

Triangle Today: Upward Trend Continues

Mount Vernon Triangle continues to develop at lightning speed. Condos are selling, and shops, restaurants, and services are lining up to open at 5th and K Streets. And the first new office building



455 Massachusetts

in 25 years is nearly complete. In anticipation of the opening of Safeway in the center of the Triangle, sidewalk and roadway improvements will be implemented.

Here's a sampling of some of the great new offerings and opportunities for 2007:

CityVista – 5th and K: Great retail



The Dumont

news – first a new 55,000-square-foot Safeway, and now Results: The Gym is coming to CityVista. The mixed-use project will also include restaurants, Starbucks, a dry cleaner, and other neighborhood retail establishments.

555 Mass – Condo sales began in September of 2005, and 80% are sold at this time. The first condo to come on line in the Triangle is now transitioning to homeowner association control.

The Sonata – 301 Massachusetts Avenue: Of the 75 condo units, all but three are sold. Settlements are now



CityVista

under way and the new residents are moving in.

The Dumont – 4th Street and Massachusetts Avenue: Thirty percent of

the units in the west building have sold, and that phase will be open by the summer of 2008. Construction of the

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Hampton Inn

History of Mount Vernon Square

Pierre L'Enfant laid out Mount Vernon Square as one of 15 public reservations that were to serve as focal points in the Federal City. However, along with much of Washington, the area languished until the first decade of the nineteenth century, when 7th Street, NW was paved all the way to Boundary Street (now Florida Avenue), eventually continuing north to Maryland.

The area around Mount Vernon Square was known as the Northern Liberties, a moniker given to areas that were beyond the limits of the city.

In 1843, neighborhood residents petitioned

the City Council to create a public market, and in 1845 the Northern Liberties Market opened on the 7th Street side of Mount Vernon Square, serving as a produce market, with indoor and outdoor stalls and a picket fence to keep animals at bay. The market flourished and the building was expanded

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This historic design shows the plan for the public park before the library was built on Mount Vernon Square.

Spotlight on: Gospel Rescue Ministries

In 1906, The Gospel Mission was founded by a group of mission workers in Washington DC as part of the growing Pentecostal movement in the United States. Led by Colonel George Wheeler, the Mission began nightly religious services that were held outdoors at the corner of 13th Street and Pennsylvania Avenue, NW. In 1937, the Mission built a new headquarters at 810 5th Street, NW, which it still occupies. Over the years, its name changed to Gospel Rescue Ministries and its programs and services were expanded to include job training, employment, housing, meals, drug recovery, education, and counseling.

In 2003, the Doe Foundation awarded Gospel Rescue Ministries a grant to create a new program called Ready to Work. Housed on the top floor of Gospel Rescue



I. to r. James Shipman, Antonio Otera (Ready to Work program director), and Clarence Wilson keep Mount Vernon Triangle streets clean.

Ministries, Ready to Work strives to empower homeless men to make the transition towards self-sufficiency. The organization established its first work agreement with the Capitol Hill Business Improvement District, and since then it has expanded to work for other BIDs around the city as well as concessions at RFK Stadium.

In May 2005, the Mount Vernon Triangle
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Welcome to New Executive Director

The Mount Vernon Triangle Community Improvement District is pleased to announce that Bill McLeod is our new Executive Director. Bill comes from Barracks Row Main Street, where he worked for four-and-a-half years on revitalizing 8th Street, SE. Prior to that, he worked for eight years at the National Trust for Historic Preservation on the National Main Street Center and Heritage Tourism programs. You can contact Bill at MVTBill@DowntownDC.org or (202) 661-7590.



Bill McLeod

History of Mount Vernon Square

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to accommodate its growing needs. However, residents complained about the trash and foul smell from livestock and waste, and in 1872 the Northern Liberties Market moved to a bigger, more modern facility at 5th and K Streets. This structure became the first Convention Hall in 1893, when a second floor was added to accommodate 5,000 spectators, and, finally, in 1966, it was converted into the Wax Museum.

After the relocation of the market, Mount Vernon Square was redesigned as a public park, with a central fountain, benches, and detailed landscaping. In 1899, Andrew Carnegie committed funds to pay for the building of the city's central public library in Mount Vernon Square. The new building opened in 1903. Designed in the Beaux-Arts style, it was one of the most expensive of all the Carnegie

libraries. Its core collection of 12,412 books came from the Washington City Free Library, which had been an integrated lending library before its collection was donated to the new library.

The Carnegie library continued to serve as the city's central library until a replacement facility threatened its demolition. Thanks to the United States Fine Arts Commission, the building still stands and is



The elegant Carnegie library now houses the DC Historical Society.

now used by the DC Historical Society. The book collection moved to the Martin Luther King Library in 1970, where it remains today.

Mount Vernon Triangle CID

1250 H Street, NW
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www.mountvernontriangle.org

The Mount Vernon Triangle Community Improvement District provides clean, safe, economic development, and marketing services to the Mount Vernon Triangle community.

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Hodges – Since 1898



Owner Bill Siag slices meat for each hot sandwich.

Hodges has been in business since 1898, serving up fantastic food. Police officers, firemen, couriers, cab drivers, and long-time residents frequent this well-known sandwich shop with its plain facade. Their thick, juicy roast beef sandwiches are famous for being hand-sliced and made to order: rare, medium, or well done. Be sure to ask for the bun dipped in drippings and add lots of horseradish sauce.

Hodges also sells real turkey sandwiches, steak and cheese, barbecue, smoked ham, chicken salad, tuna salad, and soups. Side dishes include butter beans, collard greens, macaroni and cheese, coleslaw, and french fries. Breakfast sandwiches are also available in the mornings, and most items contain eggs.

There is no fancy dining room here. Hodges caters to carryout customers or those inclined to sit at the outdoor patio. Even on cold days people don't seem to mind sitting outside as long as there's a hot sandwich in their hands.

Hodges, located at 616 New York Avenue, NW, opens at 6:00 a.m. and is

shuttered by 3:30 p.m., Monday through Friday. It can cater your events or office meetings, so call in your order at (202) 628-0606.

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east building will begin shortly, with retail on the first floor and 187 residential units. Amenities will include an extensive roof deck with a swimming pool and grilling areas, a health club, a courtyard, and an e-lounge.

455 Massachusetts Avenue, NW – The Penzance Companies recently topped off construction of the first new office building in the Triangle in more than 25 years, with twelve stories, including 228,718 square feet of office space and 13,648 square feet of retail. To be completed in fall of 2007, the building will have a full-height glass facade, a rooftop terrace, a fitness center, street-level retail, and four levels of below-grade parking.

Hampton Inn – 901 6th Street, NW: This new 228-room hotel located just two blocks from the Convention Center is doing very strong business. It features a business center, indoor swimming pool, exercise room, concierge service, valet parking, complimentary breakfast, and a saltwater fish tank in the lobby.



Calendar of Events

March 22, 2007	4:00 p.m. – Board Meeting	Downtown BID Boardroom
June 21, 2007	4:00 p.m. – Board Meeting	location to be determined
June 21, 2007	4:00 p.m. – Annual Meeting	location to be determined

Gospel Rescue Ministries

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CID contracted with Ready to Work to provide clean services in the Triangle. Currently two to three clean team members work each day to keep the Triangle’s streets and sidewalks free of litter. This past December, the team collected 657 bags of litter, which translates into 19,710 pounds of trash!

The Triangle clean team consists of James Shipman (lead) and Clarence Wilson. If you see a clean team member in his blue and gray MVT jacket, please take a moment to say hello and thank him for his hard work.

New Tax Rate for MVT

The Mount Vernon Triangle Community Improvement District is evolving from a start-up to a full-service CID. Last October, the Board of Directors approved an updated business plan, which included a new MVTCID assessment rate structure. The new rate structure, approved by the DC Council in December, will be effective by March 9, 2007, when the new real property tax bills are mailed.

New Annual Rates Based on Land Use

- ◀ \$0.35 per square foot of vacant land (including parking lots and sites under construction)
- ◀ \$0.15 per usable square foot of commercial space
- ◀ \$120 per residential unit
- ◀ \$90 per hotel room

Mount Vernon Triangle
 Community Improvement District
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