

PUBLIC ROUNTABLE

ON

**BILL 18-198 “THE ALLEN CHAPEL A.M.E. SENIOR
RESIDENTIAL RENTAL PROJECT TAX EXEMPTION
AND EQUITABLE REAL PROPERTY TAX RELIEF ACT
OF 2009.”**

**Before the Committee on Finance and Revenue
Council of the District of Columbia**

The Honorable Jack Evans, Chairman

**April 3, 2009, 11:00 a.m.
John A. Wilson Building, Room 123**



**Testimony of
Richie McKeithen
Director, Real Property Tax Administration
Office of Tax and Revenue**

**Natwar M. Gandhi
Chief Financial Officer
Government of the District of Columbia**

Good morning, Chairperson Evans, and members of the Committee on Finance and Revenue. I am Richie McKeithen, Director of Real Property Tax Administration, for the Office of Tax and Revenue. I am pleased to present testimony on Bill 18-198, the “Allen Chapel A.M.E. Senior Residential Rental Project Property Tax Exemption and Equitable Real Property Tax Relief Act of 2009.”

The purpose of Bill 18-198 is to exempt from real property taxation certain property owned by Allen Chapel African American Methodist Episcopal Church Incorporated and its affiliates. The property is located along the 2500 block of Alabama Avenue, SE. and contains the land and improvements in Square 5730 Lots 24, 25, 38, 214, 215, 923, 924, and 925. It mainly consists of vacant parcels and measures approximately 174,733 square feet or 4.01 acres. Lot 923 has the only improvement, a single-family house; however this parcel has already been exempt from real property taxation pursuant to D.C. Official Code section 47-1002(14). This parcel is currently being exclusively used for religious purposes. The remaining parcels, which are all vacant, are not subject to exemption from real property

taxation pursuant to D.C. Official Code section 47-1002. These parcels are not being exclusively used for religious purposes.

Bill 18-198 would have a negative fiscal impact of approximately \$679,500 in the FY 2009 through FY 2012 financial plan period. Also, the proposed property tax exemption does not expire; this would further reduce property tax collections.

The only way to exempt the remaining parcels from real property taxation is through legislation, which Bill 18-198 would accomplish.