elm)	Owned	86,500
Economic Development	2025 M St. NW -Former NCRC Office	Leased	9,934
Economic Development	2025 M St. NW -Former NCRC Office	Leased	14,850
DC Taxi Commission	2041 Martin Luther King Jr Ave SE	Leased	4,649
Health	2041 Martin Luther King Jr Ave SE	Leased	19,361
Human Services	2041 Martin Luther King Jr Ave SE	Leased	47,439
DC Council (CM Barry Office)	2041 Martin Luther King Jr Ave SE	Leased	1,000
Health	2041 Martin Luther King Jr Ave SE	Leased	1,250
Fire & Emergency Medical Services	2101 14th St. SE	Owned	12,720
DC Lottery	2101 Martin Luther King Jr Ave SE	Leased	65,660
Youth Rehabilitation Serv.	2101 Martin Luther King Jr Ave SE	Leased	1,400
Fire & Emergency Medical Services	2119 G St. NW	Owned	7,408
Human Services	2146 24th Plave NE	Leased	43,886
Police Department	2175 W Virginia NE	Owned	144,000
Chief Technology Officer	2200 Adams Pl NE	Owned	4,000
Contracting & Procurement	2200 Adams Pl NE	Owned	19,920
Property Management	2200 Adams Pl NE	Owned	71,080
Housing & Community Dev.	2200 Adams Pl NE	Owned	3,000
Motor Vehicles	2200 Adams Pl NE	Owned	3,764
Risk Management	2200 Adams Pl NE	Owned	957
Human Services	2210 Adams Pl NE	Owned	12,546
Human Services	2210 Adams Pl NE	Leased	12,546
Transportation	2213-17 14th St. NW	Leased	16,500
Chief Technology Officer	222 Mass. Ave., NW	Owned	5,625
Fire & Emergency Medical Services	2225 5th St. NE	Owned	14,330
Fire & Emergency Medical Services	2225 M St. NW	Owned	15,788
Police Department	2235 Shannon Place	Leased	98,093
Vacant Building	225 Virginia Avenue, SE	Leased	421,000
Police Department	2301 L St. NW	Owned	10,530
Human Services	2305 36th St. SE	Owned	7,250
Parks & Recreation	2311 14th St. NE	Owned	1,363





## X. Appendices

DEPARTMENT	ADDRESS	STATUS	SF
Property Management	2350 Pomeroy Rd SE	Owned	144,900
Motor Vehicles	2390 South Capitol St.	Owned	750
Fire & Emergency Medical Services	2425 Irving St. SE	Owned	10,300
Police Department	2455 Alabama Ave SE	Owned	43,190
Consumer & Regulatory Affairs	25 M St. - Replacement	Owned	10,000
Parks & Recreation	2500 Georgia Ave NW	Owned	12,400
Property Management	2501 11th St. NW	Owned	62,200
Parks & Recreation	251 Hamilton St. NW	Owned	33,412
Fire & Emergency Medical Services	2535 Sherman Ave NW	Owned	19,000
Parks & Recreation	2600 O St. NW	Owned	1,512
Parks & Recreation	2601 Pearson St. SE	Owned	5,907
Property Management	27 O St. NW	Owned	89,700
Health	2700 M L King Ave	Owned	1,440
Property Management	2700 M L King Ave	Owned	60,608
Police Department	2701 Penn Ave, SE - 6th District-Sub	Leased	8,919
Police Department	2701 Pennsylvania Ave SE	Owned	26,790
Homeland Security & Emergency Management	2720 M L King Drive SE	Owned	32,763
Unified Communications	2720 M L King Drive SE	Owned	105,237
Public Works	2750 S Capitol St. SW	Owned	7,800
Transportation	280 McMillan Dr NW	Owned	3,100
Fire & Emergency Medical Services	2813 Penn Ave SE	Owned	8,640
Human Services	2850 New York Avenue, NE	Leased	24,422
Public Works	2860 S Capitol St. SE	Owned	5,486
Parks & Recreation	2901 20th St. NE	Owned	11,103
Human Services	2nd & D St.	Owned	4,016
Parks & Recreation	300 Evarts St. NE	Owned	2,444
Corrections	300 Indiana Ave NW	Owned	4,180
Health	300 Indiana Ave NW	Owned	15,468
Mental Health	300 Indiana Ave NW	Owned	4,511
Police Department	300 Indiana Ave NW	Owned	381,747
Property Management	300 Indiana Ave NW	Owned	101,884
Unified Communications	300 McMillan Dr NW	Owned	22,250
Cable Television	3007 Tilden St. NW	Leased	33,898
Motor Vehicles	301 C St. NW	Owned	59,206
Property Management	3012 Georgia Ave NW	Owned	110,700
Parks & Recreation	3030 G St. SE	Owned	28,861
Property Management	3050 R St. NW	Owned	30,000
Unified Communications	310 & 320 McMillan Dr NW	Owned	35,000





## X. Appendices



DEPARTMENT	ADDRESS	STATUS	SF
Police Department	310 McMillan Dr	Owned	16,500
Parks & Recreation	3100 Ft Lincoln Dr NE	Owned	7,886
Parks & Recreation	3149 16th St. NW	Owned	13,600
Fire & Emergency Medical Services	3170-3180 V St. NE	Leased	30,000
Public Works	3200 Benning Rd NE	Owned	76,348
Parks & Recreation	3200 Denver St. SE	Owned	1,598
Parks & Recreation	3201 Ft Lincoln Dr NE	Owned	33,716
Fire & Emergency Medical Services	3203 MLK Ave SE	Owned	10,248
Aging	320-324 Kennedy St. NW	Owned	15,000
Motor Vehicles	3214 Pennsylvania Ave	Owned	5,611
Motor Vehicles	3220 M St. NW	Leased	5,260
Employment Services	3220 Pennsylvania Ave SE	Leased	8,000
Consumer & Regulatory Affairs	3220 Pennsylvania Ave SE	Leased	5,373
Housing & Community Dev.	3220 Pennsylvania Ave SE	Leased	2,232
Motor Vehicles	3220 Pennsylvania Ave SE	Leased	5,811
Public Works	3220 Pennsylvania Ave SE	Leased	12,095
Chief Financial Officer	3220 Pennsylvania Ave SE	Leased	1,459
Chief Technology Officer	3220 Pennsylvania Ave SE	Leased	336
Police Department	3220 Pennsylvania Ave SE	Leased	17,132
Mental Health	33 N St. NE	Leased	5,000
Health	33 N St. NE	Leased	20,000
Human Services	33 N St. NE	Leased	14,810
Police Department	3320 Idaho Ave NW	Owned	36,852
Health	3330 V St. NE	Leased	50,000
Board of Elections & Ethics	3335 V St. NE	Leased	25,491
Parks & Recreation	3405 Macomb St. NW	Owned	1,020
Fire & Emergency Medical Services	3412 Dent Pl NW	Owned	7,200
Human Services	342 37th St. SE	Owned	20,000
Fire & Emergency Medical Services	3420 14th St. NW	Owned	14,000
Mental Health	35 K St. NE	Owned	30,000
Transportation	350 McMillan Drive NW	Owned	5,000
Police Department	3515 & 3521 V St.	Leased	42,470
Fire & Emergency Medical Services	3522 Conn Ave NW	Owned	8,864
Parks & Recreation	3600 Calvert St. NW	Owned	3,545
Parks & Recreation	3630 Tilden St. NW	Owned	2,103
Parks & Recreation	3701 10TH St. NW	Owned	1,492
Health	3720 Martin Luther King Jr Ave SE	Leased	31,287
Human Services	3720 Martin Luther King Jr Ave SE	Leased	3,213



## X. Appendices

DEPARTMENT	ADDRESS	STATUS	SF
Human Services	3841-3845 Alabama Ave	Leased	25,876
Mental Health	3841-45 Alabama Ave SE	Leased	10,100
Human Services	3917-19 Minnesota Ave NE	Leased	10,000
Chief Technology Officer	3919 Benning Rd NE	Leased	34,400
Parks & Recreation	3RD & Van Buren St. NW	Owned	1,991
Youth Rehabilitation Serv.	4 Oak Hill (8300 Riverton Laurel, MD)	Owned	222,460
Parks & Recreation	400 12th St. SE	Owned	6,512
Child & Family Services	400 6th St. SW	Leased	128,723
Parks & Recreation	4001 East Capitol St. SE	Owned	11,787
Human Services	4001-4005 South Capitol St.	Leased	23,540
Parks & Recreation	4003 Calvert St. NW	Owned	13,257
Employment Services	4049 South Capitol St.	Leased	7,080
Parks & Recreation	4101 Livingstone St. NW	Owned	1,199
Health	4130 Hunt Pl NE	Leased	12,773
Police Department	414 4th St. SW	Owned	36,270
Fire & Emergency Medical Services	414 8th St. SE	Owned	10,100
Fire & Emergency Medical Services	4201 Minnesota Ave NE	Owned	5,325
Human Services	425 2nd St. NW	Owned	350,000
Human Services	425 O St. NW	Owned	47,700
Parks & Recreation	4300 Anacostia Ave NE	Owned	8,300
Parks & Recreation	4300 Arkansa Ave NE	Owned	2,039
Fire & Emergency Medical Services	4300 Wisconsin Ave NW	Owned	13,472
Human Services	4300-4304 12th St. SE	Owned	20,000
Administrative Hearings	441 4th St. NW	Owned	40,000
Aging	441 4th St. NW	Owned	12,369
Asian & Paacific Islander Affairs	441 4th St. NW	Owned	1,860
Attorney General	441 4th St. NW	Owned	163,202
Board of Elections & Ethics	441 4th St. NW	Owned	18,031
Chief Financial Officer	441 4th St. NW	Owned	46,933
Chief Technology Officer	441 4th St. NW	Owned	71,005
City Administrator	441 4th St. NW	Owned	9,582
Community Affairs Office	441 4th St. NW	Owned	800
Contracting & Procurement	441 4th St NW	Owned	44,340
Criminal Justice Coordinating Council	441 4th St. NW	Owned	3,594
Disability Rights	441 4th St. NW	Owned	2,760
Finance & Resource Management	441 4th St. NW	Owned	13,769
Fire & Emergency Medical Services	441 4th St. NW	Owned	10,580



## X. Appendices



DEPARTMENT	ADDRESS	STATUS	SF
Human Resources	441 4th St. NW	Owned	55,481
Human Rights	441 4th St. NW	Owned	8,825
Mayor	441 4th St. NW	Owned	18,634
Motion Pictures & Telecom	441 4th St. NW	Owned	1,883
Office of the Secretary	441 4th St. NW	Owned	5,225
Public Works	441 4th St. NW	Owned	331
Real Property Assessment & Appeals	441 4th St. NW	Owned	3,963
Risk Management	441 4th St. NW	Owned	11,045
Sentencing & Criminal Code Revision	441 4th St. NW	Owned	2,141
Serve DC	441 4th St. NW	Owned	4,600
Serve DC	441 4th St. NW	Owned	2,042
Small & Local Business Development	441 4th St. NW	Owned	5,222
State Superintendent of Education	441 4th St. NW	Owned	15,746
Vetrans Affairs	441 4th St. NW	Owned	1,000
Zoning	441 4th St. NW	Owned	14,166
Fire & Emergency Medical Services	450 6th St. SW	Owned	11,150
Youth Rehabilitation Serv.	450 H St. NW	Leased	24,030
Parks & Recreation	4500 Van Ness St. NW	Owned	1,983
Property Management	4600 Livingstone Rd	Owned	348,700
Fire & Emergency Medical Services	4600 Shepard Pkwy SW	Owned	23,918
Police Department	4665-69 Blue Plains Dr SW	Owned	112,283
Parks & Recreation	4801 Nannie Helen Burroughs Ave NE	Owned	2,229
Fire & Emergency Medical Services	4801 North Capitol St. NE	Owned	7,500
Fire & Emergency Medical Services	4811 MacArthur Blvd NW	Owned	9,436
Property Management	4820 Howard St. NW	Owned	12,882
Parks & Recreation	4851 Minnesota Ave NE	Owned	18,894
Public Works	4901-T Bates Rd NE	Owned	31,926
Public Works	4902 Bates Rd NE	Owned	4,080
Parks & Recreation	4925 Brooks St. NE	Owned	5,000
Fire & Emergency Medical Services	4930 Connecticut Ave NW	Owned	11,720
Fire & Emergency Medical Services	50 49th St. NE	Owned	9,240
Property Management	500 19th St. NE	Owned	64,800
Police Department	500 E St. SE	Owned	10,017
Fire & Emergency Medical Services	500 F St. NW	Owned	35,000
Public Works	5000 Overlook Ave SW	Owned	187
Public Works	5001 Shepherd Pk SW	Owned	6,620
Police Department	5001 Shepherd Pkwy SW	Owned	800



## X. Appendices

DEPARTMENT	ADDRESS	STATUS	SF
Property Management	5002 Hayes St. NE	Owned	90,400
Parks & Recreation	501 Mississippi Ave SE	Owned	28,223
Police Department	501 New York Ave NW	Owned	7,890
State Superintendent of Education	51 N St. NE	Leased	66,404
Environment	51 N St. NE	Leased	31,000
Human Services	51 N St. NE	Leased	42,515
Police Department	51 N St. NE	Leased	13,553
Parks & Recreation	5101 G St. SE	Owned	17,739
Fire & Emergency Medical Services	5101 Georgia Ave NW	Owned	9,450
Parks & Recreation	5108 Georgia Ave NW	Owned	3,041
Chief Financial Officer	515 D St. NW	Owned	46,085
Property Management	5171 S Dakota Ave NE	Owned	126,800
Property Management	5200 2nd St. NW	Owned	84,400
Fire & Emergency Medical Services	550 Water St. SW	Owned	6,000
Police Department	550 Water St. SW	Owned	6,000
Parks & Recreation	555 L St. SE	Owned	4,581
Parks & Recreation	5601 Conn Ave NW	Owned	13,947
Fire & Emergency Medical Services	5760 Georgia Ave NW	Owned	8,448
Parks & Recreation	5900 33RD St. NW	Owned	996
Police Department	6 DC Village Lane SW	Owned	28,694
Police Department	6001 Georgia Ave NW	Owned	42,498
Parks & Recreation	601 Edgewood St. NE	Leased	4,816
Parks & Recreation	601 Missouri Ave SE	Owned	64,955
Employment Services	609 H St. NE	Leased	102,466
Human Services	611 N St. NE	Owned	11,370
Parks & Recreation	6201 Banks Pl NE	Owned	4,474
Parks & Recreation	625 P St. NW	Owned	18,000
Health	6323 Georgia Ave, NW	Leased	9,948
Human Services	633 I St. NE	Owned	12,500
Employment Services	64 New York Ave NE	Leased	105,000
Human Services	64 New York Ave NE	Leased	52,900
Mental Health	64 New York Ave NE	Leased	67,900
Transportation	64 New York Ave NE	Leased	30,000
Health	64 New York Ave NE	Leased	47,360
Human Services	64 New York Ave NE -- Basement	Leased	3,200
Transportation	64 New York Ave NE -- Basement	Leased	37,682
Transportation	64 New York Ave NE -- Basement	Owned	4,500
Parks & Recreation	640 10th St. NW	Owned	1,692



## X. Appendices



DEPARTMENT	ADDRESS	STATUS	SF
Human Services	645 H St. NE BLDG 2	Leased	83,990
Property Management	65 Mass Ave	Owned	41,000
Human Services	651 10th & G St. NE	Owned	17,940
Child & Family Services	702 H St. NW	Leased	12,327
Parks & Recreation	715 Otis PI NW	Owned	3,873
Auditor	717 14th St. NW	Leased	8,538
Contract Appeals Board	717 14th St. NW	Leased	5,752
Employee Appeals	717 14th St. NW	Leased	11,046
Health	717 14th St. NW	Leased	21,616
Human Services	717 14th St. NW	Leased	32,357
Inspector General	717 14th St. NW	Leased	33,211
Public Employee Relations Board	717 14th St. NW	Leased	3,879
State Superintendent of Education	717 14th St. NW	Leased	25,310
Police Department	750 Park Rd NW	Owned	13,793
Parks & Recreation	800 Ridge Road SE #Pool	Owned	2,276
Housing & Community Dev.	801 North Capitol St. NE	Leased	58,768
Planning	801 North Capitol St. NE	Leased	22,883
Police Department	801 Shepherd St. NW	Owned	41,300
Parks & Recreation	805 Taylor St. NW	Owned	2,669
Chief Financial Officer	810 First St. NE	Leased	42,750
Human Services	810 First St. NE	Leased	64,274
Insurance, Securities and Banking	810 First St. NE	Leased	34,928
Youth Rehabilitation Serv.	8100 Main Ave	Owned	90,577
Property Management	820 26th St. NE	Owned	70,400
Parks & Recreation	820 S St. SW	Owned	7,496
Administrative Hearings	825 North Capitol St. NE	Leased	4,415
Health	825 North Capitol St. NE	Leased	22,027
Chief Financial Officer	825 North Capitol St. NE	Leased	188,455
Health	825 North Capitol St. NE	Leased	137,608
Office of Tenant Advocates	825-941 North Capitol St. NE	Leased	2,000
Consumer & Regulatory Affairs	825-941 North Capitol St. NE	Leased	122,246
Housing & Community Dev.	825-941 North Capitol St. NE	Leased	7,228
Planning	825-941 North Capitol St. NE	Leased	3,848
Health	850 Delaware Ave SW	Owned	22,422
Public Works	900 New Jersey Ave SE	Owned	5,084
Fire & Emergency Medical Services	915 Gallatin St. NW	Owned	16,442
Human Services	920 Rhode Island NE	Leased	8,637
Property Management	921 Pennsylvania Ave SE	Owned	1,600



## X. Appendices

DEPARTMENT	ADDRESS	STATUS	SF
Property Management	925 13th St. NW	Owned	17,949
Employment Services	945 G St. & 1704--Euclid Replacement	Owned	7,500
Motor Vehicles	95 M St.	Owned	38,311
Child & Family Services	955 L'Enfant Plaza	Leased	23,886
Police Department	Blue Plain Dr SW	Owned	4,500
Police Department	616 H St. NW, Space M (Asian Liaison Office in Gallery Place)	Leased	1,547
Police Department	Heliport (1724 S. Capitol St. SE)	Leased	8,050
Parks & Recreation	Kansas & Tuckerman Sts. NW	Owned	1,232
Parks & Recreation	M L King & Elmira SW	Owned	1,647
Employment Services	Naylor Replacement	Owned	10,000
Parks & Recreation	Scotland, Md	Owned	8,712,000





