



**March 31, 2021**  
**For Immediate Release**

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**Southern Baptist Church Selects Michael Marshall Design  
as Architect for its New Development in Ward 6**  
*Project is a Unique Partnership between the Church  
and the Office of the Deputy Mayor for Planning and Economic Development*

**WASHINGTON, DC** — Washington, DC-based Michael Marshall Design is pleased to announce the firm has been pre-selected by Southern Baptist Church as architect for its new development project.

On March 24, 2021, the Office of the Deputy Mayor for Planning and Economic Development (DMPED) announced the site located at L Street NW & New Jersey Avenue NW, in Ward 6, as one of four upcoming Equity RFP development opportunities. The project will be a DMPED Faith-Based Housing Initiative in partnership with the Southern Baptist Church, which is located adjacent to the city's parcel. The Church was founded in the District of Columbia almost 100 years ago.

The project is the first of its kind for the District, and ensures the church will benefit from DMPED's real estate expertise. Along with the new church and sanctuary, there will be a new education facility, event space and multi-family housing.

According to DMPED's Director of Real Estate, Sarosh Olpadwala, "It is important for the District to provide opportunities and solutions for faith organizations, particularly historically African American churches, to stay in the District. Many churches sell their property outright as their land increases in value, however DMPED will require that this development use a ground lease structure to ensure that the church maintains ownership of their land and benefits from long-term revenues."

"We are delighted, after several years, to finally be in a position to move forward with this project and are proud to be setting an important precedent for religious institutions," said Bishop Charles H. Doom, Jr. of Southern Baptist Church. "Our financial wellbeing is critical to our ability to continue serving our community."

Architect Michael Marshall worked with the church's leadership over the past several years to shepherd the project to this most important stage of development. "We are thrilled to see this process come to this point, and to be in the position to begin seeking development partners who share the vision of our client and partners," he added. Marshall will continue to advise the church on development and planning considerations, in addition to serving as an architect for the project.

CIVITAS Commercial Real Estate Services will serve as owner's real estate advisor on this project, providing strategic and financial advisory services during the RFP process.

For more information about the project, contact:

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## **About Michael Marshall Design**

Michael Marshall Design (MMD) is a DC-based architecture and design firm, serving clients in the public and private sectors. A seasoned collective of architects, brand strategists and creative thinkers, we work across design disciplines, beyond the expected, to inspire greater engagement and impact everywhere we come together.

We are passionate about using architecture and branding to create more relevant and equitable public spaces to deliver more dynamic experiences. An architecture firm since 1989, we have always understood the power of the built environment, and now we bring our broad-based design thinking to create greater opportunities and drive positive change in our communities. [www.michaelmarshalldesign.com](http://www.michaelmarshalldesign.com)

## **About CIVITAS Commercial Real Estate Services**

CIVITAS Commercial Real Estate Services is a full service commercial real estate brokerage and advisory firm headquartered in Washington, DC. At CIVITAS, our mission is to drive economic growth in urban communities by facilitating strategic

transactions between owners and occupiers of commercial real estate.

We advise municipal, institutional, educational, corporate and non-profit owners and tenants in urban growth markets. We focus on transformative, place-making, transit-oriented projects that establish a thriving economic base, create jobs and deliver amenities to their communities. [www.civitasre.com](http://www.civitasre.com)

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