

ADVISORY NEIGHBORHOOD COMMISSION 1C

Adams Morgan

Minutes of November 1, 2006

A regularly scheduled meeting of Advisory Neighborhood Commission 1C was held on Wednesday, November 1, 2006 at Mary's Center. Vice Chairman Andy Miscuk (sitting in for the Chairman) called the meeting to order at 7:01 p.m. Approximately 25 members of the public attended the meeting.

In attendance were: Jon Canty (1C02) Bryan Weaver (1C03), Mindy Moretti (1C04), Andy Miscuk (1C05), Wilson Reynolds (1C07), and Lynn Taylor (1C08).

CONSENT AGENDA

The following item was approved by unanimous consent:

Resolution to Support Renovation of Alley #6734258401

Whereas alley #6734258401 is on the list of alleys to be renovated by the District Department of Transportation (DDOT), and

Whereas according to DDOT the alley is #115 out of 417 on the Team One Alley list and scheduled for renovation sometime in 2007 or early 2008, and

Whereas alley #6734258401 is in a severely deteriorated condition; and

Whereas alley #6734258401 falls within the jurisdiction of ANC1C.

Now Therefore Be It Resolved that ANC1C urges DDOT to give alley #6734258401 the proper prioritization when alley renovation work resumes.

COMMISSIONER ANNOUNCEMENTS

- Commissioner Moretti announced that the annual fall clean up of Walter Pierce Park would be held on Saturday, Nov. 4 from 9 a.m. to 2 p.m.
- Commissioner Reynolds announced that Councilmember Phil Mendelson would be meeting with residents on Nov. 9 at 6:30 p.m. at the Spaghetti Garden. Commissioner Reynolds also announced that he would host a meeting with officials from DDOT on Nov. 16 at 7:30 p.m. at the Potter's House to discuss opening up the 2500 block of Ontario Rd to two-way traffic.

GUEST SPEAKER

Geraldine Gardner a representative from the Mayor's Office came to give a brief update on the Neighborhood Investment Fund. Although Adams Morgan is not one of the targeted areas, Columbia Heights is and the proximity of the neighborhoods is why Ms. Gardner came to address the community.

COMMITTEE REPORTS

A. Public Services

Commissioner Miscuk made a motion en bloc that ANC1C approve two grants — totaling \$2,000 — for Emmaus Services. The motion was seconded and discussed. Commissioner Miscuk made a motion to waive any limiting guidelines that would prevent the ANC from approving these two grants. The motion was seconded, discussed and approved by voice vote. The original motion on the Emmaus grants was approved by voice vote.

Commissioner Miscuk made a motion to approve the tree removal proposal for 2426 Ontario Rd., NW. The motion was seconded, discussed and approved by roll call vote:

YEA: Canty, Weaver, Moretti, Miscuk, Reynolds, Taylor
NAY: None

Commissioner Miscuk offered a resolution to support the renovation plans to 2423 18th St., NW. The resolution was seconded and discussed. Commissioner Weaver offered an amendment to clarify portions of the text of the resolution. The amendment was seconded, discussed and approved by voice vote. Commissioner Reynolds offered an amendment to strike portions of the original resolution. The amendment was seconded, discussed and approved by voice vote. The resolution, as amended was discussed and approved by roll call vote:

YEA: Canty, Weaver, Moretti, Miscuk, Reynolds, Taylor
NAY: None

Resolution Regarding 2423 18th Street, NW

Whereas there is no one single architectural style in the new “Washington Heights” historic district, or on the 2300 and 2400 blocks of 18th Street, NW in Adams Morgan, and

Whereas since the local community was the entity that requested the creation of the new “Washington Heights” historic district, it should be the local community that determines what architectural styles should be permitted in the new “Washington Heights” historic district, and

Whereas the owners of the building at 2423 18th Street, NW are proposing to retain the original character of the existing brick façade facing 18th Street, NW and,

Whereas the existing side south-facing exterior wall, proposed to be removed, was not historically exposed to view since it was originally an interior party wall, and therefore should not be subject to protection for historic preservation, and

Whereas adding new windows to the side, south-facing exterior wall is desirable for the building to agree with the appearance of the immediate neighboring buildings, and since the existing side south-facing exterior wall is not structurally capable of remaining if new window openings are added; the proposed removal and reconstruction of the side, south-facing exterior wall is an appropriate decision, and

Whereas the proposed exterior decorative iron railings are dated from before the period of the 1950s, and

Whereas the proposed exterior decorative iron railings are similar in design to existing railings on more than one building in the immediate neighborhood, and

Whereas the proposed exterior decorative iron railings could be removed in the future if so desired by a future building owner, with substantial work to the exterior of the proposed building.

Now therefore be it resolved that ANCIC recommends that design of the building at 2423 18th Street, NW, as submitted, should be approved by the Historic Preservation Review Board.

B. ABC & Public Safety

Commissioner Weaver provided a report from the ABC & Public Safety Committee.

Commissioner Weaver made a motion that ANCIC accept a joint Voluntary Agreement with the Kalorama Citizens Association and Kokopoolis that allows the establishment to open at noon on Saturdays and Sundays. The motion was seconded, discussed and approved by voice vote.

Commissioner Moretti announced that the next meeting of the ABC & Public Safety Committee would be on Wednesday, Nov. 8 at 7 p.m. at the Kalorama Recreation Center and that one of the topics of discussion would be the implementation of the upcoming smoking ban.

Commissioner Weaver discussed a recent altercation that began at McDonalds and moved on from there between several MPD officers and several members of the D.C. Fire Department. Since there was no one there from MPD, there was no clarification/explanation of this event.

C. Planning, Zoning and Transportation

Commissioner Reynolds offered a resolution to oppose the curb cut at 1654 Euclid Street, NW. The resolution was seconded, discussed and approved by roll call vote:

YEA: Canty, Weaver, Moretti, Miscuk, Reynolds, Taylor
NAY: None

Resolution in Opposition to Curb Cut at 1649 Euclid St., NW

Whereas the developers of the proposed Lot 33 project located at 1649 Euclid St., NW were invited to appear before ANCIC at the August 2, 2006 public, monthly meeting, and did not appear, and did not send a designated representative, and

Whereas at the Aug. 2, 2006 meeting of ANCIC, a motion was adopted 5-0, with a quorum present, authorizing ANCIC to prepare correspondence to the developers of the Lot 33 project located at 1649 Euclid St., NW expressing deep concern on a proposed curb cut, and that the developers failed to keep ANCIC, and specifically the Planning, Zoning and Transportation Committee (PZT Committee) of ANCIC informed as to plans for a proposed curb cut, and

Whereas in correspondence prepared and sent to the developers, ANCIC reminded the developers that the PZT Committee honored the request from the developers for additional time to study, and prepare plans and alternatives impacting the community, yet the developers did not come forward and remained silent, and

Whereas ANCIC received correspondence dated September 19 from attorney Robert Cooper, the first of Jackson & Campbell, P.C. having been retained by the developer, notifying ANCIC that a public space application for a curb cut was filed on August 18 with DDOT for an opening of 12 feet, 6 inches, and

Whereas in the same correspondence from Atty. Robert Cooper, reference is made to DDOT requiring a curb cut of at least 18 feet, and as much as 24 feet, and

Whereas ANCIC received notice from DDOT in correspondence dated Oct. 2, 2006 and received on Oct. 7, 2006 confirming the application for a curb cut at the location of 1649 Euclid St., NW, and

Whereas ANCIC responded to DDOT in correspondence dated Oct. 7, 2006 expressing opposition to this curb cut, and that comments on this application would be submitted no later than Tuesday, Nov. 21, 2006, and

Whereas ANCIC does have a consistent history of opposition to curb cuts, as evidenced by votes of opposition to such curb cuts at 2351 Champlain St., NW, the 1800 and 1900 blocks of Belmont Rd., NW, the 2000 block of 19th St., NW, the 2400 block of 17th St., NW, and the 2900 block of Ontario Rd., NW, and

Whereas, in this motion, ANCIC again expresses its opposition to this proposed curb cut, in any width, based on the listed.

Now Therefore Be It Resolved, that ANCIC does declare its continued, established and confirmed opposition to the proposed curb cut at 1649 Euclid St., NW, and

Be It Further Resolved, that ANCIC will communicate this opposition to all appropriate District of Columbia agencies, and elected officials, and

Be It Further Resolved, that ANCIC does request the opportunity to present its concerns in all due and appropriate proceedings regarding this curb cut application.

Brian Friedman gave an update on the First Church of Christ Science project and indicated that the plan now is to make the church building itself some sort of commercial venture and to build a second building behind the church on the existing parking lot. Commissioner Taylor made a motion that ANCIC support the Planning, Zoning and Transportation Committee's 3-0 recommendation that the ANC support the usage change for the building to a mix-use commercial/residential, that the building should not be torn down, and that this should all be included in the Comprehensive Plan. The motion was seconded, discussed and approved by roll call vote:

YEA: Canty, Weaver, Moretti, Miscuk, Reynolds, Taylor

NAY: None

Commissioner Taylor offered a resolution to change the curbside rules for 17th St., NW between Kalorama and Euclid. The resolution was seconded. Commissioner Taylor offered a consent amendment that was approved by voice vote and Commissioner Weaver offered three friendly amendments that were seconded and approved by voice vote. The resolution, as amended, was discussed and approved by roll call vote:

YEA: Canty, Weaver, Moretti, Miscuk, Reynolds, Taylor

NAY: None

***Resolution in Support of Changes to Curbside Rules for
17th Street between Kalorama and Euclid***

WHEREAS, exterior physical improvements have been underway at 1631 Kalorama Road, NW, "the Citadel" in anticipation of a proposed occupant, a Harris Teeter grocery store, and exterior construction of the building by the building owner will be completed by the end of 2006; and,

WHEREAS, beginning in early 2007 interior construction and build-out at the site will begin by the incoming tenants and their contractors; and,

WHEREAS, in order for interior construction and build-out to take place, those doing construction will need to have all unloading of materials and equipment occur along 17th Street, taking goods into the building through the loading dock entrance; and,

WHEREAS, the grocer will, when open for business, need to have unloading of foodstuffs occur within its loading berths or the, as relocated, adjacent loading zone per plans approved by the ANC and the DC Board of Zoning Adjustment and the Truck Management Plan; and,

WHEREAS, the current parking configuration on 17th Street, NW between Kalorama Road, NW and Euclid, NW, is not configured to accommodate use of the loading zone as will be used beginning in January 2007; and,

WHEREAS, the overall result is a net increase of one in the supply of parking along public streets where residents could park "all day" if they have acquired the requisite "RPP" parking stickers for their vehicles; and,

NOW THEREFORE LET IS BE RESOLVED that ANC 1-C hereby requests the Department of Transportation take steps to make the following changes in "curbside" rules for the southern portion of 17th Street running from Kalorama Road, NW along, opposite, and just north of "The Citadel,"; and,

Specifically, ANC 1-C requests that DC-DoT –

- Convert present "2-hour" commercial parking to allow extended parking for those vehicles displaying appropriate Residential Parking Permit (RPP) zone identification.*
- Establish four new "RPP" spaces on the east side in the area of the present truck loading zone.*
- Shift the present truck loading zone north to the area now set aside for commercial 2-hour parking, making sure the resulting loading zone has an overall length of 60 feet at its northern limit, further restricted to trucks whose overall length may not exceed 40 feet*
- Eliminate one existing RPP area just north of "The Citadel" between the property line and an existing fire hydrant so as to allow trucks exiting the loading dock to turn without risk to a parked vehicle.*
- Eliminate two existing RPP area just west of "The Citadel's" loading dock's vehicle entrance so that trucks entering and exiting will have an area in which to navigate (this area is currently fenced off for construction now taking place across the street)*

FURTHER, ANC 1-C requests that these changes be put into effect prior to the end of this calendar year, recognizing the importance of ample notice to residents to changes in parking changes in advance of interior construction and build-out.

AND, FURTHER, ANC1C further notes that these changes are independent of proposed conversion of segments of the neighborhood streets to operate one-way or issues related to parking or the load zoning on Kalorama.

Commissioner Weaver made a motion that ANC1C support the FAR variance Jubilee Housing is requesting for the Sorrento to increase square footage for community space and one apartment. The motion was seconded, discussed and approved by voice vote.

Commissioner Taylor announced that the next meeting of the PZT Committee will be on Wednesday, November 15 at 7:30 p.m. at the Third District Police Headquarters, but she also noted that the meeting would be canceled if there was no business before the committee.

D. MPD Report

No one was available from MPD to provide a report to the community.

SECRETARY'S REPORT

Commissioner Moretti, secretary moved the approval of the minutes from the October 6, 2006 regular meeting. The motion was seconded, discussed and approved by voice vote.

TREASURER'S REPORT

Commissioner Canty, treasurer gave a financial reported and noted that the Commission has a bank balance of \$79,001.79.

Commissioner Canty made a motion that ANC1C approve the 4th quarterly report. The motion was seconded, discussed and approved by voice vote.

NEW BUSINESS

Commissioner Reynolds announced that he is continuing to pursue the possibility of having School Supt. Clifford Janey address the community for the December forum but that the prospects do not look good.

Commissioner Reynolds offered a resolution to oppose the curb cut at 2351 Champlain. The resolution was seconded, discussed and approved by roll call vote:

YEA: Canty, Weaver, Moretti, Miscuk, Reynolds, Taylor

NAY: None

Resolution in Opposition to Curb Cut at 2351 Champlain St., NW

Whereas at the August 2, 2006 meeting of ANC1C a motion was adopted 5-0 with a quorum present, authorizing ANC1C to prepare correspondence to the developers of the project located at 2351 Champlain St., NW expressing deep concern and opposition to a proposed curb cut, and

Whereas at that same meeting it was discovered that a principal of the construction project concluded an agreement with a neighboring condominium to use and expand upon an existing, adjacent curb cut, thereby removing public parking, and

Whereas the principals were fully aware of the opposition to this proposed curb cut based on a rejection of a similar request in a 7 to 1 vote by ANCIC in October of 2003, and

Whereas the issues and concerns outlining the opposition to the curb cut by ANCIC were communicated to the principals of 2351 Champlain St., NW in correspondence dated Aug. 21, 2006, and

Whereas ANCIC received notice from DDOT in correspondence dated Oct. 16, 2006 confirming the application for a curb cut at the location of 2351 and 2357 Champlain St., NW, and

Whereas ANCIC is required to submit comments and objections to DDOT on this application within 30 business days, and

Whereas in this motion, ANCIC again expresses its opposition to the proposed curb cut, in any width, based on the listed objections.

Now Therefore Be It Resolved, that ANCIC does declare its continued, established, and confirmed opposition to the proposed curb cut at 2351 Champlain St., NW to now include 2357 Champlain St., NW, and

Be It Further Resolved, that ANCIC will communicate this opposition to all appropriate District of Columbia agencies and election officials, and

Be It Further Resolved, that ANCIC does request the opportunity to present its concerns in all due proceedings regarding this curb cut application.

Commissioner Reynolds made a motion that ANCIC should commit the subject of the Utility Consumers Bill of Rights to the Public Services Committee. The motion was seconded, discussed and approved by voice vote.

ADJOURNMENT

Commissioner Moretti made a motion to adjourn. The motion was seconded, discussed and approved by voice vote. The meeting adjourned at 10:07 p.m.