

**Government of the District of Columbia
Office of the Chief Financial Officer**



Natwar M. Gandhi
Chief Financial Officer

MEMORANDUM

TO: The Honorable Vincent C. Gray
Chairman, Council of the District of Columbia

FROM: Natwar M. Gandhi
Chief Financial Officer 

DATE: APR 29 2008

SUBJECT: Fiscal Impact Statement: "Upper Georgia Avenue Redevelopment Plan Approval Resolution of 2008"

REFERENCE: Draft - No Resolution Number Available

Conclusion

There is no fiscal impact at this time with the provisions of the proposed resolution. Any activities related to the Upper Georgia Avenue Redevelopment Plan ("Plan"), published in June 2007, would be approved separately and would need to be budgeted at that time.

Background

The proposed resolution would approve the Plan, which was initiated by the Office of Planning (OP). The Plan is intended to provide a strategic plan for development and investment of Upper Georgia Avenue, which is in Ward 4 and includes the neighborhoods of Brightwood, Shepard Park, and Manor Park. The Plan provides guidance on economic development, housing, land use, zoning, transportation, and other issues.

Specifically, the Plan is intended to provide clear direction concerning growth, development, and preservation on Upper Georgia Avenue. The individual elements of the Plan are intended to concentrate development at main intersections, link development with pedestrian-friendly streets, encourage infill development, and aid in revitalizing Upper Georgia Avenue.

Once approved, the Plan is intended to provide supplemental guidance to the Zoning Commission, the Office of the Deputy Mayor for Planning and Economic Development, and other District agencies in carrying out the policies of the District of Columbia Comprehensive Plan.

Full implementation of the various elements proposed in the Plan is generally intended to happen in the next 2 to 5 years.

Financial Plan Impact

There is no fiscal impact at this time with the provisions of the proposed resolution, as enactment of the resolution does not create any type of expenditure commitment from the District Government. Any activities related to the Plan, would be approved separately and would need to be budgeted at that time.

The Plan does not identify a specific funding source that would be used with the implementation of the activities identified in the Plan. However, the Plan does identify some public investment strategies that *could* be utilized, including the Site Acquisition Fund Initiative (SAFI), the Storefront Improvement Program, the Neighborhood Investment Fund (NIF), tax increment financing (TIF), and Community Development Block Grants.

The implementation of any of the public investment strategies identified in the Plan would require separate authorization at a future point. Any activities related to the Plan and undertaken by District entities, and any others, will need to be funded with existing resources and/or budgeted in future years. Activities not documented in this fiscal impact statement but related to the Plan and undertaken by District agencies will need to be budgeted in future years.