

**Report of the Economic Development and Zoning (ED&Z) Committee of
the Advisory Neighborhood Commission (ANC) 6A
Sherwood Recreation Center, 640 Tenth (10th) Street NE
November 16, 2016**

The meeting convened at 7:00 pm.

Members: Matt Turkstra, Stephanie Zimny, Jake Joyce, Brad Greenfield (Chair), Calvin Ward
Commissioners: Stephanie Zimny, Calvin Ward

Community Comment: There were no community comments at the beginning of the meeting.

Update: Brad Greenfield provided an update on items from the October 2016 meeting. There was a rather extensive discussion of 600 Ninth (9th) Street NE, which might come back before the Committee.

Old Business:

Kingman Park Historic District: Request by residents to make Kingman Park, NE a historic District.

The Kingman Park Civic Association appeared before the Committee. The Association is sponsoring the historical designation. Mr. Greenfield asked the Association to describe the outreach that has been done for the historic district. Mr. Frazer Walton, the President of the Association, said that outreach was done over the last ten (10) years. He noted that this came up at several of the Association's meetings, and there was an announcement made during an education briefing on cable TV and at a meeting a Miner last year to discuss historic districts generally. He said that he had met with some neighbors in the area. Mr. Greenfield asked if they could provide a log of the public meetings where the historic district had been discussed, and Mr. Walton agreed to provide it. He said that they have met with ANCs 5D and 7D. There was also mention of a petition of support that had been provided in the past to the Office of Planning. Mr. Walton said that they did not have a copy of the petition any longer but that it could be obtained from the Office of Planning. Mr. Greenfield agreed to follow up and get a copy of the petition.

Approximately two blocks of the proposed district would fall within ANC 6A, all included in ANC 6A08. A resident said that the outreach has been very lacking and a majority of the residents do not know about this proposal. Commissioner Calvin Ward reported that none of the impacted residents had information on the proposed district. Mr. Walton stated that he thought that it was the responsibility of Commissioner Ward to discuss and inform his constituents about the proposed district. Commissioner Ward said he would do outreach on behalf of the community to educate residents on the designation. Commissioner Bob Coomber from ANC 7D01 said that very little outreach had occurred and that he was banned from meetings at the Kingman Park Civic Association. Mr. Walton stated that he felt that Mr. Coomber was being disruptive, which is why he was banned.

Commissioner Stephanie Zimny noted that ANC 5D gave their support to the historic district at their November 2016 meeting. Mr. Greenfield stated that he was not comfortable voting on a recommendation whether or not to support the proposal until more outreach to the impacted residents had occurred. Mr. Greenfield asked if the Kingman Park Civic Association would

come back in December 2016, after outreach had been done. Matt Turkstra asked that when they come back next month they bring documentation on the outreach efforts and show that residents were able to get information on what it means for their homes. The issue was tabled until the December 2016 meeting.

New Business

1401 Maryland Ave NE : This was an informational presentation from the owners of 1401 Maryland Avenue NE. This used to be a Checkers restaurant, and the owners plan to open up a Chick-Fil-A restaurant. Representing the owners were John Martinez, James Spitzer and others representing Chick-Fil-A. The representatives explained that there are independent operators at each store and each owner is only allowed to own one store. Each operator goes through extensive training. There are about 2,000 stores across the country, and 1,500 are free-standing like the one coming to Maryland Avenue NE.

Regarding the Maryland Avenue operation, there will be one pick up window where cars can queue up along both sides of the restaurant. There are places for about 15 cars to wait. During busy times, there will be people taking orders from cars outside on an iPad. There will be a few tables for outdoor seating, but no indoor seating.

Chick-Fil-A is re-doing the trash storage in the back. There will be three (3) brick walls and a composite door to enclose the trash. Trash will be picked up 7 days a week. The employees will also collect any trash that is thrown out on the property and in surrounding areas. The owner will also be installing a vapor barrier in the ground to prevent any fumes from the gas station that used to operate at this spot from causing issues.

To handle security and crowds, a security officer will be on duty at most times and will also help direct traffic. Chick-Fil-A explained that this will likely be an off-duty police officer, as this is the standard procedure at other stores. The officer will not be present in mornings when the store serves breakfast, but will be on-site until the store closes in the evening.

Traffic flow was a concern expressed by many members of the public that were present at the meeting. There will be an entrance and an exit on both Maryland Avenue and G Street NE.

The District Department of Transportation (DDOT) asked that they close Fourteenth (14th) Street for access. Residents raised many concerns about the traffic on G Street. Many people said that G Street is too small to have an access point. Residents are concerned about people speeding, littering, and double parking.

Residents asked about a traffic study and whether the company had looked at the effects of the road diet and the traffic patterns in surrounding areas. The Chick-Fil-A representatives said that they had not conducted a traffic study, and that the city does not require one. The company would be open to having an entrance only on G Street and will do some research and come back to the Committee. Residents requested that DDOT be involved with traffic studies.

Chick-Fil-A stated that they plan to keep the existing large sign that is present on the property. Mr. Greenfield stated that neighbors would appreciate having the sign removed.

The target date to open will be May 2017 and hours will be 8:00 am to 11:00 pm six (6) days a week. The Committee asked if Chick-Fil-A would be able to come back and present an update, tentatively in January 2017.

The meeting adjourned at 9:00 pm.