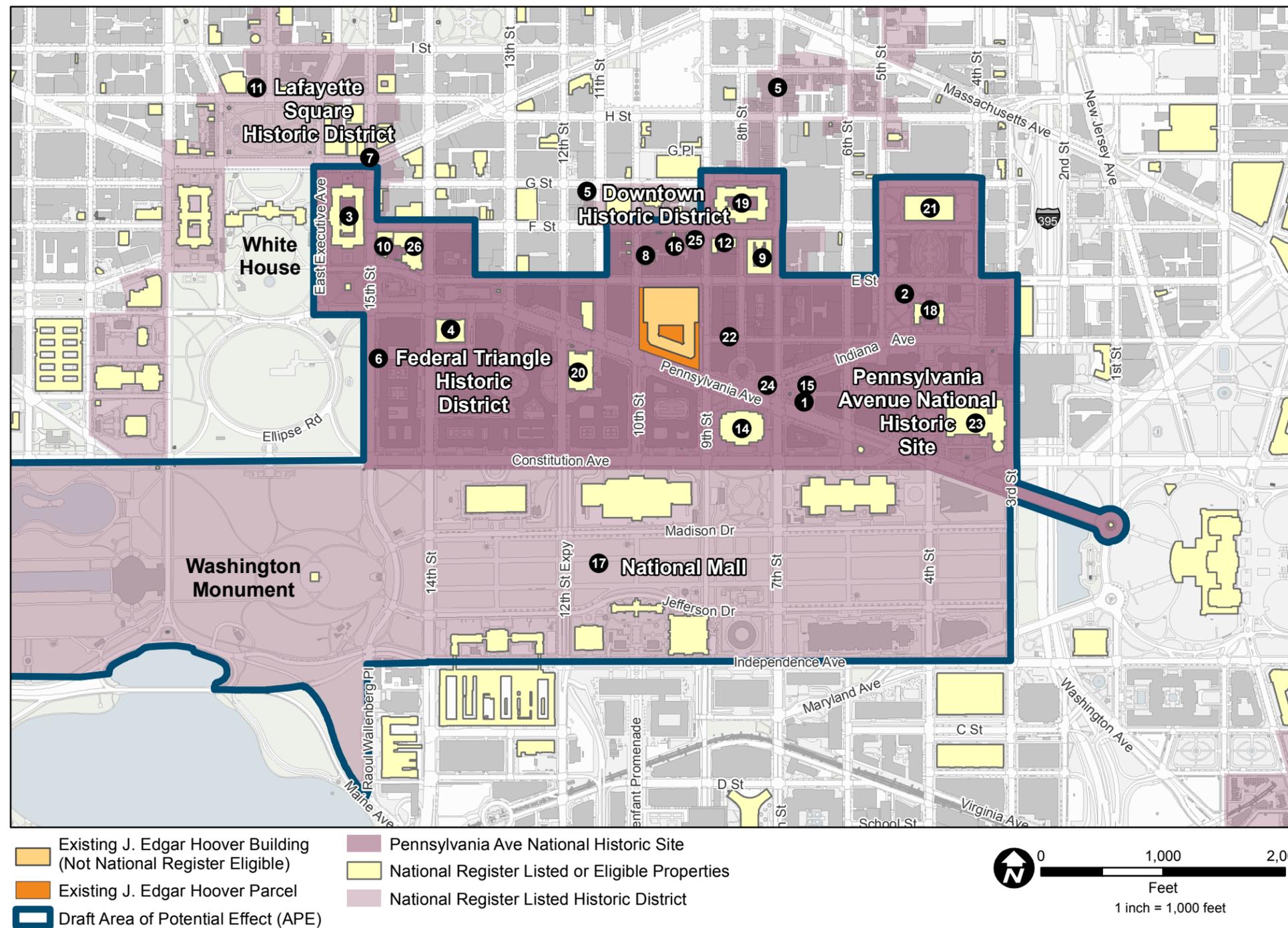


GSA completed a Determination of Eligibility for the JEH building and concluded that the building did not meet the eligibility requirements for listing in the NRHP. The DC SHPO concurred with this determination on March 6, 2014. Because the parcel did not meet the typical minimum 50-year threshold for NRHP consideration until the year 2025, Criteria Consideration G, Eligibility for Exceptional Importance, was applied. GSA found that the JEH building did not meet any of the following criterion used to determine exceptional importance:

- Criterion A: would GSA determined that the JEH A property must be specifically associated with significant historic trends or events. It must be associated either with a specific event marking an important moment in American history and/or a pattern of events or a historic trend that made a significant contribution to the development of a community, a State, or the nation.
- Criterion B: A property can be significant for its association with the life of a person or persons significant in our past. The person must be individually significant within a historic context, and the property should be associated with the person's productive life, reflecting the time period in which he or she achieved significance.
- Criterion C: A property must meet at least one of the following requirements:
 - Embody distinctive characteristics of a type, period, or method of construction
 - Represent the work of a master
 - Possess high artistic value
 - Represent a significant and distinguishable entity whose components may lack individual distinction (i.e., a historic district. This does not apply to the FBI building).
- Criterion D: A property can be significant for its potential to yield information important in history or prehistory. This most commonly applies to archaeological sites.

Figure 4-11: JEH Parcel Historic Resource Map



* L'Enfant Plan (13) is applicable to all streets and Right of Ways within the Area of Potential Effect

Sources: ESRI (2013), GSA (2013).



View of Pennsylvania Avenue from the Capitol building
©National Park Service

Pennsylvania Avenue National Historic Site (NHS)

For more than two centuries, the section of Pennsylvania Avenue between the Capitol and the White House has played a symbolic role as the physical link between the legislative and executive branch of the U.S. Government. First promulgated by L'Enfant's grand baroque plan for the nation's capital, the importance of Pennsylvania Avenue as the "most magnificent" of the Avenues was strengthened by the monumental architecture built along the Avenue as part of the McMillan Plan of 1901–1902 and the Federal Triangle. Today, civic spaces, public buildings, monuments, parks, fountains, and sculptures, as well as the historically interrelated city infrastructure of commerce, local government, residences, hotels, theaters, and museums comprise Pennsylvania Avenue and its immediate surroundings. The Avenue is known for its role in American history as the site of Presidential inaugural parades, state funeral processions, celebrations of military victories, protests, and marches.

In the 1950s, many businesses and residents began to move to the suburbs, and the buildings along and on the blocks adjacent to the Avenue began to fall into disrepair. President John F. Kennedy noted the poor condition of the Avenue during his inaugural parade on January 20, 1961. A year later, President Kennedy formed the Council on Pennsylvania Avenue to respond to the issues. The council published its first report in April 1964, *Pennsylvania Avenue: Report of the President's Council on Pennsylvania Avenue* (now often called the 1964 plan or the Green Book).

To provide solutions for the protection and revival of Pennsylvania Avenue, Secretary of the Interior Stewart L. Udall designated the Pennsylvania Avenue NHS on September 30, 1965. The site, located between the Capitol and the White House and including "certain areas adjacent thereto," was described as a "fitting memorial to the great personages of this Nation who have lived and worked in the area" and to the monumental events of national importance which have occurred therein" (Udall 1965). President Johnson signed the Order of Designation on September 30, 1965, and on June 9, 1966, Congress ratified and confirmed the designation, and the site was listed in the newly formed NRHP on October 15, 1966.

The Order of Designation states that the Pennsylvania Avenue NHS possesses national significance for the following reasons (Udall 1965):

- The Avenue symbolizes the majesty and power of the American Republic and the triumphs and tragedies of the American people.
- The Avenue is a ritual thoroughfare for inauguration and funeral processions for the Presidents of the United States as well as a ceremonial space for celebrating national achievements. While there are no bleachers within the parcel, any changes to the building front setback could restrict the number of people that could observe the parade and also restrict pedestrian flows during ceremonial events.
- The Avenue is historically significant as it is where statesmen lodged, dined, debated the issues of the day, and perfected courses of action that guided the Nation's destiny.
- The Avenue is a commercial center of the nation's capital, and contributed to the formation of the Federal Triangle and thereby introduced the monumental architectural scale characteristic of modern Washington.
- The Pennsylvania Avenue district is anchored on each end by historic buildings of transcendent importance to the Nation.

The first building constructed after historic site designation and the issuance of the 1964 Plan was the Presidential building, located at the corner of 12th Street and Pennsylvania Avenue, and completed in 1968. Planning for the JEH building began in 1962, and the site was formally selected in January 1963. Design work was largely complete by 1964 with final approval in 1967; while construction began in 1965 and was completed in 1975. President Gerald Ford dedicated the structure on September 30, 1975. Both buildings conformed to the principles of the 1964 Plan including uniform setbacks and height, arcades, and landscaped plazas. These principles were also included in an update to the plan in 1969, published by the President's Temporary Commission on Pennsylvania Avenue that was established under President Johnson. In fact, the Temporary Commission worked closely with GSA to ensure that the FBI building respected the new ideals for the Avenue. Regardless, after its completion, critics noted that the FBI building's fortress-like facades were so inaccessible that "the building is out of character with the hopes for pedestrian-oriented development of the avenue" (NRHP 2007).

Excluding the Presidential building and the JEH building, major physical changes along the Avenue resulting from President Kennedy's initiative and its historic designation did not emerge until Congress formed PADC in 1972. The PADC and the PAP are described in detail in section 4.1.4.3. The boundaries under the authority of PADC differed from those of the Pennsylvania Avenue NHS. Several areas were excluded, including Federal Triangle, Judiciary Square, the Pension and Patent buildings, Squares 347 and 377 (which house the Ford's Theatre NHS), and the Peace Monument. It also included the east half of Square 254, which is not included in the NHS.

Historic Districts

The following sections describe the historic districts found within the APE.

Federal Triangle Historic District

The Federal Triangle Historic District comprises 75 acres bounded by 15th Street, Constitution Avenue, and Pennsylvania Avenue in Northwest Washington. The majority of the buildings and its overall design were developed between 1928 and 1938 under the auspices of the 1926 Public Buildings Act, which permitted the government to hire private architects for the design of Federal buildings. Secretary of Treasury Andrew Mellon and a distinguished board of architects headed by Edward H. Bennett of the Chicago architectural firm of Bennett, Parsons, and Frost, developed the design guidelines for the site, and each member of the board designed one of the buildings in the complex (Ganschinietz 1973). The district is eligible for listing in the NRHP and is located within the boundaries of the Pennsylvania Avenue NHS Historic District (DC SHPO 2009).

Downtown Historic District

The Downtown Historic District is centered along F Street NW between 11th and 7th streets and between Pennsylvania Avenue and Mount Vernon Square. It contains vernacular buildings displaying a range of popular styles from the nineteenth century that are interspersed with distinct and monumental buildings such as the Old Patent Office Building designed by architects of both local and national importance. The district contains approximately 200 commercial, institutional, and residential buildings with fine examples of Italianate, Romanesque Revival Gothic Revival, Beaux Arts, and Classical Revival architectural styles. The district was listed in the NRHP in 2001 (DC SHPO 2009; Beauchamp 1983).

Lafayette Square Historic District

Located across the Avenue from the White House, this formal park was planned as part of President's Park by Pierre L'Enfant and later authorized by President Thomas Jefferson as a park for area residents and visitors. The park was named for Marquis de Lafayette in 1824 and landscaped by Andrew Jackson Downing in 1851–1852. Lafayette Square comprises a place of national symbolic importance and is a traditional site of public demonstrations. Its framing buildings are distinguished examples of various architectural styles, many by the country's leading architects. The district was listed in the NRHP and designated a National Historic Landmark (NHL) in 1970 (McDermott 1970; DC SHPO 2009).

Fifteenth Street Financial Historic District

The Fifteen Street Historic District is a linear district of monumental Beaux Arts-style commercial buildings stretching from Pennsylvania Avenue NW to I Street NW and anchored by the United States Treasury Building. The district exemplifies the City Beautiful concept of urban planning within the context of the McMillan Commission's early twentieth century transformation of Washington, D.C. The buildings that comprise the district are the work of several renowned architects, including Daniel H. Burnham, Carrere and Hasting, and Jules Henri Sibour, among others. The district was listed in the NRHP in 2006 (Beauchamp and Adams, 1983; DC SHPO 2009).



Lafayette Square, photo courtesy of the DC SHPO. Source: NPS (n.d.b.)

SQUARE GUIDELINES

Specific design and development controls that cover the unique conditions on each block to meet requirements of the landscaping plan, ensure compatible development within each block, and meet aesthetic and historic preservation goals for the plan area.



National Mall.
Source: <http://www.pva.org/site/apps/nlnet/content2.aspx?c=ajlRK9NJLcJ2E&b=6350111&ct=11615021>



Central National Bank (Apex Building)
Source: <http://www.streetsofashington.com/2010/03/mr-mulletts-bank-building-150-years-on.html>

National Mall Historic District

The National Mall Historic District is roughly bounded by the Capitol Grounds on the east, Independence Avenue on the south, 14th Street on the west, and Constitution Avenue on the north. Within the historic district are 10 buildings, including the Smithsonian Institution Building (the Castle), the Arts and Industries Building, Museum of Natural History, the National Gallery of Art, and the Freer Gallery. The National Mall is the central axis of the Washington, D.C.'s monumental core as designed by Pierre L'Enfant in 1791. L'Enfant planned the Mall as the city's "Grand Avenue" that would run west from the Capitol to the White House. A lack of funding prevented development of the National Mall, and throughout the nineteenth century it was largely forgotten. By the turn of the twentieth century, the National Mall contained an assortment of public, private, and commercial structures. It was not until the 1901 McMillan Plan that the idea of the National Mall was revived. The Mall as it is today is a result of several substantial improvement and construction projects occurring throughout the twentieth century (Pfanzen 1981).

The National Mall was listed in the NRHP in 1966 (documented in 1981) and is a contributing element of the NRHP-listed L'Enfant Plan of the City of Washington (see following section). The NPS is currently updating the NRHP nomination form, including revising the boundaries, for the National Mall.

Historic Structures

Central National Bank (Apex Building)

Located at the convergence of 7th Street and Pennsylvania Avenue, midway between the White House and the Capitol, the Apex building stands on one of the major open spaces in Pierre L'Enfant's plan for the city of Washington: Market Square. This area served as central retail and market area throughout the nineteenth century and an important business center into the early twentieth century. The Apex building remains within one of the few extant groups of nineteenth-century structures along Pennsylvania Avenue. The building was originally built as a Renaissance Revival-style hotel in 1859-1860 and remodeled in a vernacular Victorian-era style in 1887 by Alfred B. Mullet for use as a bank. The Central National Bank was listed in the NRHP in 1995 and is a contributing element to the Pennsylvania Avenue NHS and Downtown historic districts (Barsoum 1995a; DC SHPO 2009).

Court of Appeals (U.S. Court of Military Appeals)

Located at 450 E Street NW, The Court of Appeals building was erected between 1908 and 1910, and was the first building to expand Washington, D.C. Courts complex in Judiciary Square. With its Neoclassical-style design by Architect of the Capitol Elliott Woods, the limestone building complements the design of adjacent Old City Hall and established the pattern of an architecturally unified group arranged around a central square in the Beaux Arts manner. The building was listed in the NRHP in 1974, is located within a L'Enfant Plan reservation, and contributes to the Pennsylvania Avenue NHS historic district (DC SHPO 2009).

District Building (John A. Wilson Building)

Located at 1350 Pennsylvania Avenue NW, the District building was constructed from 1904-1908 and designed by the Philadelphia firm of Cope and Stewardson. The building is an excellent example of Beaux Arts Classicism and is significant to the cultural heritage of Washington, D.C. The District building was listed in the NRHP in 1964 and is a contributing element of both the Federal Triangle Historic District and the Pennsylvania Avenue NHS Historic District (DC SHPO 2009; Ganschietz 1971a).

Department of Treasury Building

Erected between 1836 and 1869 along Pennsylvania Avenue, the Greek Revival-style Department of Treasury building (1500 Pennsylvania Avenue NW) is attributed to five prominent American architects: Robert Mills, Thomas U. Walter, Ammi B. Young, Isaiah Rogers, and Alfred B. Mullett. Along with the Patent building, which was constructed concurrently, the Treasury Department building is one of the most outstanding examples of Greek Revival-style civil architecture in the country. It was designated an NHL and listed in the NRHP in 1971 and is a contributing resource of the Fifteenth Street Financial District, Lafayette Square, and Pennsylvania Avenue NHS historic districts (DC SHPO 2009).

Ford's Theater and Petersen House

Ford's Theater, the site of President Abraham Lincoln's assassination on April 14, 1865, was built by Baltimore entrepreneur John T. Ford beginning in 1863. Following Lincoln's assassination, the building was seized by the U.S. Government and converted to a three-story building housing the Army Medical Museum and Surgeon General. In 1931, it was transferred to NPS. The building was restored in 1967 to its 1865 appearance.

The Petersen House (516 10th Street NW), the house where President Lincoln died on April 15, 1865, was built in 1849 by German immigrant and tailor William Petersen. After Petersen's death in 1871, the house was occupied by the District of Columbia Memorial Association beginning in 1893. Following its purchase by Congress in 1896, it housed the Oldroyd collection of Lincolniana and became a tourist attraction. In 1933, it was transferred to NPS. Ford's Theater and the Petersen House were jointly listed in the NRHP in 1966, are part of the Ford's Theater NHS, and are contributing elements to the Pennsylvania Avenue NHS Historic District (DC SHPO 2009).

General Post Office (General Land Office, Hotel Monaco)

The General Post Office, built in two stages from 1839 to 1866, occupies an entire city block bounded by E, F, 7th, and 8th Streets NW. An outstanding example of the neo-classical-style and American civil architecture, the building is the work of Robert Mills and Thomas U. Walter, two of the most noted nineteenth-century American architects. The design of the building, based on a traditional Renaissance palazzo, is the first use of the Italianate style for an important public building in America; it was also the first use of marble for a public building in Washington, D.C. Both Mills and his contemporaries considered the building his masterwork. The building was listed in the NRHP in 1969, designated an NHL in 1971, and contributes to both the Downtown and the Pennsylvania Avenue NHS historic districts (DC SHPO 2009).

Hotel Washington

Built between 1917 and 1920, the Hotel Washington sits on a prominent site at 15th Street and Pennsylvania Avenue NW. The hotel was designed by the renowned New York firm of Carrère & Hastings in the Italian Renaissance style. It is the only commercial building designed by the firm in Washington, D.C., and is a significant representation of a commercial building constructed to uphold the ideals of the American Renaissance (Barsoum 1995b). The Hotel Washington was listed in the NRHP in 1995 and contributes to both the Fifteenth Street and Pennsylvania Avenue NHS historic districts.

L'Enfant Plan of the City of Washington

Pierre Charles L'Enfant's Plan of the City of Washington is the only example of a comprehensive Baroque city plan — with a coordinated system of radiating avenues, parks, and vistas overlaid upon an orthogonal grid of streets — in the U.S. The plan defines the character of the national capital as an innovative capital city for the Federal republic through a “symbolic and commemorative arrangement of buildings, structures, and views” (DC SHPO 2009). The plan was enhanced through the urban improvements of the Senate Park Commission of 1901 (the McMillan Commission), resulting in the “most elegant example of City Beautiful tenets in the nation.” The plan is the acknowledged masterpiece of architect-engineer Pierre Charles L'Enfant and the McMillan Commission and has influenced subsequent American city planning and other planned national capitals. The L'Enfant Plan was listed in the NRHP in 1997 (DC SHPO 2009; Leach and Barthold 1994).

LeDroit Block (F Street, NW, South Side of 800 Block)

The LeDroit Block consists of five commercial buildings located on the south side of F Street NW that were all built during the last quarter of the nineteenth century. Completed after large-scale municipal improvements undertaken by the Board of Public Works between 1871 and 1874, these buildings represent the earliest development of F Street as the commercial core of Washington, D.C., and illustrate the renewed civic aspirations of the post-Civil War era. Collectively the buildings enhance the monumentality of the L'Enfant Plan and the nearby General Post Office and Old Patent Office. The group includes one of the city's oldest office buildings and is the work of noted local architects, including Adolf Cluss and Wildrich von Kammerhueber and James G. Hill (DC SHPO 2009; Beauchamp 1973a).

National Archives

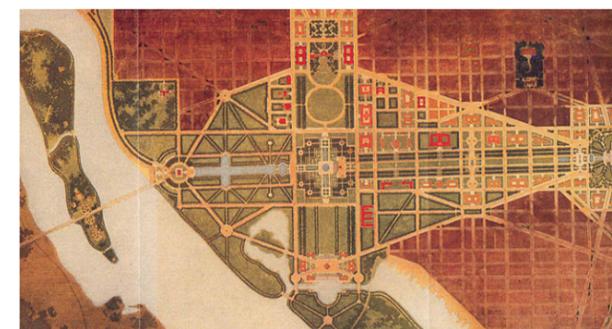
The National Archives, located on a triangular parcel bounded by Pennsylvania Avenue, 9th Street, Constitution Avenue, and 7th Street in Northwest Washington, was built between 1931 and 1937 as part of the Federal Triangle. New York architect John Russell Pope designed the monumental Classical Revival-style building. With its prominent position along Pennsylvania Avenue, the building serves as a focal point on the 8th Street axis between the National Portrait Gallery/Old Patent Office building to the north and the Hirshorn Gallery to the south. It was listed in the NRHP in 1971 and is a contributing element of both the Federal Triangle Historic District and the Pennsylvania Avenue NHS Historic District (DC SHPO 2009; Ganschinietz 1971b).

National Bank of Washington

Located at 301 7th Street NW the National Bank of Washington was designed by architect James G. Hill and built in 1889. The Romanesque Revival-style building served as the headquarters of one of the city's longest-lived banks, the Bank of Washington, from 1828 until 1990. The building was listed in the NRHP in 1974 and is a contributing element to the Downtown and the Pennsylvania Avenue NHS historic districts (Beauchamp 1974).

National Union Building

The National Union Building (918 F Street NW) is a narrow, 6-story Romanesque Revival-style commercial building built in 1890. The imposing rock-faced brownstone structure was designed by Washington, D.C., architect Glenn Brown. It was listed in the NRHP in 1990 and is a contributing element to the Downtown and the Pennsylvania Avenue NHS historic districts (Bushong 1988).



McMillan Plan
Source: <http://www.nationalmallcoalition.org/preservation/mall-history/mall-history/>



National Archives Building
Source: http://uslhs.org/sites/default/files/images/nat_archives/archive.jpg



Old Post Office Building.
Source: *New York Times* (2014)



Willard Hotel.
Source: *Silverbulletcorp.com* (2014)

Old City Hall (District of Columbia Court of Appeals)

Old City Hall, located at 451 Indiana Avenue NW, was the first public building that the Federal Government erected for Washington, D.C. Construction on the brick and stucco building, designed by architect George Hadfield, began in 1820, but was not fully completed with its east and west wings until 1849-1850 due to underfunding. The building was enlarged on its north side in 1881-83, and in 1892, a brick ventilating tower was added just to the west of the building. Architect of the Capitol Edward Clark oversaw both projects. In 1916-18, Architect of the Capitol Elliott Woods oversaw the refacing of the entire building in limestone, and the interior was substantially rebuilt with new courtrooms. The building was designated an NHL in 1964 and listed in the NRHP the same year. It is located within a L'Enfant Plan reservation and is a contributing element of the Pennsylvania Avenue NHS Historic District (Milner 1973; DC SHPO 2009).

Old Patent Office (National Portrait Gallery and National Museum of American Art)

The Patent Office was built between 1836 and 1867 on a site (8th and F Streets NW) proposed by L'Enfant for a non-denominational national church. It stands as the largest Greek Revival-style building constructed by the U.S. Government in the nineteenth century. The building's design is attributed to several architects including William P. Elliot, Ithiel Town, Andrew Jackson Davis, Robert Mills, Thomas U. Walter, Edward Clark, and the firm of Cluss and Shultz. In 1962, Congress turned the building over to the Smithsonian for museum use, and it reopened to the public in 1968 as the National Portrait Gallery. The Patent Office was designated an NHL in 1965 and listed in the NRHP in 1966. It is a contributing element of the Downtown Historic District and Pennsylvania Avenue NHS Historic District and is within a L'Enfant Plan reservation (DC SHPO 2009; Brown 1971).

Old Post Office

The Romanesque Revival-style Old Post Office, located at 1100 Pennsylvania Avenue NW was built from 1891-1899 to house the Post Office Department, the City Post Office, and the headquarters of the Postmaster General. The office of the Supervising Architect of the Treasury, led by Willoughby J. Edbrook, prepared the plans for the immense nine-story granite building. At the time of its completion, the building, with its 315-foot high clock tower, was the third tallest building in the city, exceeded only by the Capitol and the Washington Monument. The Old Post Office was listed in the NRHP in 1973 and is a contributing element of both the Federal Triangle Historic District and the Pennsylvania Avenue NHS Historic District (DC SHPO 2009; Ganschinetz and Taylor 1973).

Pension Building (National Building Museum)

Occupying an entire city block bounded by 4th, 5th, F, and G Streets in Northwest Washington, D.C., the massive Italian Renaissance-style Pension building was built between 1882 and 1887 by the U.S. Government to house the U.S. Pension Bureau. The building, designed by architect and Army Quartermaster General Montgomery C. Meigs, was intended as a memorial to those who served in the Civil War. The Pension building was listed in the NRHP in 1969 and was designated an NHL in 1985. It is a contributing element the Pennsylvania Avenue NHS Historic District (DC SHPO 2009; Scott n.d.).

Temperance Fountain

The Temperance Fountain is located near the corner of the intersection of 7th Street and Indiana Avenue NW. It is an example of a rare Victorian-era fountain, donated by Dr. Henry D. Cogswell, a San Francisco dentist and investor, who gave similar fountains to other cities across the country. The fountain was accepted by a joint resolution of Congress in 1882 and was erected in 1884 at Cogswell's expense. It was listed in the NRHP in 2007 and lies within the Downtown and Pennsylvania Avenue NHS historic districts (DC SHPO 2009; Barsoum 2006).

United States Courthouse for the District of Columbia

Erected in 1949-1952, the United States Courthouse for Washington, D.C., at 333 Constitution Avenue NW was one of the last buildings constructed in the Judiciary Square and Municipal center complex, an important site for civic activity since the 1820s. The H-shaped, Indiana limestone building was designed by nationally renowned architect Louis Justement and stands as an almost unaltered example of Stripped Classicism, a style that was predominant in Federal architecture in the decades prior and following World War II. The building was listed in the NRHP in 2007 and is located within the Pennsylvania Avenue NHS Historic District (Brasell 2006).

Washington Loan and Trust Company

Erected in 1891, the Washington Loan and Trust Company building at 900 F Street NW is one of the city's few remaining monumental Romanesque Revival buildings and was one of the city's first skyscrapers prior to the establishment of height limitations. Prominently situated opposite of the Old Patent Office, the rock-faced granite building was designed by architect James G. Hill and has a 1926-1927 addition by architect Arthur B. Heaton. It was listed in the NRHP in 1971 and is a contributing element of the Downtown and Pennsylvania Avenue NHS historic districts (DC SHPO 2009; Taylor 1970).

Willard Hotel

Built between 1900 and 1904, the Willard Hotel at 1401 Pennsylvania Avenue NW, was designed by New York architect Henry Janeway Hardenbergh and erected by the George A. Fuller Co. Hailed at its opening in 1901 as the city's first skyscraper, the building exemplifies the eclectic characteristics of the Beaux Arts style and the early use of steel and concrete construction. It was listed in the NRHP in 1974 and is a contributing element of the Pennsylvania Avenue NHS Historic District (Beauchamp 1973b; DC SHPO 2009).

4.1.7 Socioeconomics and Environmental Justice

The following sections describe the socioeconomic and environmental justice affected environment around the JEH parcel. Socioeconomic and environmental justice covers the following subtopics: population, housing, employment, income, taxes, schools, community facilities, community services, recreation, environmental justice and protection of children. The region of influence (ROI) for socioeconomic and environmental justice is defined as the Washington-Arlington-Alexandria Metropolitan Statistical Area (Washington, D.C., MSA).² See section 3.8 for more detailed information on the Washington, D.C., MSA and the methodology used for this section.

4.1.7.1 Population and Housing

Population

The population in Washington, D.C., doubled between 1930 and 1950, and then declined until 2000, when it rebounded slightly. This trend of increasing population has continued through 2010 during the most recent decennial census (see figure 4-12). The population in the Washington, D.C., MSA increased at a greater rate than the rate of population increase in Washington, D.C., over the same period, peaking to 5.8 million as of the latest U.S. Census information in 2013.³ Between 2000 and 2013, the population of Washington, D.C., increased by approximately 20 percent while the population in the Washington, D.C., MSA increased by only 12.5 percent during this period, as shown in table 4-2.

² The current Washington-Arlington-Alexandria Metropolitan Statistical Area (Washington, D.C., MSA), as defined by the U.S. Census, contains the following 22 counties or independent governments: Frederick County, Maryland; Montgomery County, Maryland; Washington, D.C.; Calvert County, Maryland; Charles County, Maryland; Prince George's County, Maryland; Arlington County, Virginia; Clarke County, Virginia; Fairfax County, Virginia; Fauquier County, Virginia; Loudoun County, Virginia; Prince William County, Virginia; Spotsylvania County, Virginia; Stafford County, Virginia; Warren County, Virginia; Alexandria city, Virginia; Fairfax city, Virginia; Falls Church city, Virginia; Fredericksburg city, Virginia; Manassas city, Virginia; Manassas Park city, Virginia; and Jefferson County, West Virginia (U.S. Census 2003).

³ The current geographic boundaries for the ROI and MSA represent the boundaries as they existed in 2010. However, the geographic boundaries for counties and cities included in these combined area statistics have likely changed between 1900 and 2010. Therefore, the statistics in figure 4-12 and in the supporting paragraph are reflective of the total population of these areas as their boundaries existed at the time their statistics were recorded and are not based on the boundaries that existed in 2010.

Figure 4-12: JEH Parcel Historic Population Trends, 1900-2010

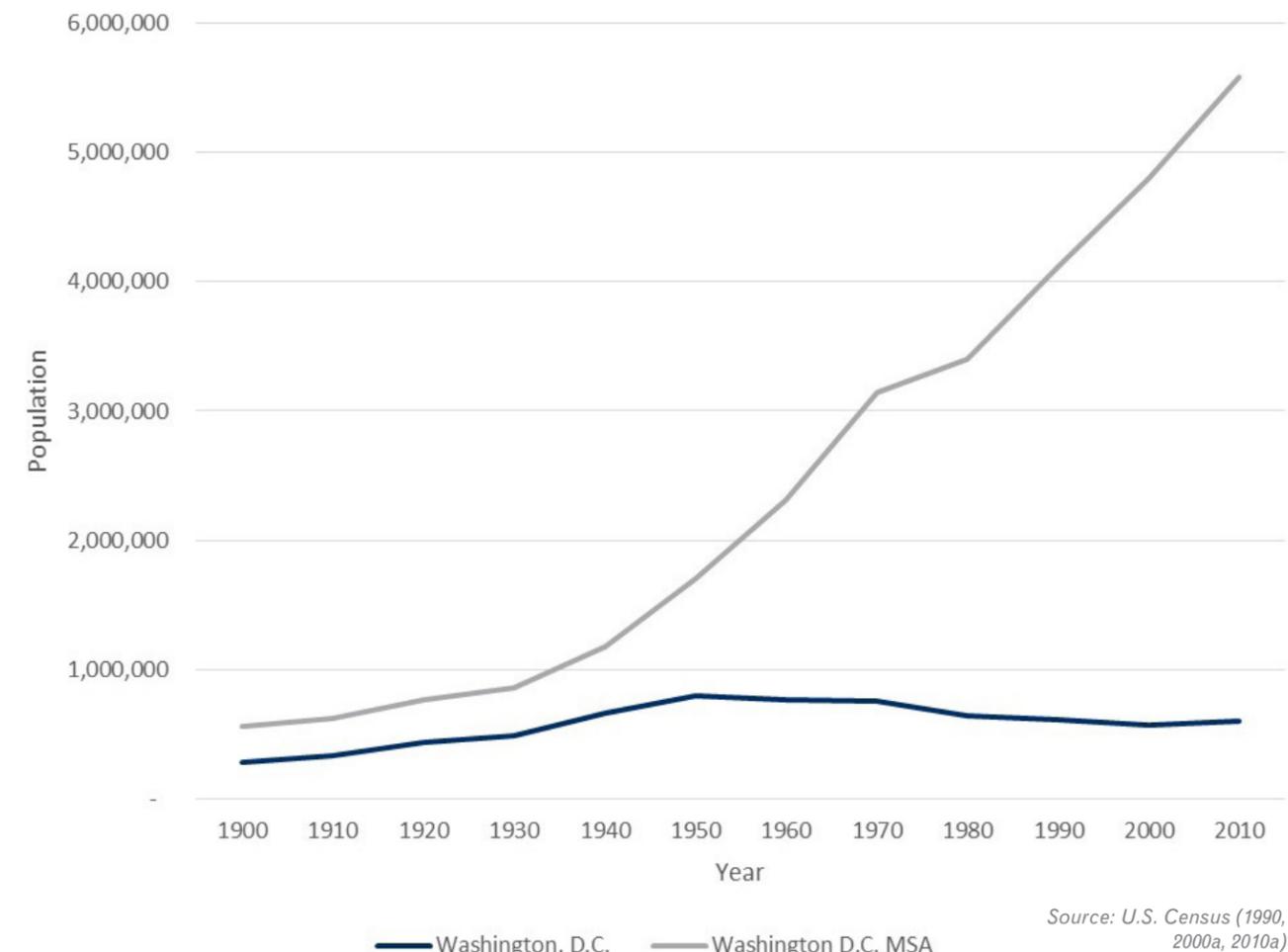


Table 4-2: Population, 2000, 2009-2013

| Geographic Area | 2000 | 2009-2013 ^a | Percent Change, 2000-2013 |
|-----------------------|-----------|------------------------|---------------------------|
| Washington, D.C., MSA | 5,119,490 | 5,759,330 | 12.5% |
| Washington, D.C. | 515,118 | 619,371 | 20.2% |

^aThis statistic is an annual average statistic from 2009-2013. Source: U.S. Census Bureau (2013, 2000a)

JEH SOCIOECONOMICS AND ENVIRONMENTAL JUSTICE AFFECTED ENVIRONMENT OVERVIEW

- The population of Washington, D.C., increased by approximately 20% between 2000 and 2013, and is expected to increase by 50% above 2010 levels by 2040.
- In 2013, the total employed labor force in Washington, D.C., was 724,270 people, and the average, annual mean wage between 2009 and 2013 for all occupations in Washington, D.C., was \$83,054 (BLS 2013).
- Between 2009 and 2013, 56% (averaged annually) of the population of Washington, D.C., identified as non-Hispanic white alone, approximately 26% as Black or African American, and the remaining 18% as other minority populations.
- Between 2001 and 2013, the total employed labor force increase by approximately 14% in Washington, D.C. In 2013, the total employed labor force in Washington, D.C. was 724,270 people and between 2009 and 2013, the average, annual mean wage was \$83,054.
- Between 2000 and 2013, total unemployment in Washington, D.C., increased from a low of approximately 5% of the total labor force in 2007 to a high of approximately 10% in 2011.
- In 2013, in Washington, D.C., the first and second largest industries, by total jobs, were the Federal, civilian workforce industry (24% of total jobs) and the professional, scientific, and technical services industry (15% of total jobs).

Table 4-3: JEH Parcel Population Projections, 2020-2040

| Geographic Area | Year | | | | | 2010 – 2040 | |
|-----------------------|-----------|-----------|-----------|-----------|-----------|--------------|----------------|
| | 2020 | 2025 | 2030 | 2035 | 2040 | Total Change | Percent Change |
| Washington, D.C., MSA | 5,945,206 | 6,277,833 | 6,564,198 | 6,820,892 | 7,042,966 | 1,775,715 | 34% |
| Washington, D.C. | 715,494 | 764,267 | 808,718 | 852,428 | 883,568 | 281,804 | 47% |

Source: MWCOG (2014)

Table 4-4: JEH Parcel Racial Characteristics, 2009-2013^a

| Geographic Area | Total Population | White alone | Black or African American alone | American Indian and Alaska Native alone | Asian alone | Native Hawaiian and Other Pacific Islander alone | Some other race or two or more races | Minority Population ^b |
|-----------------------|------------------|-------------|---------------------------------|---|-------------|--|--------------------------------------|----------------------------------|
| Washington, D.C., MSA | 5,759,330 | 56.1% | 25.5% | 0.4% | 9.3% | 0.1% | 8.7% | 51.7% |
| Washington, D.C. | 619,371 | 40.1% | 50.1% | 0.3% | 3.5% | 0.0% | 5.9% | 64.9% |

^aThese statistics are annual average statistics from 2009-2013.

^bThis is the total population minus the population of persons identifying themselves as non-Hispanic white alone. Minority population is separate from race and includes the Hispanic ethnicity.

Source: U.S. Census Bureau (2013)

Table 4-5: JEH Parcel Housing Supply, 2009-2013^a

| Geographic Area | Total Number of Housing Units | Percent Change in Number of Housing Units (2000 to 2013) | Total Number of Occupied Housing Units | Total Number of Vacant Housing Units | Percent of Total Housing Units that are Vacant | Total number of Renter-Occupied Units | Percent of Housing Units Available for Rent |
|-----------------------|-------------------------------|--|--|--------------------------------------|--|---------------------------------------|---|
| Washington, D.C., MSA | 2,249,459 | N/A | 2,091,301 | 158,158 | 7.60% | 725,793 | 5.30% |
| Washington, D.C. | 298,327 | 8.50% | 263,649 | 34,678 | 11.60% | 148,713 | 6.40% |

^aThese statistics are annual average statistics from 2009-2013.

Note: "N/A" indicates that information on housing was not available.

Source: U.S. Census Bureau (2013b, 2010b, 2000b)

The Metropolitan Washington Council of Governments (MWCOG),⁴ which does not share the same boundary as the Washington, D.C., MSA, projects that the population of the metropolitan area would grow by 1.8 million people by 2040, resulting in a total population of 7,042,966 in 2040, which represents a 34 percent increase in population from 2010 (table 4-3).

Between 2009 and 2013, 56 percent of the average annual population of Washington, D.C., MSA identified themselves as white alone while 40 percent of the population of Washington, D.C., identified themselves as white alone. Approximately 26 percent of census respondents identified themselves as Black or African American alone in the Washington, D.C., MSA, while half of all respondents in Washington, D.C., identified themselves as Black or African American alone. The remaining 18 percent of respondents in the Washington, D.C., MSA and 10 percent of respondents in Washington, D.C., identified themselves as other minority populations. Table 4-4 summarizes the racial composition of Washington, D.C., the ROI, and the Washington, D.C., MSA.

Housing

There were approximately 2.3 million housing units in the Washington, D.C., MSA in 2013. Between 2000 and 2013, the total number of housing units in Washington, D.C. increased by approximately nine percent (table 4-5). Washington, D.C., had a higher homeowner vacancy rate (at 12 percent) relative to the Washington, D.C., MSA in the year 2013.

⁴ The population projection model is based on the 1983 definition of the Metropolitan Statistical Area (MSA) that includes the District of Columbia, Calvert County, Charles County, Frederick County, Montgomery County, and Prince George's County in Maryland; and Alexandria, Arlington County, Fairfax, Fairfax County, Falls Church, Loudoun County, Manassas, Manassas Park, Prince William County, and Stafford County in Virginia (MWCOG 2015a). The 1983 definition of the MSA is not the current Washington D.C., MSA definition used in this document.