



## District of Columbia Government Advisory Neighborhood Commission 6A Agenda for March 12, 2020



Second (2<sup>nd</sup>) Thursdays at 7:00 pm, Miner Elementary, 601 Fifteenth (15<sup>th</sup>) Street NE  
Public Meeting - All Are Welcome to Attend

- 7:00 pm     **Call to order**
- 7:02 pm     **Approve Previous Meeting's Minutes, Adopt Agenda**
- 7:05 pm     **Community Presentations**  
Andrew DeFrank, District Department of Transportation (DDOT) Ward 6 Community Engagement Specialist
- 7:45 pm     **Officer Reports *pg. 40***  
1. Approve Treasurer's Report
- 7:55 pm     **Standing Committee Reports:**  
**Community Outreach *pg. 41***  
1. Next meeting - 7:00 pm, March 23 , 2020 (4<sup>th</sup> Monday)
- 8:00 pm     **Alcohol Beverage Licensing *pg. 42***  
1. No report. Committee did not meet in January 2020.  
2. **Recommendation:** ANC6A approve and authorize either Co-Chair of the Alcohol Beverage Licensing Committee (ABL) to send the attached letter to all establishments with Alcoholic Beverage Regulation Administration (ABRA) licenses in ANC 6A reminding establishments of settlement agreement requirements: 1) to take steps to address loitering in front of establishments; and 2) to post signage asking that patrons not make excessive noise when arriving or departing.  
3. Next meeting - 7:00 pm, March 17, 2020 (3<sup>rd</sup> Tuesday)
- 8:10 pm     **Transportation and Public Space *pg. 45***  
1. Approve February 2020 committee report.  
2. **Recommendation:** ANC 6A send a letter to DDOT stating that the ANC has no substantial objection to the public space permit application (Tracking # 346179 Review # 641311) for fence over 42 inches at 1387 North Carolina Avenue NE, provided that the permit is corrected to list the current owner and state the correct height of the fence, and that ANC6A send a letter to the company that built the fence requesting that they do not perform unpermitted work in the future and suggesting that it compensate the current owner for her time in obtaining the retroactive permit.  
3. **Recommendation:** ANC6A submit a request for Resident Only Parking (ROP) for the unit block of 10th Street. NE, the 100 block of 10th Street. NE, the 1000 block of Massachusetts Avenue NE, the 100 Block of 9th Street NE, the unit block of 9th Street NE and the 1200 block of Linden Place NE.  
4. Next meeting - 7:00 pm, March 16, 2020 (3<sup>rd</sup> Monday)
- 8:20 pm     **Economic Development and Zoning *pg. 56***  
1. Approve February 2020 committee report.  
2. **Recommendation:** ANC 6A send a letter of support to BZA for an application pursuant to 11 DCMR Subtitle X, Chapter 9, for special exceptions under Subtitle E § 5201, from



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the rear addition requirements of Subtitle E § 205.4, from the lot occupancy requirements of Subtitle E § 304.1, and from the nonconforming structure requirements of Subtitle C § 202.2, to construct a two-story rear addition to an existing attached flat at 216 9th Street, NE (BZA #20250) in the RF-1 Zone, on the conditions that the applicant conducting a shadow study to ensure that there is no impact on the light and air of the neighbors, and best efforts to get letters of support from neighbors.

3. **Recommendation:** ANC 6A send a letter of support to BZA for an application pursuant to 11 DCMR Subtitle X, Chapter 9, for special exceptions under Subtitle E § 5201 from the lot occupancy requirements of Subtitle E § 304.1, the rear yard requirements of Subtitle E § 306.1, and from the nonconforming structure requirements of Subtitle C § 202.2, to construct a two-story rear addition to an existing semi-detached principal dwelling unit at 1006 10th Street, NE (BZA #20248) in the RF-1 Zone on the condition that the applicant conducting a shadow study to ensure that there is no impact on the light and air of the neighbors, and best efforts to get letters of support from neighbors.
4. **Recommendation:** ANC 6A send a letter of support to BZA for an application pursuant to 11 DCMR Subtitle X, Chapter 9, for a special exception under Subtitle E § 5201, from the lot occupancy requirements of Subtitle E § 304.1 and from the rear addition requirements of Subtitle E § 205.4, to construct a two story rear addition to an existing attached principal dwelling unit at 216 14th Place, NE (BZA #20245) in the RF-1 Zone on the condition that the applicant make best efforts to get letters of support from neighbors at 220 and 212 14th Place, NE and from the neighbor across the alley at 223 11th Street, NE.
5. **Recommendation:** ANC 6A send a letter of support to HPRB for relief to build a rear addition onto an existing structure at 326 11th Street, NE (HPA 20-170) in the Capitol Hill Historic District.
6. Next meeting - 7:00 pm, March 18, 2020 (3<sup>rd</sup> Wednesday)

8:35 pm **New Business pg. 63**

1. Letter to DDOT requesting installation of speed humps on 16th Street NE between F and Kramer Streets NE (Gove)
2. Additional Special Exception - 906 11th St (BZA 20229) (Greenfield)
3. Illegal construction at 1410 C Street NE (Hudson)

8:40 pm **Single Member District reports (1 minute each)**

8:50 pm **Community Comments (2 minutes each)**

9:00 pm **Adjourn**



## Advisory Neighborhood Commission 6A Meeting Minutes of February 13, 2020



### Advisory Neighborhood Commission (ANC) 6A Minutes Miner Elementary School February 13, 2020

Present: Commissioners Amber Gove (Chair) Phil Toomajian (Vice Chair), Mike Soderman, Marie-Clair Brown, Brian Alcorn, Sondra Phillips-Gilbert and Stephanie Zimny. Commissioner Ruth Ann Hudson was absent.

The meeting convened at 7:02 pm.

Chairwoman Amber Gove called the roll and announced the presence of a quorum.

The Agenda Package was amended to change its date from January 9, 2020 to February 13, 2020. The minutes for the ANC December 2019 meeting were accepted, and the agenda for the December 2019 meeting was adopted by unanimous consent.

#### Community Presentations

Chairwoman Gove introduced Chris Wade of the US Attorney's Office for DC who had to leave early and left handouts for the group.

Commissioner Gove introduced Dr Lewis Ferebee, the Chancellor for District of Columbia Public Schools (DCPS). Dr. Ferebee stated that DCPS has seen its largest growth in over 50 years; between the 2018-19 and current school years, DCPS saw a 4% increase in enrollment, a trend that is predicted to continue into next school year. PARCC assessments have increased. There will be 6,000 students in Early Childhood Education (ECE) and DCPS will be opening a new ECE campus at Thaddeus Stevens School in Northwest DC where they will offer programming for 3 to-4-year-olds and eventually have facilities for infants and toddlers.

DCPS is in the initial phase of establishing a budget for the next school year. He advertised the use of Mayor Bowser's recently introduced Pocket Budget Guide for fiscal year 2021. The guide, along with an explanation of its purpose, can be found by visiting [www.dcps.dc.gov/release/mayor-bowser-launches-mobile-dcps-pocket-budget-guide-school-communities](http://www.dcps.dc.gov/release/mayor-bowser-launches-mobile-dcps-pocket-budget-guide-school-communities).

Dr. Ferebee announced that Spingarn Senior High School and Phelps Architecture, Construction and Engineering High School, located in Ward 5, will act as the swing space for the School Within School at Goding during its renovation and that transportation will be available to and from the swing space. He apologized for any confusion felt by the community during the decision-making process, citing the complexities in choosing an appropriate site owing to factors such as ADA compliance, budgeting, suitability for future use and transportation of students. This swing space will also be utilized for schools up for modernization.

Commissioner Phil Toomajian asked whether Brown and JO Wilson remain on the modernization schedule and will also use this nearby swing site. Dr. Ferebee responded that both schools are on the schedule for SY23-25. DCPS will host a meeting for the school community of Goding for the week of Feb 24 that will discuss playgrounds, security, transportation for the swing space.

Commissioner Mike Soderman asked whether DCPS is considering life skills and trade training programs for students that are not college bound. Dr. Ferebee responded that DCPS had launched College and Career



## Advisory Neighborhood Commission 6A Meeting Minutes of February 13, 2020



Guides highlighting What's next, Outline careers and compensation and what can you do in high school to work towards that. There are internships and apprenticeships.

Commissioner Marie-Claire Brown asked about fraudulent enrollment of nonresidents and arts programming. Dr. Ferebee responded that 1) DPS has ramped up monitoring to ensure we are collecting the appropriate documentation. Extra eyes and microscopes and verify registration.

Commissioner Gove asked about the two parallels of public and charter schools not communicating with each other - Mid-year transfers from charter schools and then moving to neighborhood school and charters getting the funding for the student - what is the Chancellor doing? Dr. Ferebee said that it is a very complex question. There are conversations about how we can be more collaborative.

Christine Clapp, a parent of students at Maury and Eliot Hine asked whether DCPS would please reconsider the sports fields. "we were told that a decision was made unilaterally that there will be a parking lot and no home regulation fields for soccer and baseball field. Our children will have to miss class time to be bussed to other schools for games. The Mayor campaigned on Alice Deal for All and they have home fields for baseball, soccer and track. We want it here too." Dr. Ferebee said that he would look into that.

An Eliot Hine Middle School student asked for an update about promised laptops. Dr. Ferebee said that DCPC will be making an announcement very soon right after break. "I assure you, you will be getting laptops this year."

SWS@ Goding parents expressed appreciation for the announcement, but emphasized that it was an unnecessarily painful process and trust was broken. Dr. Ferebee apologized and offered his assurance that "we will work together moving forward."

Commissioner Gove introduced Shawn Hilgendorf, Director, Committee on Facilities and Procurement, Oversight of the Office of the ANC. The Committee is chaired by At Large Commissioner Robert White and addresses a number of areas including contracting and procurement for all of the DC government, the Department of General Services (DGS), the council's relationship with Metro and helping citizens return to life after incarceration, as well as the Office of Advisory Neighborhood Commissions. Any questions can be sent to his email at shilgendorf [at] dccouncil.us.

FreshFarms Market was not in attendance, but is planning to continue to operate the H Street Farmers' Market on 13th & H Street NE again this year. Commissioner Toomajian moved that the ANC send a letter of support to DDOT, which was seconded by Commissioner Soderman and which passed unanimously (7-0).

### Officer Reports

Commissioner Toomajian thanked Commissioner Brian Alcorn for his work in closing ANC6A's existing accounts with Bank of America and transferring all ANC6A to National Capital Bank.

Commissioner Alcorn presented the February 2020 Treasurer's Report. Disbursements totaled \$2,489.76: \$465.89 to Irene Dworakowski (check 1909) for agenda/webmaster services; \$200.00 (check 1910) for notetaking of the January 2020 minutes; \$173.31 (check 1911) for FedEx; \$150.00 to the DC Treasurer (check 1912) for Miner Elementary Security prepayment for 2/20 meeting; \$150.00 to DC Treasurer (check 1913) Miner security for 1/2020 mtg - Replacement Check for #1902; \$150.00 to DC Treasurer (check 1914) Miner Security for 12/2019 meeting- Replacement check for #1896; \$1,015.56 to DC Treasurer (check 1915) Miner Security for 10/2018-6/2019 meetings- Replacement Check for #1895;



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\$25.00 (check 1916) for the ANC Security Fund- replacement check #1905; \$30.00 bank fee: \$30.00 Bank Fee; \$100.00 ANC6A (Check 1908) transfer to Savings; ACH Credit Payments (corrects bank errors reported in 12/19) totaling \$100.00 and \$0.15 respectively. There is a balance of \$9,355.92 in the checking account. There is a balance of \$13,834.00, after an interest payment of \$.23, in the savings account. The report was approved by unanimous consent.

### Community Outreach Committee (COC)

1. The January 2020 and February 2020 Committee reports were approved by unanimous consent.
2. COC Chairwoman Roni Hollmon reported that the Committee continues to review the ANC6A website for necessary updates. The ANC6A flier needs to be updated. The Committee requested a copy of the ANC letterhead to complete that task. Commissioner Toomajian will send that to the Committee.
3. Next meeting is March 23rd 7:00 pm at Eastern High School

### Alcohol Beverage Licensing (ABL)

1. The Committee did not meet in January 2020.
2. Next meeting: Feb 18, 2020 at 7:00 pm.

### Transportation and Public Space (TPS)

1. The January 2020 Committee report was approved by unanimous consent.
2. Commissioner Soderman recommended and Commissioner Toomajian seconded the motion that ANC6A send a letter to DC Homeland Security and Management Agency in support of 2020 Capitol Hill Classic. The motion passed 7-0.
3. The Committee recommended that ANC6A add the comments of TPS to those of EDZ regarding the DC Comprehensive Plan and submit those comments. Chairwoman Gove made a motion that this action be held for discussion later in the meeting. The motion passed by unanimous consent.
4. Commissioner Soderman moved and Commissioner Stephanie Zimny seconded the motion that ANC6A send a letter to DDOT in opposition to the application (#343819) for a driveway through public space at the rear of 1518 North Carolina Avenue NE. The Commission heard comments from the owner, TPS Chair and the Commissioner Alcorn. The motion passed 7-0.
5. Commissioner Marie-Claire Brown moved and Commissioner Soderman seconded the motion that DDOT asking for enforcement of DCMR 24-102 with respect to overgrown hedge at 100 14<sup>th</sup> Street NE for safety reasons and also request the online 311 be modified to facilitate reporting of public space violations. Chairman Gove talked to the resident and they said they are committed to resolve the issues at that location, so the motion was amended to table the reference to the specific address (5-0). The Motion as amended was approved (7-0)
6. Next meeting: February 24, 2020, 7:00 pm

### Economic Development and Zoning (EDZ)

1. The February 2020 Committee report was approved by unanimous consent.
2. The Committee recommended and Commissioner Phil Toomajian seconded the motion that ANC 6A send a letter of opposition to DDOT for an application, pursuant to 11 DCMR Subtitle X, for special exceptions under the residential conversion requirements of Subtitle U § 320.2, under Subtitle C § 1504 from the penthouse setback requirements of Subtitle C § 1502.1, and under Subtitle C § 703.2 from the minimum parking requirements of Subtitle C § 701.5, to permit the construction of a fourth apartment and the installation of new rooftop mechanical equipment, in an existing three-unit apartment house at 653 8th Street NE/ 807 G Street NE (BZA #20190) in the RF-1 Zone, based on the fact that there would be fewer than 250 square feet on the lot per unit. The motion passed 7-0.
3. The Committee recommended and Commissioner Zimny seconded the motion that ANC6A submit changes to the DC Comprehensive Plan to create a development zone around the Arboretum, to





## Advisory Neighborhood Commission 6A Meeting Minutes of February 13, 2020



update the Comprehensive Plan to address all micro-mobility technologies, including scooters, and the Comprehensive Plan be updated to maximize the use of the RFK stadium site to benefit the community as a whole which include changes which were submitted by Capitol Hill Village. Commissioner Zimny moved and Commissioner Soderman seconded an amendment to add the recommendations from the TPS Committee to the EDZ recommendations. The motion passed 7-0.

4. The Committee recommended and Commissioner Zimny seconded the motion that ANC 6A send a letter to real estate agents active on Capitol Hill informing them of the Residential Parking Permit restrictions in place for any address on H Street. The motion passed 7-0.
5. Next meeting - Feb 19th - 7:00 pm

### New Business

1. Commissioner Gove moved and Commissioner Toomajian seconded a motion for ANC 6A send a letter of support to Mr. Clifford Dixon, Permit Expeditor regarding permits for excavation (EX1900033), foundation (FD1900021) and building (B1905590)(not issued yet) for:
  - a. an after-hours permit application that would allow work by the Eliot-Hine Middle School construction team to start at 6:00 am Monday through Saturday; and
  - b. authorization to work on the following holidays in 2020 to ensure the ability to meet the construction schedule: Washington's Birthday, 02/17/2020, DC Emancipation Day, 04/16/2020, Memorial Day, 5/25/2020, Independence Day, 7/3/2020, Labor Day, 9/7/2020, Indigenous Peoples' Day, 10/12/2020 and Veterans Day, 11/11/2020.

The motion passed 7-0.

2. Commissioner Soderman made a motion for ANC6A to send a letter to DDOT urging the Public Space Committee to temporarily halt all scheduled deployments of small cells within ANC 6A until DDOT and the carriers provide a detailed method of procedures to the community clearly outlining the carriers' initial and annual testing and validation plans. The motion passed 6-0-1 with Commissioner Toomajian abstaining.
3. Commissioner Brown moved and Commissioner Alcorn seconded a motion that ANC6A send a letter to DDOT objecting to insufficient notice with respect to Permit Tracking# 346179 Review# 641311, 1387 North Carolina Ave. NE, and asking that the due date be extended to March 16, 2020 so that the ANC can discuss with the matter with applicant and present an informed opinion at the March 2020 ANC6A meeting.

The meeting adjourned at 9:00 pm.



## Advisory Neighborhood Commission 6A Community Presentations





## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



February 14, 2020

Clifford Dixon | Permit Expeditor  
PO Box 6091  
Columbia, MD 21045  
Cell: (202) 705-1453  
[dixonclifford@gmail.com](mailto:dixonclifford@gmail.com)

Re: Permits: Excavation: EX1900033, Foundation: FD1900021, Building: B1905590

Dear Mr. Dixon,

At a regularly scheduled and properly noticed meeting<sup>1</sup> on February 13, 2020 our Commission voted 7-0-0 (with 5 Commissioners required for a quorum) to express our support for the above referenced permit requests from DGS, Turner Construction, and its subcontractors to operate at the Eliot-Hine Middle School (1830 Constitution Avenue NE) site. Our Commission supports the construction team's requests for:

- Authorization for extended work hours from 6:00 am to 7:00 pm Monday through Saturday in order to reduce conflicts and minimize risks to students in transit to school; and
- Authorization to work on the following holidays in 2020 to ensure the ability to meet the construction schedule:
  - President's Day, 02/17/2020
  - DC Emancipation Day, 04/16/2020
  - Memorial Day, 5/25/2020
  - Independence Day (Observed), 7/3/2020
  - Labor Day, 9/7/2020
  - Indigenous Peoples' Day, 10/12/2020
  - Veterans Day, 11/11/2020

Please be advised that I am authorized on behalf of ANC6A for the purposes of this request and can be contacted at [AmberANC6A@gmail.com](mailto:AmberANC6A@gmail.com).

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

<sup>1</sup> ANC 6A meetings are advertised electronically on the [anc6a-announce@yahoogroups.com](mailto:anc6a-announce@yahoogroups.com), [anc6a@yahoogroups.com](mailto:anc6a@yahoogroups.com), and [newhilleast@groups.io](mailto:newhilleast@groups.io), at [www.anc6a.org](http://www.anc6a.org), and through print advertisements in the Hill Rag





## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



February 14, 2020

Mr. Matthew Marcou  
Associate Director for Public Space Regulation  
District Department of Transportation  
55 M Street SE, Suite 400 Washington, DC 20003 , 2020

Re: Public Space Application #641311 - 1387 North Carolina Ave NE

Dear Associate Director Marcou and Public Space Committee Members:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on February 13, 2020, our Commission voted 7-0-0 (with 5 Commissioners required for a quorum) to request that the due date for review of the above referenced item be extended to March 16, 2020 so that the ANC can discuss with the applicant and present an informed opinion at a publicly noticed ANC meeting.

Thank you for giving consideration to our ANC's feedback on this public space issue. Should you wish to discuss this letter with the Commission, please feel free to reach out to me at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com).

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



February 14, 2020

Andrew Trueblood, Director  
Office of Planning  
1100 4th Street, SW, Suite 650 East,  
Washington, DC 20024

Re: ANC 6A Comments on the Draft Comprehensive Plan Update

Dear Mr. Trueblood,

At a regularly scheduled and properly noticed meeting<sup>1</sup> on February 13, 2020, our Commission voted 7-0-0 (with 5 Commissioners required for a quorum) to submit the attached comments for consideration by the Office of Planning in its updates to the Draft Comprehensive Plan.

Thank you for giving great weight to the recommendation of ANC 6A. Should you wish to discuss this letter or the attached comments with the Commission, please feel free to reach out to me at [AmberANC6A@gmail.com](mailto:AmberANC6A@gmail.com).

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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### Comprehensive Plan Introduction Element ANC6A Comments

1. 100.5 *Planning for an Inclusive City needs to recognize the special needs of the growing number of older adults, especially as they become frail. To this end, ANC6A recommends the following addition to 100.5:*

100.5 As we think about our future, other issues arise. How will people get around the city in 20 years? Where will our children go to school? How will the needs of our growing aging population be met as they move from being active older adults to becoming less capable to take care of themselves? Will police and fire services be adequate? Will our rivers be clean? Will our air be healthy? ~~How will we resolve the affordable housing crisis and ensure that housing choices are available for all residents?~~ How do we address housing affordability and ensure that current and longtime residents have a place in the future of the city? How can we ensure that residents have access to the thousands of new jobs we are expecting? How can we ensure the District continues to produce jobs and that District residents have the supports they need to take these jobs and find pathways to success? How will the best parts of our neighborhoods be conserved, preserved and the challenging parts improved? How will federal and local interests be balanced? 100.5

2. 103.4 *Figure 4-4 1.2: The Family of Plans* 103.4  
*ANC6A notes that several important plans are not included in this figure.*

(1) Add DC City Council mandated “10-year Senior Strategic Plan. The Department of Aging and Community Living is the lead agency in developing this comprehensive city-wide plan.

(2) Add “Reservation 13 Master Plan” to this figure. We suggest it might fit under “Area Elements - Related Studies and Plans.”

### Land Use Element ANC6A Comments

309.6 309.6 *ANC 6A supports these aspects of the discussion of what makes a good neighborhood and proposes changes as they appear in blue font. ANC6A suggests several revisions to the discussion of what makes a good neighborhood and proposes recognition of a broader range of diversity. Current 2006 Comprehensive Plan is shown in black; OP’s new proposed text is in underlined bold; OP’s strikeouts are in red.*

309.6 What Makes a Great Neighborhood?

A successful neighborhood should create a sense of belonging, civic pride, and a collective sense of stewardship and responsibility for the community’s present and future among all residents. Indeed, a neighborhood’s success must be measured by more than the income of its residents or the size of its homes. Building upon the In 2004, “A Vision for Growing an Inclusive City” identified essential physical qualities that all neighborhoods should share. These included:

- Transportation options for those without a car, including convenient bus service, car sharing, bicycle facilities, and safe access for pedestrians;



## Commission Letters of February 13, 2020 Meetings



- Easy access to shops and services meeting day-to-day needs, such as child care, groceries, and sit-down restaurants;
- Housing choices, including homes for renters and for owners, and a range of units that meet different needs of the community;
- Safe, clean public gathering places, such as parks and plazas—places to meet neighbors, places for children to play, and places to exercise or connect with nature;
- Quality public services, including police and fire protection, high-quality, safe and modernized schools, health services, and libraries and recreation centers that can be conveniently accessed (~~though not necessarily located within the neighborhood itself~~);
- Distinctive character and a "sense of place", defined by neighborhood architecture, visual landmarks and vistas, streets, public spaces, and historic places;
- Evidence of visible public maintenance and investment—proof that the city "cares" about the neighborhood and is responsive to its needs; and
- A healthy natural environment, with street trees and greenery, and easy access to the city's open space system.

The understanding of what makes a great neighborhood has evolved, particularly in terms of addressing social equity, advancing sustainability, and building community resilience to everyday challenges as well as environmental and manmade disasters. Where a resident lives - their neighborhood - remains one of the greatest predictors of individual health and economic outcomes. To achieve inclusive growth, neighborhood success must not only include achieving the desired physical characteristics but also ensuring that every community plays a part in supporting investment and development that advances neighborhood vitality, growth, and economic mobility, and increases access, equity, and where appropriate, jobs. ~~A neighborhood's success must be measured by more than the income of its residents or the size of its homes. A successful neighborhood should create a sense of belonging and civic pride, and a collective sense of stewardship and responsibility for the community's future among all residents.~~

Today, we recognize that great neighborhoods include racially, socially, and physically diverse residents and offer access to support services for those who have special needs, such as seniors who are becoming frail and others with disabilities. The positive elements that create the identity and character of each neighborhood should be preserved and enhanced. ~~enhanced in the future.~~ 309.6

### Transportation Element ANC6A Comments

1. *Nomenclature. Capitol Hill Village, a neighborhood-based "senior village" with over 500 older adult members, endorses the substitution of "older adult" for "elderly" throughout the Element.*
2. **403.5.** ANC6A believes that planning and policy new transportation technology should also include addressing the increasing availability and use of micromobility options such as scooters. The District must address how these micromobility systems interact with traffic and pedestrians, what are the rules of behavior, and how they use public space.





## Commission Letters of February 13, 2020 Meetings



3. 410.6 Policy T-2.4.2: Pedestrian Safety. *ANC6A supports the policy that addresses pedestrian safety and endorses the proposed additions of additional types of pedestrian safety devices and approaches to 410.6 Policy T-2.4.2.*

4. 410.8 Policy T-2.4.4: Sidewalk Obstructions. *ANC6A endorses this policy with the proposed change in nomenclature.*

5. 411.15. Action T-2.5.A: Maintenance Funds. *ANC6A urges the city to improve sidewalk lighting in neighborhoods and to maintain sidewalks to reduce tripping hazards. This would make walking safer both from helping prevent injuries and increasing personal security. Specifically, we recommend revision of 411.15 as follows:*

411.15. Action T-2.5.A: Maintenance Funds.

Provide sufficient funding sources to maintain, and repair the District's system of sidewalks, streets and alleys, including its street lights and traffic control systems, bridges, street trees and their roots, and other streetscape improvements. 411.15

6. After 410.14, ANC6A proposes a new action item as follows:

NEW. Action T-2.4 G Pedestrian oriented street lighting.

Develop a program in coordination with the Metropolitan Police to prioritize improving pedestrian oriented lighting of sidewalks, while reducing light pollution. This would increase ease of communication for the Deaf and Hard of Hearing

7. *After 420.11, NEW. Policy T-4.1.4: Accommodating Evacuation Needs. ANC6A very much endorses the addition of this new policy to ensure consideration of residents who have access and functional needs in emergency evacuation planning.*

### Housing Element ANC6A Comments

*ANC6A endorses the Age Friendly DC Initiative's contribution to the Comprehensive Plan. We are pleased to see that the changing older adult housing needs are recognized.*

1. 500.2. *ANC6A proposes that Section 500.2 recognize the special housing challenges facing our older adult population faces as they become frail as follows:*

500.2. The critical housing issues facing the District of Columbia are addressed in this section. These include:

- Ensuring housing affordability across all incomes
- Furthering fair housing opportunities especially in high cost areas
- Fostering housing production to improve affordability
- Preserving existing affordable housing
- Promoting more housing proximate to transit and linking new housing to transit
- Restoration or demolition of vacant blighted properties
  - Conserving existing housing stock
- Maintaining healthy homes for residents



- Promoting appropriate housing alternatives for older adults and other vulnerable populations, that include social and health services

- Promoting home ownership
- **Ending Homelessness**
- Providing housing integrated with supportive services for residents with special needs. ~~integrated with supportive services~~. 500.2

2. 503.8 Policy H-1.1.7: Large Sites. The omission of senior services is a serious omission and can be rectified by the following revision:

503.8 Policy H-1.1.7: ~~New Neighborhoods~~ **Large Sites**.

Accommodate a significant share of the District's projected housing demand in "new neighborhoods" developed on large sites formerly used for government functions. In addition to giving priority to market rate and affordable housing, these neighborhoods ~~must~~ **should** include or have access to well-planned retail, public schools, attractive parks, open space and recreation, ~~enable resilient, innovative neighborhood level energy systems~~, as well as needed supportive services for seniors and other residents with special needs. The new neighborhoods should include a variety of housing types, serving a diverse population and a variety of income levels. 503.8

3. 505.5 *ANC6A recommends important changes to this paragraph about the need for diverse housing stock:*

505.5 An important part of growing ~~"inclusively"~~ **inclusively** is to develop and maintain, across neighborhoods and throughout the city, a diverse housing stock of all sizes and types that can fit the needs of the all variety of these households including growing families as well as singles, couples, and aging residents who hope to stay in their homes or choose to as they transition from independence to skilled nursing care alternative housing. At its most extreme, market pressures may result in displacement as affordable large rental units are converted to ~~"luxury"~~ upscale condos or ~~upscale~~ apartments. More often, these pressures ~~simply~~ mean that families are having a harder time finding suitable housing in the city. The vacancy rate provides a good barometer of this dilemma. In ~~2004~~ **2017**, the vacancy rate was ~~8.8~~ **13** percent for studios and one bedroom units, but it was just ~~4.4~~ **8** percent for units that were ~~two~~ three bedrooms or larger.

4. 505.8 Policy H-1.3.3: Assisted Living and Skilled Nursing. *ANC6A fully supports the Policy H-1.3.3 with the addition of adult day service to facilities. Such facilities, which would also provide services to families caring for family members with dementia, are greatly needed in the Capitol Hill Planning Area. ANC6A recommends the following revision to this policy:*

505.8 Policy H-1.3.3: Assisted Living, **Adult Day Services**, and Skilled Nursing.

Promote the development of neighborhood based assisted living, adult day services with dementia care, and skilled nursing facilities. Zoning and health regulations should be designed to promote an increase in supply, security, and affordability of housing for the elderly older adults. 505.8

5. 506.12 Policy H-1.4.6: Whole Neighborhood Approach. The omission of senior services is serious and can be rectified by the following revision:





506.12 Policy H-1.4.6: *Whole Neighborhood Approach*. Ensure that the planning for, and new construction of housing is accompanied by concurrent planning and programs to improve neighborhood services, schools, job training, child care, senior services, food access, parks, community gardens and open spaces, health care facilities, police and fire facilities, transportation, and emergency response capacity. 506.12

### **6. NEW H-4.3 Meeting the needs of Specific Groups.** (page. 73)

*ANC6A recommends that the Office of Planning check the forecasted demographics provided under "Older Adults" on page 74. In studying the obvious error in the number of 85+ year olds projected for 2030, ANC6A found the 2030 projection of 60+ year olds is different than that given in the Community Services and Facilities (CSF) Element (1108).*

*We suggest that OP correct the number by using the 2030 projection used in the CSF element, Chapter 11, which is 141,000. As we do not know OP's methodology for projecting the number of residents over 85, we suggest a reasonable forecast might be to use the projected number of residents over 85 at the same percentage level experienced in 2017. Using analysis completed by Capitol Hill Village members, ANC6A proposes the following update:*

#### **Pasted ~~Seniors~~ Older Adults**

In ~~2000~~ 2017, there were ~~70,000~~ 118,275 District residents age 60 and over ~~65~~, including ~~8,500~~ 12,133 residents ~~over~~ 85 and over. As the baby boom generation matures and as average lifespan increases, the population of ~~seniors~~ residents age 60 and over in the District is expected to increase dramatically. ~~At the national level, the Census projects the number of senior citizens will increase by 104 percent between 2000 and 2030 almost four times the rate of the population at large. By 2030, there will be 133,000~~ 141,000 residents 60 and over, of which ~~42,000~~ 14,500 will be 85 and older. There will be a need for a broad range of senior living environments, serving residents across the income spectrum.

### **7. Policy H-~~4.2.2~~ 4.3.2: Housing Choice for ~~Seniors~~ Older Adults.** (page 76)

*ANC6A is pleased the Comprehensive Plan recognizes the role of "senior village" organizations, of which there are now over a dozen in the District of Columbia alone. We recommend the concept be defined for the readers of the Comprehensive Plan as set out below.*

#### **Pasted Policy H-~~4.2.2~~ 4.3.2: Housing Choice for ~~Seniors~~ Older Adults**

Provide a wide variety of affordable housing choices for the District's seniors older adults that enable them to age in their neighborhoods either by supporting their ability to remain in their home, or by providing new opportunities for one-level living within multi-unit buildings that include universal design elements and intergenerational options. ~~taking~~

Take into account the income range and health-care needs of this population. Recognize the ~~coming~~ forecasted growth in the ~~senior~~ older adult population so that the production and rehabilitation of publicly-assisted senior housing that meets universal design standards becomes a major governmental priority. Acknowledge and support the establishment of Senior Villages\* throughout the city that help seniors to remain in their homes and communities. ~~age in-place.~~ 516.8



\* A Senior Village is a neighborhood-based organization that relies largely on volunteers to design and conduct social, wellness, and educational programs and to provide volunteer services such as transportation, errand running, and light household maintenance with the purpose of helping older adults remain in their own homes as long as possible. More information about this nationwide movement is available at the Village to Village Network website: <https://www.vtvnetwork.org/>

### Economic Development Element ANC6A Comments

ANC6A is **very** concerned about the projected shortfall of Home Healthcare Aides (HHA), the workforce that will care for the frail elderly, especially those seeking to age in place. ANC6A has conducted extensive research in this area that we can share with Office of Planning and other governmental agencies. In general, other than a suggested revision in the data presented in Table 7.2, we endorse the several updates to the Comprehensive Plan that would be of particular benefit to this workforce. We look forward to seeing what action the city might take to effect these aspirations.

#### **1. NEW Figure 7.2 Cross-Cutting Industry Clusters Identified by the 2016 DC's Economic Strategy (certified as the Comprehensive Economic Development Strategy or CEDS by the U.S. Economic Development Administration in August 2017).**

The Office of Planning should clarify implications of Table 7.2 for occupational as well as sector projections or supplement the table with occupation-specific projections. Table 7-2 reports growth projections by industry sector; some of the reported sector categories are very broad (Professional, Scientific and Technical), others more narrowly focused (Home Health Care Services), making assessments of training programs and other growth-supporting initiatives difficult. In addition, categories overlap – in NAICS classifications, Ambulatory Healthcare Services, for example, includes home health services, yet in the D.C. data, Home Health Care Services are separately listed. While perhaps useful as an illustration of core sectors in the D.C. economy, data by occupation would be more useful for planning purposes. Capitol Hill Village representatives have conducted extensive research into the projected shortfall in Home Healthcare Aides and Personal Care Aides (who help with basic activities of daily living for persons unable to live independently without support) which require the attention of the D.C. government. All of the by-occupation projections we have found place Home Healthcare workers in the top three (and usually the first) both nationally and in D.C. of projected needs occupations over the next decade. Capitol Hill Village analysts are very willing to share these data with the Office of Planning and other entities.

For example, District of Columbia projected job openings for Home Healthcare Aides and Personal Care Aides are as follows (DOES OLMRI data):

	2016	2026 (projected)	# change	%change
Home Health Care Aides	4,996	7,627	2631	52%
Personal Care Aides	6,012	8,563	2551	42%
<b>TOTAL</b>	<b>11,008</b>	<b>16,190</b>	<b>5182</b>	<b>47%</b>

#### **2. 716.8 ANC6A Endorses the retention of this policy with one OP proposed revision:**

##### **716.8 Existing Policy ED-4.1.3 Certification and Associate Programs**

Support the continued contributions of colleges and universities in providing career-building opportunities for District ~~adults~~ **residents**, including literacy and job training programs as well as



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professional certificate and two-year degree programs. The District will strongly support the University of the District of Columbia (UDC) as a public institution of higher learning, a place of continuing education, and a ladder to career advancement for District residents. 716.8

3. *716.9. ANC6A endorses the proposed revision to the policy on adult education as set forth below:*  
*716.9 Policy ED-4.1.4: Adult Education*

**Support adult education and workforce development, career and technical training for unskilled adult workers of all ages. Continue to innovate with programs that blend adult education and basic skills remediation with occupational skills and work** ~~·Increase and more effectively target resources for adult education and workforce development, vocational training, and technical training for unskilled adult workers.~~ 716.9

4. *ANC6A endorses the following proposed new policy.*

**NEW Policy ED-4.1.7 Interjurisdictional Professional Licensing Agreements**  
**Encourage and support professional licensing boards/commissions to adopt interjurisdictional agreements that enable workers licensed in domestic jurisdictions other than the District of Columbia to reasonably obtain licensure to work in the District.**

5. *ANC6A proposes a new Action Item as follows:*

**Action ED-4.1.H Interjurisdictional Professional Licensing Agreement for Home Healthcare Aides.**

**The Department of Health licensing board for Home Healthcare Aides should pursue interjurisdictional agreements that would enable such workers licensed in other jurisdictions to reasonably obtain licensure to work in the District.**

6. *717.16 ANC6A endorses the proposed revision of the policy on Limited English Proficiency and Literacy.*

**717.16 Policy ED-4.2.8: Limited English Proficiency and Literacy**  
**Promote collaboration between the District's education, human services, juvenile justice, and workforce development agencies to better serve the city's English Language Learners (ELL) and Limited English Proficiency (LEP) populations, reduce barriers to employment, and connect residents with education and training opportunities, that lead to successful employment. Encourage English-as-a-Second-Language (ESL) programs and literacy training for residents in need of such services in order to overcome barriers to employment.** ~~English-as-a-Second-Language (ESL) programs and literacy training for residents in need of such services in order to overcome barriers to employment.~~ 717.16

8. *ANC6A endorses the proposed new paragraph after 718.3 with the clarification that it is transit- accessible affordable housing that is imperative.*

**NEW Transit-accessible affordable housing matching the needs of the workforce is imperative.**

**As Washington, DC continues growing, its housing market is becoming more complex, characterized by increased segmentation of the market rate and affordable housing stock. As a consequence, this increased complexity necessitates closer alignment**





between economic development planning, housing planning and transportation planning to ensure that growth is equitable and sustainable.) Planners should also recognize that housing needs to be transit-accessible for workers coming to the work location, as well as for the residents living there. For example, many homecare workers face transportation and parking challenges in accessing client homes. Older adults confront similar challenges in accessing health services. The creative design of large site developments, that are attentive to access issues for both workers and residents, and that include a mix of housing types and services, will help promote workforce development and quality of life.

8. *Information derived from the following ANC6A proposed new action will help those who plan programs for developing the home healthcare aide workforce and providing these services.*

*Action ED-4.3.E : Determine the number of homecare workers who travel to their work site via public transportation and by private vehicle. In addition, determine their average commute time.*

9. *Homecare Cooperatives offer a potentially viable business model for the Home Healthcare Aide workforce, one that has been shown to reduce turnover, improve wages and benefits, provide enhanced training and on-the-job supports, and develop leadership and career advancement opportunities. In this context, several of the proposed policies would facilitate the development of homecare cooperatives. ANC6A endorses the following:*

- **New Policy ED-3.2.8: Employee Owned and Controlled Businesses**  
Support the creation and advancement of employee owned and controlled businesses. Consider techniques such as public funding to support the formation of cooperatives; prioritizing worker cooperatives in contracting and procurement opportunities; aligning preferences for cooperatives with workforce and economic development initiatives; training partnerships with workforce development programs; and providing technical assistance including financial and legal services.

- **New Policy ED 1.1.4: Promote Local Entrepreneurship**  
Support District residents seeking entrepreneurship opportunities through layered programs including technical assistance, promotion of District products and services, and market development.

- **703.16 Action ED-1.1.C Business Support Structures.**  
Streamline processes and create a more centralized system that assists ~~to assist~~ businesses in meeting ~~to meet~~ regulatory requirements quickly and efficiently, with a particular focus on serving small businesses, businesses that show the promise to create many jobs, and businesses that help the District meet goals such as its commitments to reduce greenhouse gases. Continue ~~Centralize~~ centralizing information and assistance to small and local businesses on starting a new business, the business permitting processes, zoning, fees and regulations, incentives, financing, unique programs, and opportunities. Create and maintain a fast-track permits and approvals system for businesses interested in opening or expanding in priority, under-served neighborhoods. 703.16

- **Endorse: Action ED-1.1.D Improve Access to Capital and Financing Opportunities**



Support collaboration between District agencies and private organizations that facilitate increased access to capital for District entrepreneurs. This includes strategic grantmaking, facilitating small business access to capital, and facilitating new forms of investment, such as social impact investing and Opportunity Funds.

10. *Note: For the sake of completeness, we include below our comments on Workforce Development that ANC6A is submitting to the Educational Facilities Element. The text in bold underlined blue represents ANC6A's proposed additions.*

### **NEW Policy EDU-3.2.3 Workforce Development**

**Strengthen connections among educational programs, skills training, and workforce development initiatives to support development of career pathways and prosperity for all. Current Home Healthcare Aide (HHA) training opportunities for HHA certification are limited and often expensive in D.C. There is significant growth potential in the public school/community college sector for certification programs that train HHAs and facilitate bridging Certified Nursing Assistance (CNA) and HHA certifications.**

### **Parks, Recreation and Open Spaces Element ANC6A Comments**

*ANC6A is pleased that the Draft Comprehensive Plan recognizes the value and need for city parks and recreational programs for older citizens. Such programs are important for seniors who without recreation and leisure activities can become socially isolated which is detrimental to their overall health.*

1. *805.4 NEW. Need for improved data collection. ANC6A endorses this new section on data driven programming as recommended by OP.*
2. *809.12 **NEW Action PROS 2.1.C: Parks Restroom Inventory.** ANC6A strongly endorses this proposed new inventory.*
3. ***809.12 NEW. Action PROS-2.1F: Action PROS-2.2L.** ANC6A believes that despite good steps forward, the Parks and Recreation Element should be strengthened with regard to addressing the recreational and leisure needs of DC's older residents. Accordingly, ANC6A recommends the following two new action items that we believe are appropriate to the Comprehensive Plan and necessary to meet the needs of aging residents.*
  - a. **809.12 NEW Action PROS-2.1F: Integrating Needs of Seniors into Plans. The Parks Master Plan and Master Plans for Individual Parks, as appropriate, should include the following for older adults**
    - **Recreation Center programming for older adults during the summer months.**
    - **Indoor facilities to include walking tracks so older adults can continue their walking programs in rainy and cold weather.**
    - **Benches be placed along side pedestrian paths every 1/8 of a mile.**
  - b. **809.12 NEW Action PROS-2.2L Enhancing effectiveness of programming for Older Adults. Work with Senior Villages and other non-governmental organizations to determine how community-based organizations can enhance the effectiveness of older adult recreational programs.**



4. 810.7 Policy PROS-2.2.3: Program Diversity. *ANC6A endorses the policy on program diversity and the recognition of Senior Villages. As we have in our review of other elements, we recommend a footnote that explains what senior villages are and where to get more information. We also believe this section would be strengthened by referring to “community based organizations” of which Senior Villages are one.*

810.7 Policy PROS-2.2.3: Program Diversity . Provide diverse recreation activities to promote healthy living for persons of all ages and cultural backgrounds, distributed equitably in all parts of the city. Coordinate activities and offerings with other service providers, including DC Public Schools, and community-based organizations, such as “Senior Villages\*.” to maximize the effectiveness of service delivery and minimize redundancy. 810.7

*\* A Senior Village is a neighborhood-based organization that relies largely on volunteers to design and conduct social, wellness, and educational programs and to provide volunteer services such as transportation, errand running, and light household maintenance with the purpose of helping older adults remain in their own homes as long as possible. More information about this nationwide movement can be found at the Village to Village Network website: <https://www.vtvnetwork.org/>.*

5. 810.8. Policy PROS-2.2.4 Data-Driven Programming. *ANC6A endorses this new proposal.*

6. **810.9 Policy PROS-2.2.56 Special Needs.** *ANC6A endorses the following which includes significant and welcome new policy, but we urge recognition of the special needs of older residents, many of whom remain active and do not have disabilities:*

*810.9. Policy PROS-2.2.56: Special Needs*  
Increase efforts to meet the needs of special underserved population groups, particularly older residents and persons with disabilities. Provide “barrier free” access by modifying existing facilities to accommodate the needs of the disabled and modifying existing indoor and outdoor facilities and parks to accommodate the needs of people with disabilities. Explore the use of alternative participation styles and formats in the program curriculum so that activities can be easily adjusted to allow people with disabilities and other special needs to participate. 810.9

### Urban Design Element ANC6A Comments

*More than perhaps other segments of society, older adults need to have safe sidewalks and walking trails with places to sit and rest. They also need access to safe and clean public restrooms. The effects of the Urban Design Element not only address the needs of DC’s older citizens but also the needs and comfort of the hundreds of thousands of older tourists who come here each year.*

1. *ANC6A endorses without change the following new proposed Actions:*

- **NEW Action UD-2.1.B: Standards for Street Furniture**





Produce standards for street furniture in public space, such as benches, trash cans, and bike racks, that designate spacing, layout, and other characteristics that promote socialization and interaction, as well as public health and wellbeing. **These should be equitably distributed throughout the City.**

- **New Action UD-2.1D Public Restrooms in Streetscapes**

When designing and upgrading streets and sidewalks in commercial areas, investigate opportunities to install attractive, clean, safe standalone public restrooms that are accessible at all hours.

2. *ANC6A endorses, with a proposed addition, the following new policy on neighborhood streetscapes:*

**NEW Policy at UD-2.1.2: on Neighborhood Streetscapes** Neighborhood streetscapes should be designed to visually reflect the character and level of intensity of the adjacent land uses. For instance, narrow sidewalks may be appropriate for narrow streets with low-scale buildings, while sidewalks with more trees and vegetation ~~My~~ **may** be appropriate for large-scale developments. **Pedestrian oriented lighting should be designed to enhance walking thoroughfares to public transportation hubs and promote communication for the Deaf and Hard of Hearing as well as visually reflect the character of neighborhood. Light sources should be shielded to eliminate or reduce light pollution.**

### Community Services and Facilities Element ANC6A Comments

1. *ANC6A supports the following new policy and revised action if amended to include the addition of senior services and to recognize the needs of our growing older adult population.*

**NEW Policy CSF-1.1.10: Agency Coordination for Co-Location Strategies**

**Ensure that the Civic Facilities Plan includes inter-agency coordination for co-location of public uses early in planning and project initiation processes to ensure that critical input is captured and incorporated. Joint planning of District-operated facilities with other community facilities such as schools, ~~senior services~~, health clinics, community kitchens, healthy food growing or retail spaces, and non-profit service centers should also be supported through ongoing communication and collaboration among relevant District agencies and outside agencies and partners.**

**1103.15 Action CSF-1.1.A: ~~Civic Master Public~~ Facilities Plan**

Continue to ~~d~~Develop and refine the District's multi-layered approach to a ~~Master Public~~ ~~F~~acilities ~~master p~~lanning (~~MPFP~~) to ensure adequate community facilities and ~~infrastructure~~ **are provided for existing residents and can be provided for new neighborhoods in Washington, DC, and to including by** providing guidance for the long-term ~~(six-year)~~ Capital Improvements Program (~~CIP~~) and the ~~6-year~~ annual capital budget. The ~~approach MPFP~~ should include an assessment of all District-owned or maintained community facilities and property and should identify what improvements are needed to correct deficiencies and address planned growth and change in the District. The facilities plan should be continuously maintained



and updated regularly with new priorities and timelines. As needed, the Comprehensive Plan should be amended to incorporate the **MPFP master facilities planning** findings ~~and to add newly developed benchmarks and standards, acreage and locational requirements for various public uses, and identification of sites for new or refurbished facilities.~~ As part of ~~this work the MPFP and for each planning cluster,~~ the appropriate ~~planning~~ agency shall continue to annually collect and publish data on public school capacity and enrollments, senior services, recreational facilities, libraries, emergency medical service response time, sewers, green space, public transit capacity including bus routes and ridership statistics for Metrorail stations and lines as well as parking availability, and traffic volumes on roads and at key intersections. ~~This~~ ese data should be used as appropriate when evaluating the need for facility and infrastructure improvements, and for ~~evaluating appropriate densities for development in various neighborhoods both in the rezoning process and for planned unit developments.~~ 1103.15

2. *ANC6A agrees with the proposed NEW Policy CSF-2.1.1: Enhance Health Systems and Equity if it is amended to include age as follows:*

***NEW Policy CSF-2.1.1: Enhance Health Systems and Equity.***

Support the Strategic Framework for Improving Community Health, which seeks to improve public health outcomes while promoting equity across a range of social determinants that include health, race, income, age, and geography.

3. *ANC6A recommends that the Plan include the number of residents that Assisted Living Residences (ALRs) can serve, and their locations by quadrant in the District. We also recommend identifying those ALRs that accept subsidized fees. This is critical for identifying big gaps in the distribution of assisted living units across the city and especially for identifying gaps in assisted living units available to lower income older people.*

a. **NEW** Follows 1106.10. ANC6A notes that a new citation is needed for these new paragraphs.

In addition to hospitals, the District counts on a broad array for facilities that provide a wide range of healthcare and health services. Many of these facilities provide services that enable Washington, DC residents to age in their communities. As of 2017, the District has twelve Assisted Living Residences (ALRs) which provide long-term care in the form of housing, health and personalized assistance. ~~Some Washington, DC residents who are not eligible to receive Medicaid benefits find it challenging to pay for ALR care.~~ Out of a total of 731 ALR living units as of summer 2018, there are none in Wards 5, 6, 7, and 8. Of two currently operating ALR facilities providing any subsidies, there are less than 100 subsidized units. Two ALR buildings in Wards 7 and 8 are planned for 300 units to open in 2021 and 2022 for those with Medicaid waivers. The eight facilities with full-priced ALR units charge basic fees that range from \$45,000 to \$100,000 per year, fees that are beyond the household budgets of DC residents with incomes between 30% and 100% of Median Family Income (MFI). Many of the smaller, private-pay ALR providers closed their doors in recent years due to inability to meet regulatory requirements or attain financial support.

b. **NEW Table 11.3. Health Services Facilities in the District** (p.35)



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*To provide meaningful data on the amount of service provided by facilities, ANC6A recommends:*

- Insertion of a new column, called “Number of living units/or beds,” after the column “Number in the District”.
- Enter the Summer 2019 number of assisted living units in DC, “731”, into the data element cell for ALRs and the new column.
- Add similar data for the service numbers (or “beds”) available for Hospices and other facilities listed.
- Add to the Notes in the last column that no ALRs were located in Wards 5, 6, 7, or 8.

4. 1106.14 (p. 36) *ANC6A recommends that “housing” be added to Policy 1106.14 as follows:*

***Policy CSF 2.3.3 Coordination of to better Serve Special Needs Residents.***

Design and coordinate health, housing, and human services to ensure the maximum degree of independence for senior citizens, the disabled, and mentally handicapped. Locate health services within multi-unit senior housing to ensure best and least expensive management of chronic illnesses in these vulnerable groups. These services are particularly important for households with incomes between 30% and 100% of MFI, and the senior citizens who are not eligible for Medicaid and who cannot pay the fees for private ALRs.

5. 1106.18 (p. 37) *ANC6A believes hospice facilities are very important for families who cannot manage the needs of dying family members in their homes. Note: A doctor’s order stating the patient is in their last 6 months of life is necessary for qualifying for hospice care. The need is great in the eastern sections of the District. ANC6A recommends the following revisions:*

*Policy CSF-2.3.7 Hospices ~~and Long-Term Care Facilities.~~*

Support the development of hospices ~~and other long-term care facilities for persons with advanced HIV/AIDS, cancer and other disabling illnesses such as dementias, including alzheimers.~~ in all neighborhoods for those who qualify and are unable to receive hospice services in their homes

**6. Increasing Supply of Facilities that Support Assisted Living. (NEW Policy CSF-2.3.8)**

*ANC6A encourages increasing the supply of Assisted Living Residential Facilities but also urges that Adult Day Services with dementia care be added to this policy as the needs are great, especially in the eastern half of the city. The new IONA adult day services scheduled to open in Ward 8 in 2020 and the newly approved Medicare and Medicaid-funded PACE (Program of All-encompassing Care of the Elderly) to be located in Ward 7 are a start to meeting the growing demand for adult day programs. The two large affordable ALR projects in development in Wards 7 and 8 are the only ones designed for large numbers of residents with Medicaid waivers.*

**NEW Policy CSF-2.3.8: Increasing Supply of Facilities that Support Assisted Living, Adult Day Services and Dementia Care.**





Promote expansion of the supply of neighborhood-based facilities that provide assisted living services in Washington, DC. These include Assisted Living Residential facilities (ALRs) and Community Residential Facilities (CRFs) as well as adult daycare facilities.

**7. New Policy CSF-2.3.9: Improving Access to Long-term Supports and Services for Vulnerable Populations.**

Continue to improve access to Long-term Supports and Services (LTSS) for vulnerable populations, including people with disabilities and older adults and their families. Enhance the network of government and non-profit organizations that provide LTSS to these individuals and seek to improve their experience. Encourage the development and expanding roles of aging-in-place “senior villages” who enlist and train volunteers to provide services to other village members, especially those that are more vulnerable.

\*A Senior Village is a neighborhood-based organization that relies largely on volunteers to design and conduct social, wellness, and educational programs and to provide volunteer services such as transportation, errand running, and light household maintenance with the purpose of helping older adults remain in their own homes as long as possible. Learn more about this nationwide movement at the Village to Village Network website: <https://www.vtvnetwork.org/>

*8. ANC6A endorses the following new Action. The idea of smaller ALR/CRG facilities available in more neighborhoods may provide residents the ability to more easily retain friendships and ties to family. Neighborhood based adult day services can be a boon to family members who care for their disabled loved one and who must transport them to such a service.*

**NEW Action CSF-2.3.B. Increase in Supply of Assisted Living Residential Facilities (ALRs), ~~and of~~ Community Residential Facilities (CRFs), and Adult Day Care Facilities.**  
Explore a variety of approaches for increasing the number of CRGFs as well as small and mid-size ALR facilities in underrepresented areas, such as all of Wards 5, 6, 7, and 8, and areas of high need in the District. Promote the construction of affordable ALRs for the elderly and disabled eligible for Medicaid waivers. Promote the construction and launching of ALRs and adult day care that are designed for those older and disabled people with dementias, including Alzheimer’s. These approaches can include financial strategies and partnerships as well as regulatory reform. Work to increase community awareness of these needs so that neighborhoods will be ready for the increase in the population of older and disabled residents.

**9. 1108 Senior/Older Adult Care (p. 40)** *Capitol Hill Village analysts suggest the use of rounded numbers when presenting projections or forecasted data to avoid misleading precision. We recommend that OP add the results of our analysis of American Community Survey data which provides insight into the realities of many aging District residents as follows:*

**1108.1 The population of older adults or seniors (persons 60 years of age and older) is expected to continue to grow at a steady rate** ~~are expected~~ **and** to be the fastest growing segment of the District’s population during the next 15 to 20 years. Although the District’s ~~Office on Aging~~ **Department of Aging and Community Living (DACL)** and several affiliated non-profit organizations already provide a comprehensive system of health care, education, employment, and social services for **Washington, DC’s** ~~the District’s~~ elderly population, these



entities may be hard pressed to keep up with demand as the number of **older adults seniors** in the city rises. The 2017 older adult population of 118,275 (17 percent of the total population) is forecasted to rise to ~~132,648~~ 133,000 in 2025 and to ~~141,381~~ 141,000 by 2030. As of 2017, Currently, about ~~45~~ 36 percent of the city's **older adults seniors** 65 years and older live alone. Some ~~43-37.4~~ percent of **older adult households** have no personal vehicle and ~~42~~ 36.5 percent have some type of a **physical** disability. One group of older adults is especially vulnerable. In an analysis of a 2017 sample from the U.S. census, of 76,000 District adults 65 or older living in households, 13,000 had a difficulty (or disability) living independently. Of these 13,000 older adults, 6,200 also had a difficulty with self-care (such as bathing or dressing) and 5,500 had a cognitive difficulty. These are the older people that already need long-term care and long-term support and facilities for these people are already insufficient.

The largest percentages of older adults **seniors** are in **Upper Northwest Rock Creek West** and **Far Northeast Rock Creek East**. Many are homeowners, caring for their properties **with diminished on fixed incomes and physical mobility**. Others are primary caregivers for their grandchildren, facing the challenge of raising a family in their advancing years. 4408.4

However, a large majority of these households with adults 65 and over, would have extreme difficulty paying for any long-term care. Of 59,000 households with an adult 65 and over, 11,500 have someone who has difficulty living independently. Of these 11,500 households, 4,500 have incomes that are 30% or less of the Median Family Income (MFI), and 5,500 have incomes that are 31% to 100% of MFI.

Those households below 30% of MFI that have Medicaid would qualify for home health aides and a few other services through the Medicaid waiver program. Until 2021, there is no assisted living in wards 5, 6, 7, and 8 that will take Medicaid waivers and very few in Wards 1-4. Those households between 31% and 100% of MFI, sometimes called "the forgotten middle" could not begin to pay for market rate assisted living that ranges from \$45,360 to \$126,000 a year. At the low end of the middle, they could not pay for unsubsidized home aides at \$20 per hour. At the high end they could afford only limited hours of home health aides (for example, home aides at \$20 an hour for 4 hours a day for 5 days a week, would cost \$20,800.) With no paid long-term care, many of these households struggle to manage the disabled older member. 13% percent of these middle income households have only one member, who manages self-care with difficulty. 21% percent of these households are married couple households where a spouse carries the burden of care for the older adult who cannot live independently. (1808.1)

10. ANC6A recommends adding the following action:

Action CSF-2.3.A Develop the Demographics of Residents over 65 who have disabilities to compare with available facilities that can support them.

Demographics of DC residents 65 and over with disabilities should be presented by broad location and compared to the availability of the facilities and services for older adults with chronic illnesses, or with certain disabilities. The facilities should include assisted living residences, community residential facilities, and adult day care. The categories of older adult disabilities to be examined should include those with: cognitive



difficulty, self-help difficulty and other conditions that create difficulty with living independently.

11. *ANC6A recommends the following action item be included to address a looming issue among DC middle income seniors:*

### CSF-2.3.B “Middle Income” Older Adults—“The Missing Middle”

Conduct a study of those households with older residents over 60 with incomes in the “forgotten middle” range, those with incomes between 30% of Median Family Income and 100% of Median Family Income. (Note: These residents of these households are not eligible for Medicaid nor eligible for public housing but cannot afford much service funded privately. Innovations, such as providing minimum health care in buildings with large numbers of older adults, can postpone the need for expensive long term care or bankruptcy by these households.)

### Overview 1300 Element ANC6A Comment

**1317.1** One of the basic purposes of the Comprehensive Plan is to improve the linkage and coordination between the city’s development and capital improvement decisions. When well-coordinated, a state of good repair for existing infrastructure can be maintained and infrastructure sufficiency for Washington, DC’s growth can be ensured. The District anticipates potential development and/or redevelopment of various large sites in the city, including at Buzzard Point, Hill East, the Florida Avenue Market, Walter Reed, the Armed Forces Retirement Home, St. Elizabeths, Poplar Point, McMillan, Union Station/Burnham Place, Brentwood, and Bladensburg Road at New York Avenue, NE, around the National Arboretum, and possibly at RFK Stadium. The goal for these efforts is to create vibrant new communities that are effectively integrated with surrounding neighborhoods, and that offer a high-quality experience for residents, workers and visitors. Ensuring infrastructure sufficiency with growth will be critical in coming years, given that existing infrastructure systems may require modernization or expansion to meet the needs of these new areas. However, as this Element highlights, any of the infrastructure improvements required to serve development are funded by entities other than the District of Columbia.

### **Educational Facilities Element** **ANC6A Comments**

*ANC6A supports three of the new policies proposed by the Office of Planning and proposes a new “Action” needed for addressing critical workforce shortfalls.*

1. *ANC6A endorses the new policy on University Offerings for Older persons but strongly recommends that the policy be amended to include “free” as well as “low cost access. We also suggest revising the “zip code” reference.*

### **NEW Policy EDU-3.2.6: University Offerings for Older Persons**





Encourage universities to expand **free and low-cost** access to course and other university offerings to older persons who reside in Washington, DC, ~~beyond zip codes that directly surround the university.~~

2. *ANC6A endorses without further revision OP's proposed:*

**NEW Policy EDU-3.3.11: Access to Recreational, Educational, and Cultural Opportunities**  
**Support continued access by local neighborhoods to university offerings, such as concerts and lectures, campus green space, continuing education, and low-cost programming for older persons.**

3. *ANC6A endorses without further revision OP's proposed:*

**NEW Policy EDU-3.2.3: Workforce Development**  
**Strengthen connections among educational programs, skills training, and workforce development initiatives to support development of career pathways and prosperity for all.**

4. *ANC6A proposes the addition of a new action that is critically needed to ensure adequately trained home healthcare aids in DC.*

**NEW Action: EDU-3.2.3A: Addressing Home Healthcare Aide Workforce Development needs. Current Home Healthcare Aide (HHA) training opportunities for HHA certification are limited and often expensive in District. There is significant growth potential in the public school/community college sector for certification programs that train HHAs and facilitate bridging Certified Nursing Assistance (CNA) and HHA certifications. The HHA workforce draws significantly from immigrant populations with the corresponding need for cultural competency and language training.**

**Using DC Office of Labor Market Research and Information (DC OLMRI) workforce projections, forecast the size of new or additional public school or community college training programs for Home Healthcare Aides.**

### CAPITOL HILL PLANNING AREA ELEMENT ANC6A Comments

1. **1503.2 Demographics.** *Based on the numbers in the new Table 15.1, OP's characterization of the growth in the number of seniors in the Planning Area is not correct. ANC6A proposes revision as follows:*

**1503.2 Since 2000, a majority of the population within the Capitol hill Planning Area (73%) is between the ages of 18 and 65. This is slightly higher than the citywide total of 70 percent. While the number of seniors is higher now than in 2010, the percentage of seniors within the Planning Area is slightly lower.**



## Commission Letters of February 13, 2020 Meetings



2. **NEW** Table 15.1. *The proposed title should be corrected to read 15.1 Capitol Hill Planning Area at a Glance.*

3. **1507. See Introduction for Summary of Community Engagement.** *ANC6A has not been able to find this summary. Queries to OP on this have not been answered. As a result, ANC6A is uncertain of how our 2017 recommendations were treated in this Draft Amendment..*

4. **1508.11. Policy CH-1.1.10: Public Housing.**

*(a) Please note that the redline draft incorrectly identifies this section as 1509.11, rather than 1508.11.*

*(b) Some community members have reported a high level of anxiety and doubt among residents of public housing in the Planning Area that rehabilitation of public housing projects will be replaced in kind by new public housing units within the community. ( 2006 Comprehensive Plan 1508.11, see page 19 of Draft Amendments Chapter 15) These residents fear that, to the contrary, this policy will actually result in displacement of residents.*

*Existing public housing units provide much needed housing for low income older adults, including grandparents who care for their grandchildren. In fact, we understand that many residents in the Potomac Gardens complex are seniors—either living alone or with extended family. Many of these older residents have called Potomac Gardens Public Housing their home for decades. Some residents do not want to be relocated to new units elsewhere in the community; to relocate means changes in children's and grandchildren's schools, loss of well-known neighbors, and, potentially, less convenient access to public transportation. ANC6A urges OP to consider how the Comprehensive Plan's public housing policy can address and mitigate the impacts on older residents associated with rehabilitation of public housing units.*

5. **1508.13 Policy CH-1.1.12 RFK Stadium Area.** *The lands and resources around RFK stadium and the Reservation 13 site provide an unprecedented opportunity to build an innovative, multi-generational neighborhood that serves families and older adults with a full range of incomes, including those needing long-term care services. Reservation 13 is a large site that de facto will become a major new neighborhood. It will need coordinated public services, housing, retail, and space for recreation. The Comprehensive Plan should recommend a creative mixture of housing for a range of income levels, and long-term care facilities for a range of income levels and intergenerational interaction. Implementing the Reservation 13 Master Plan offers the District an unparalleled opportunity to innovate and to become a model for the integration of older persons and long-term care into a thriving multi-generational and multi-income neighborhood.*

*ANC6A also believes that development of the RFK and Reservation 13 sites offers excellent opportunities for coordinated planning for recreation, parkland, and mitigation of negative effects of heavy traffic in the area. While we support environmentally appropriate development of the waterfront and adjacent open space in a manner that provides access to the neighbors, we also believe that the shoreline and parklands should be equally available to DC residents of all ages and physical condition and from all city neighborhoods. We also recommend that OP add an additional sentence to 1508.13 which would give preference to maintaining more natural landscapes along the River, over highly developed landscapes. We recommend that OP and the DC government ensure that no professional football stadium is allowed in the RFK Stadium*



## Commission Letters of February 13, 2020 Meetings



*Area, as it would negatively affect the traffic and parking in the area, and detract from the lifestyle of Capitol Hill.*

*Our proposed revisions to this section follow:*

**1508.13 Policy CH-1.1.12 RFK Stadium Area.** RFK Stadium and the surrounding area are currently leased by the DC Government from the National Park Service, with the restriction that development be limited to sports, recreation and entertainment. The lease expires in 2026, but the District has initiated a process to transfer the land from the Park Service to the District. Restricting the use of the land to sports and recreation, if not entertainment uses, is consistent with preferences of adjacent neighbors and residents of the wider Planning Area. Provide improved buffering and **landscaping** ~~landscape~~ screening along 19th Street and elsewhere in the vicinity of RFK Stadium in order to reduce the effects of noise, dust, vibration, and air pollution on the adjacent Hill East community. Work collaboratively with the

National Park Service, **District agencies, Events DC,** and National Capital Planning Commission on long-range plans for the stadium and adjacent parkland and parking lots. The highly successful project, the Fields at RFK Campus, offers a model for how Events DC can collaborate with the neighborhood and other stakeholders. Waterfront open space in this area should be retained and improved for the benefit of all DC residents as well as adjacent Hill East, Kingman Park, and Rosedale residents. Improvements should include the creation, and maintenance, of a pedestrian and cyclist shoreline access path, and well-designed public spaces. Recreational and green spaces should include features for people with disabilities or for aging adults. Reduce the amount of land occupied by surface parking and maximize activity along the waterfront. Facilities for indoor and outdoor swimming should be included.

Give preference to retaining the natural character of the landscape along the shoreline while allowing access to enjoy the river and its shoreline. See also 1514.8 Reservation 13 Parkland and -See the Urban Design Element for additional policies related to parks and open space. 1508.13

**6.** 1509.6 Policy CH-1.2.6: Improved Park and Recreation Services. *ANC6A is very pleased that OP has endorsed a proposal for triangle park improvements throughout the Capitol Hill Planning Area, as these little parks are very popular with older residents.*

**1509.11 Action CH-1.2.C: RFK Stadium Area.** Actively participate in **the current** efforts by the National Capital **Capitol** Planning Commission, the National Park Service, **the Anacostia Waterfront Corporation** **District agencies, Events DC,** local Advisory Neighborhood Commissioners, residents, and neighborhood groups to develop a long-range plan for the RFK Stadium complex, extending from the DC Armory north to Benning Road. The plan should include provisions for a substantial amount of waterfront open space, as well as measures to enhance and restore the natural environment in this area. **Improve shoreline access where possible, reduce land occupied by surface parking, and encourage new land uses that maximize access and activity to the waterfront. Ensure that recreational spaces and pedestrian and cycling paths accommodate a wide range of users and abilities.** Ensure that the RFK Stadium Area does not include a professional football stadium.





6. 1514.13 and 1514.4 Narrative. *The Draft Amendments refer to the Master Plan for Reservation 13 in inconsistent ways—as (1) the Hill East/Reservation 13 master plan, (2) the Hill East Development Plan or (3) the Hill East/Reservation 13. ANC6A recommends that OP choose one title for consistency.*

*Also, the narrative description of the Master Plan (hereafter Reservation 13 Master Plan) needs to be updated to reflect the Mayor's recent decision to convert one of the first phase buildings to provide housing for homeless individuals. To this end, we offer the following proposed addition:*

1514.4 The adopted Reservation 13 Master Plan retains the **historic Anne Archbold Hall**, DC Jail, and other institutional uses and identifies approximately 40 acres for redevelopment. New facilities for health care and recreation are envisioned, along with new housing, offices, retail, and institutional uses. Key urban design features include extension of the Capitol Hill street grid into the site, new parks, and new access to the waterfront, including a great meadow overlooking the shoreline. Other notable elements of the plan include extension of Massachusetts Avenue to the Anacostia River and a village square at the Stadium-Armory Metrorail station. The preliminary development program identifies the potential for 800 new housing units and over 3 million square feet of non-residential space, roughly doubling the total square footage of buildings on the site. In May 2016, Phase 1 of the Hill East development received Design Review Approval, and the District selected a development partner. The buildings are under construction and near completion. Originally, this first phase will was to include over 350 residential units, with 30 percent designated for affordable housing, and additional retail and green spaces. In fall 2019, the Mayor announced that one of the residential buildings will be converted to Permanent Supportive Housing for individuals who are now homeless and require supportive services. Residents will have access to social workers and other support services.

7. 1514.6 Policy CH-2.4.1 Redevelopment of Public Reservation 13. *OP's proposed new text to "recognize this site as an ideal location for an anchor employer or institution" raises concerns about whether this Mayor or future Mayors might continue to use Reservation 13 to entice big anchors such as the recent identification of Reservation 13 as available to Amazon Corporation for locating its East Coast headquarters. We believe the Plan should address the importance of moving ahead with implementation of the Master Plan which was approved in 2006. ANC6A proposes the following revision:*

1514.6 Policy CH-2.4.1: Redevelopment of Public Reservation 13.

Redevelop Reservation 13 as a mixed-use neighborhood that combines an array of housing, **retail**, office space, health care, civic, **education**, **educational**, **institutional**, and recreational uses **and amenities**. There is sufficient space for Reservation 13 to meet affordable housing and other goals, particularly services and amenities that meet the special needs of aging residents. To the extent consistent with the Master Plan, recognize this site as an ideal attractive location for an anchor employer or institution. Retention of Established uses, such as the DC Correctional Facility, should be **re-assessed** **retained**. Health care and institutional uses on the site should be reorganized to accommodate infill uses, improve the site's vitality and efficiency, and create an environment more conducive to pedestrian travel.

1514.6



8. *1514.8 Reservation 13 Parkland. ANC6A is concerned that this section calls for a “grand” waterfront park, albeit one designed for resilience to flooding, etc. Such a goal connotes a highly built out park which is inconsistent with the desires of neighbors and other residents of the Planning Area to maintain a more natural approach to accessing and enjoying the waterfront. ANC6A recommends this the word “grand” be removed and a cross reference to 1508.13 be added as follows:*

1514.8 Reservation 13 Parkland. Create new waterfront parklands and green spaces at Reservation 13, including a ~~grand~~ waterfront park that is designed both for recreation and **designed for resilience to flooding, and that includes** recreational trails along the waterfront, smaller neighborhood parks and open spaces within the site, and tree-lined pedestrian streets. See also 1508.13. Policy CH-1.1.12 RFK Stadium. 1514.8

9. **NEW** *1514.12 Action CH-2.4.A: The Reservation 13 development will create a major new neighborhood. Accordingly, the city must devise a community-based land-use plan to determine the public services, facilities, and infrastructure needed to serve this new neighborhood. ANC6A believes this can be done within the context of implementing the Master Plan; however, if the Comprehensive Plan fails to specifically require consideration of land uses and services, facilities, and infrastructure, we want to ensure that this level of community engagement is not overlooked in the process. Accordingly, ANC6A proposes that OP revise this action item by adding the following to the proposed text as follows:*

1514.12, Action CH-2.4A: Hill East/ Reservation 13 Master Plan. Implement the Hill East/Reservation 13 Master Plan, including the Massachusetts Avenue extension and the creation of new waterfront parks. ~~Upon transfer of the land from federal to District control, the site should be rezoned to achieve the Master Plan objectives.~~ **Explore the need for building a recreation/senior center/library in Reservation 13. Explore creating recreation spaces that include indoor walking/indoor track opportunities. Coordinate this study with Events DC to determine if any of these recreational needs can be met through development of the RFK Stadium site. Specifically consider developing an adult day care facility on Reservation 13 that can serve at least 50 people per day (approximately 9000 square feet) Study the feasibility of repurposing the historically significant Anne Archbold Hall for senior-oriented health services to include hospice, rehabilitation, adult day care, and memory care services.** 1514.2

### Comprehensive Plan Upper Northeast Area Element ANC6A Comments

#### **2408** UNE-1.1 GUIDING GROWTH AND NEIGHBORHOOD CONSERVATION

**NEW:** Encourage the development and revitalization of the area around the National Arboretum. The National Arboretum is a natural anchor to development, and to date has been underutilized for development. The District should encourage the development and revitalization of this area as a mechanism for driving economic development on the Eastern portion of the Area Element. Additionally, development of the Arboretum would prove to be a catalyst for further development along the Benning and New York corridors, and help move development



## Commission Letters of February 13, 2020 Meetings



towards Anacostia. The District should create a development plan for this area, including transportation and infrastructure improvements.





## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



February 25, 2020

Mr. Matthew Marcou  
Associate Director for Public Space Regulation  
District Department of Transportation  
55 M Street SE, Suite 400  
Washington, DC 20003

Re: Recent Decision by the U.S. Court of Appeals for the District of Columbia Circuit on Small Cell Facilities

Dear Associate Director Marcou and Public Space Committee Members:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on February 13, 2020, our Commission voted 6-0-1 (with 5 Commissioners required for a quorum) to adopt the following resolution:

On August 24, 2018 the Public Space Committee of the District Department of Transportation (DDOT) promulgated Small Cell Design Guidelines that were premised on an order issued by the Federal Communications Commission (FCC) that exempted the deployment of small cell facilities from review under, among other things, the National Historic Preservation Act of 1966 (the “Small Cell Exemption”).

On October 8, 2019, the FCC issued an order deleting the Small Cell Exemption from the relevant FCC regulations. Therefore, as of October 8, 2019, all proposed small cell deployment in ANC 6A located on Capitol Hill must undergo the traditional historic review process. Before October 8th, there was a very unique exemption for small cells that no other telecommunications infrastructure has ever experienced. This reversal is a significant and positive change for Capitol Hill. The reversal occurred given the recent FCC order to recognize the relevance of Section 106 of the National Historic Preservation Act of 1966 in relation to small cell deployment.

Therefore, ANC 6A urges the Public Space Committee to carefully review and revise the Small Cell Design Guidelines to ensure that the guidelines are consistent with all relevant federal statutes and regulations. We urge that all currently scheduled deployments of Small Cell wireless within 6A be temporarily halted until the following steps are taken:

- DDOT and the carriers provide a detailed Method of Procedures to the community that clearly outlines the carriers’ initial and annual testing and validation plans.

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<sup>1</sup> ANC 6A meetings are advertised electronically on the [anc6a-announce@yahoogroups.com](mailto:anc6a-announce@yahoogroups.com), [anc6a@yahoogroups.com](mailto:anc6a@yahoogroups.com), and [newhilleast@groups.io](mailto:newhilleast@groups.io), at [www.anc6a.org](http://www.anc6a.org), and through print advertisements in the Hill Rag.



## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



We seek assurance that signal levels are both safe in public space but more importantly within our residencies. We are looking for the carriers to ensure that EMT exposure levels meet or fall below the manufacturer's recommended offset.

We request that ANC6A be allotted adequate time for these procedures and proposed deployment locations to be vetted through the Transportation and Public Space (TPS) and the full Commission.

Thank you for giving consideration to our ANC's feedback on this issue. Please feel free to reach out to me at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com) or our Secretary Mike Soderman at [MikeANC6A03@gmail.com](mailto:MikeANC6A03@gmail.com) both of whom are authorized to represent the Commission in this matter.

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A



## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



February 25, 2020

Mr. Clifford Moy, Secretary of the Board of Zoning Adjustment  
Board of Zoning Adjustment  
441 4 th St. NW, Suite 210  
Washington, DC 20001

Re: Re: BZA Case No. 20190 (653 8th St NE)

Dear Mr. Moy:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on January 9, 2020, our Commission voted 7-0-0 (with 5 Commissioners required for a quorum) to a) support the Applicant's request for relief from the setback requirements for the roof equipment and b) oppose the Applicant's request to add a fourth unit to a three-unit apartment building in a RF-1 zone as described in the December 13, 2019 Referral Memorandum to ANC 6A. The addition of a fourth unit to this apartment building at 653 8th Street, N.E. (Square 913, Lot 175) would reduce the lot area per unit to far below the standards articulated by Title 11 of the DCMR. The Commission has heard from multiple neighbors who oppose the proposed relief and who expressed concern for the added density and the impact on the adjacent property where bedroom windows would be unduly impacted by the proposed additional unit.

The subject lot sits in a RF-1 zone. The total land area of the lot is 1140 sq. ft. The existing building currently has three (3) residential units with 380 sq. ft. of lot area per unit. The addition of a fourth unit would result in a twenty-five percent (25%) reduction of lot area per unit, down to 285 sq. ft. per unit. That is well below the standards as articulated in Subtitle U § 320.2 and E § 201.4. In determining whether to grant a special exception in this case the BZA must consider whether the relief sought meets the conditions and intent of those sections of the zoning code. The Board of Zoning Adjustment (BZA) may grant a special exception pursuant to Subtitle X § 901.2 where the special exception will (1) 'be in harmony with the general purpose and intent of the Zoning Regulations and Zoning Maps' and (2) 'meet such special conditions as may be specified in this title'.

The intent of the Zoning Regulations and the special conditions that must be met in this case are set forth in Subtitles E § 201.4: An apartment house in an RF-1, RF-2, or RF-3 zone, whether existing before May 12, 1958, or converted pursuant to the 1958 Regulations, or pursuant to Subtitle U §§ 301.2 or 320.2, may not be renovated or expanded so as to increase the number of

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<sup>1</sup> ANC 6A meetings are advertised electronically on the [anc6a-announce@yahoogroups.com](mailto:anc6a-announce@yahoogroups.com), [anc6a@yahoogroups.com](mailto:anc6a@yahoogroups.com), and [newhilleast@groups.io](mailto:newhilleast@groups.io), at [www.anc6a.org](http://www.anc6a.org), and through print advertisements in the Hill Rag.



## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



dwelling units unless there are nine hundred square feet (900 sq. ft.) of lot area for each dwelling unit, both existing and new. This application does not meet the condition that there be 900 sq. ft. of lot area per unit nor does it meet the intent of Subtitle § 201.4 which is to prohibit expansion of a multi-unit dwelling in an RF-1 zone which does not have 900 sq. ft. per unit. As correctly stated in the Referral Memorandum to ANC 6A and others, Subtitle U § 320.2 is a section of the zoning code that applies to this case.

A special exception is permitted by Subtitle U § 320.2(m): An apartment house in an RF-1, RF-2 or RF-3 zone, converted from a residential building prior to June 26, 2015, or converted pursuant to Subtitle A §§ 301.9, 301.10, or 301.11 shall be considered a conforming use and structure, but shall not be permitted to expand either structurally or through increasing the number of units, unless approved by the Board of Zoning Adjustment pursuant to Subtitle X, Chapter 9, and this section (emphasis added). The phrase ‘this section’ refers to Subtitle U § 320.2 in its entirety.

Thus, the increase in the number of units is prohibited since the application does not meet the requirements of U § 320.2(d): There shall be a minimum of nine hundred square feet (900 sq. ft.) of land area per dwelling unit; For the reasons stated above ANC 6A recommends denial of special exception for the application in BZA Case No. 20190.

Please be advised that Brad Greenfield, Nick Alberti and I are authorized to act on behalf of ANC 6A for the purposes of this case. I can be contacted at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com) and Mr. Greenfield can be contacted at [brad.greenfield@gmail.com](mailto:brad.greenfield@gmail.com).

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A





## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



March 3, 2020

Mr. Matthew Marcou  
Associate Director for Public Space Regulation  
District Department of Transportation  
55 M Street SE, Suite 400 Washington, DC 20003

Re: Public Space Application #343819 - 1518 North Carolina Ave NE

Dear Associate Director Marcou and Public Space Committee Members:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on February 13, 2020, our Commission voted 5-0-2 (with 5 Commissioners required for a quorum) to oppose a public space construction application #343819 from Octopus Properties, to install a driveway through public space at the rear of 1518 North Carolina Avenue NE. The applicant, Melissa Wilson of Octopus Properties, purchased a property without alley access and now wishes to create parking in the rear of the property, which backs up to public space on a very steep hill along the 1500 block of C Street NE. She proposes that a short driveway be constructed through a public green space to connect the alley to her rear yard. The site is very steep and could erode from being driven over, so she is proposing to use an engineered and pervious material to line the driveway.

The ANC appreciates the applicant's concern for the environmental impact but believes that it would set an unacceptable precedent if the applicant is allowed to compromise public use of the land to benefit an individual. Others in the same row of houses might request the same, which would further subtract from the public space. And, if permission is given for this encroachment, it will be more difficult to oppose similar requests – or other claims for individual use of public space – in future. Once the driveway is installed, it will be impracticable for the public to reclaim that right of way, should another public-serving use or need arise.

Thank you for giving consideration to our ANC's feedback on this public space issue. Should you wish to discuss this letter with the Commission, please feel free to reach out to me at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com).

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



March 3, 2020

Mr. Chris Rodriguez, Director  
District of Columbia Homeland Security and Emergency Management Agency (HSEMA)  
2720 Martin Luther King, Jr. Avenue SE  
Washington, DC 20032

Re: 2020 Capitol Hill Classic Races

Dear Director Rodriguez:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on February 13, 2020, our Commission voted 7-0-0 (with 5 Commissioners required for a quorum) to support the May 17, 2020 Capitol Hill Classic 10K and 3K races and Children's Fun Run.

ANC 6A supports this race because it is well-organized and supports the Capitol Hill Cluster School DC Public Schools that serve children from ANC 6A and other nearby communities. Each year, the race organizers work closely with MPD to devise safe bump-cross routes to be used during the race to allow vehicles to cross when runners are not approaching.

We thank you for giving great weight to the views of the Commission and we look forward to working with you to ensure safety during community events.

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## Commission Letters of February 13, 2020 Meetings



District of Columbia Government  
Advisory Neighborhood Commission 6A  
Box 75115  
Washington, DC 20013



March 3, 2020

Mr. Matthew Marcou  
Associate Director for Public Space Regulation  
District Department of Transportation  
55 M Street SE, Suite 400 Washington, DC 20003

Re: FRESHFARM's H Street Market on 13th Street NE between H St NE and Wylie Court NE

Dear Associate Director Marcou and Public Space Committee Members:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on February 13, 2020, our Commission voted 7-0-0 (with 5 Commissioners required for a quorum) to express our support for FRESHFARM's application for the renewal of its public space permit in order to stage the 2020 H Street Farmers Market on Saturdays on 13th St NE between H St NE and Wylie Court NE. The H Street Market operates on Saturdays from April through December from 9:00am – 12:30pm.

Please be advised that I am authorized on behalf of ANC6A for the purposes of this request and can be contacted at [AmberANC6A@gmail.com](mailto:AmberANC6A@gmail.com)

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## Officer Reports - Treasurer



### ANC 6A Treasurer's Report For Expenses incurred in February 2020\* *[published-revised 3/11/2020]*

Period Covered 2/1/2020 - 2/29/2020

#### Checking Account:

Opening Account Statement \$ 13,700.60

Total Opening Uncommitted Funds Available \$ 11,310.83

#### Credits

Transfer from Savings \$ 13,734.23

Total Credits \$ 13,734.23

#### Disbursements:

Irene Dwarakowski	Webmaster/Agenda Package	Chk#1918	\$ 465.89
Note Taking	Official Minutes Note-Taker	Chk#1919	\$ 200.00
DC Treasurer	(Minor Security Prepayment for 3/2020 Mtg)	Chk#1920	\$ 150.00
Brian Alcorn	(Repay for Bank of America Bank Fees For Wires)	Chk#1921	\$ 60.00
Megan Markey	(Replacement for checks #1867 and #1872 never cashed, closed acct)	Chk#1922	\$ 400.00
Fedex	(Replacement for check #1889 never cashed, closed acct)	Chk#1923	\$ 261.29
Fedex	(Replacement for check #1894 never cashed, closed acct)	Chk#1924	\$ 221.01
Fedex	(Replacement for check #1901 never cashed, closed acct)	Chk #1925	\$ 163.77
Fedex	Printing for Feb 2020 ANC Mtg	Chk #1926	\$ 320.65
Fedex	Printing for September 2019 ANC Mtg	Chk #1927	\$ 269.24
NCB Bank Fee		n/a	\$ 58.21
NCB Bank Fee		n/a	\$ 10.00
NCB Bank Fee		n/a	\$ 10.00

Total Disbursements \$ 2,590.06

Closing Funds Available/Uncommitted \$ 22,455.00

#### Savings Account:

Balance Forward \$ 13,834.23

Transfer to Checking 2/20/2020 \$ (13,734.23)

Ending Balance \$ 100.00

#### PETTY CASH SUMMARY

Balance Forwarded \$ 25.00

Total Funds Available \$ 25.00

Ending Balance \$ 25.00

Note: Totals are reflective of cumulative activity at both Bank of America and National Capital Bank (NCB).





## **Committee Reports**

### Community Outreach Committee (COC)



No report.



## Committee Reports

### Alcohol Beverage and Licensing (ABL)



#### Minutes

#### Alcoholic Beverage Licensing (ABL) Committee Advisory Neighborhood Commission (ANC) 6A

February 18, 2020

Pursuant to notice duly given, a meeting of the Alcohol Beverage Licensing Committee (“Committee”) of ANC6A was held commencing at 7:00 pm EST on February 18, 2020 at the Sherwood Recreation Center, 640 10th Street, NE Washington, DC 20002.

Committee Members Present: Nicholas Alberti (Co-Chair) and Mark Samburg (Co-Chair)

Committee Members Absent: Roger Caruth, Laura Gentile, Justin Rzepka, Ramin Taheri

Commissioners Present: None

Community Members Present: Erin Blumenthal, Jesse Blumenthal, Claude Labbe Jeffrey Zubricki

#### I. Call to Order

Mr. Alberti called the meeting to order at 7:10, and noted that a quorum was not present, so any recommendations to the ANC would be non-binding. Without objection, the agenda was re-ordered.

#### II. Community Comment

None

#### III. Old Business

None

#### IV. New Business

##### **Noise on the 1200 Block of H Street**

Residents from Linden Place NE expressed various concerns about late night noise from the north side of the 1200 block of H Street. Specifically, residents noted: noise from 1:30 to 2:30 am on weekends (as people are leaving bars), live drumming coming from an establishment with open windows, sometimes until 3:00 am, and noisy crowds gathering outside establishments.

Mr. Alberti and Mr. Samburg advised the residents to contact the Alcoholic Beverage Regulation Administration (ABRA) hotline at 202-329-6347 whenever violations occur. Mr. Alberti and Mr. Samburg also advised that they would attempt to determine which establishment had live drumming with open windows, and would contact that establishment to discuss reducing that noise.

Residents from Linden Place noted that the noise is often less when a Metropolitan Police Department (MPD) cruiser is parked on the north side of the 1200 block of H Street. Mr. Alberti noted that the ABL cannot affect MPD operations, but indicated that the ABL would let the ANC know that this helps reduce noise.

Mr. Alberti noted that settlement agreements within ANC 6A require establishments to post signs requesting that patrons not make excessive noise. Mr. Samburg noted that settlement agreements require establishments to take steps to clear loiterers in front of establishments. Mr. Samburg noted that a later agenda item was a request that the ANC send a letter reminding



## **Committee Reports**

### **Alcohol Beverage and Licensing (ABL)**



establishments of these obligations, and noted that this might also help address some of the concerns raised by the residents.

#### **Discussion of a potential letter to establishments**

Mr. Samburg noted that a resident of ANC 6A had contacted the ANC to request that the ANC send a letter to establishments requesting that they post signs asking patrons to avoid making excessive noise when leaving. Mr. Alberti noted that this is a requirement of ANC 6A settlement agreements. Mr. Samburg noted that such a letter might help with some of the concerns raised about the 1200 block of H Street, and committed to draft a letter for the ANC's consideration.

#### **Discussion of RedRocks event**

Mr. Samburg noted that the ANC had received a complaint about inappropriate conduct at an event at RedRocks. Mr. Alberti stated that he had learned from ABRA that ABRA will monitor the next event of this type, but that ABRA would not be taking any action regarding the prior event.

#### **Coralie Farlee**

Mr. Alberti noted the passing of Dr. Coralie Farlee, who chaired the ABL of ANC 6D for many years. Mr. Alberti noted her excellent service, her contributions to the development of the Wharf, and her commitment to both her ABL and her community.

#### **V. Adjourn**

The Committee adjourned at 8:00 pm.



## Committee Reports

### Alcohol Beverage and Licensing (ABL)



March xx, 2020

[Licensee, Establishment]  
[Street Address]  
Washington, DC [ZIP CODE]

Dear ABRA Licensee:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on February 13, 2020, our Commission voted x-x-x (with 5 Commissioners required for a quorum) to send a letter to establishments licensed to serve alcoholic beverages within ANC 6A.

The Alcoholic Beverage Licensing Committee for ANC 6A has recently received complaints that patrons have been congregating outside of these establishments and have been noisy and disruptive while doing so. As a result of these complaints, the Commission is writing to all establishments that are licensed to serve alcohol with ANC 6A to remind you that, per the terms of your settlement agreement with the ANC, you are required to:

- 1) maintain a notice in view of your door that asks your patrons not to litter, loiter, or make excessive noise in the neighborhood as they arrive or depart; and
- 2) make every effort to prohibit loitering in front of your establishment premises, including asking loiterers to move on.

The Commission is aware that most establishments within ANC 6A abide by these provisions of their settlement agreements, and we appreciate that commitment to serving as good community members and neighbors. Nevertheless, on behalf of ANC 6A, we wish to remind all establishments, especially those who do not comply with these provisions, that failure to do so is not only disrespectful to the residents of our ANC, but grounds for complaint to the ABC Board.

If you have any questions, please do not hesitate to contact either Mark Samburg at [msamburg@gmail.com](mailto:msamburg@gmail.com) or Nick Alberti at [alberti6a04@yahoo.com](mailto:alberti6a04@yahoo.com).

On behalf of the Commission,

[Mark Samburg or Nick Alberti]  
Co-Chair, ANC 6A ABL Committee

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<sup>1</sup> ANC 6A meetings are advertised electronically on the [anc6a-announce@yahoogroups.com](mailto:anc6a-announce@yahoogroups.com), [anc-6a@yahoogroups.com](mailto:anc-6a@yahoogroups.com), and [newhilleast@groups.io](mailto:newhilleast@groups.io), at [www.anc6a.org](http://www.anc6a.org), and through print advertisements in the Hill Rag.





## Committee Reports

### Transportation and Public Space (T&PS)



#### MINUTES

ANC 6A Transportation & Public Space Committee Meeting  
Capitol Hill Towers, 900 G Street NE  
Monday, February 24, 2020 at 7:00 pm

I. Meeting called to order at 7:05 pm.

II. Introductions:

Committee members in attendance: Chair Elizabeth Nelson, Marc Brumer, Maura Dundon, Jeff Fletcher, Caitlin Rogger

Commissioners in attendance: Brian Alcorn (6A08), Mike Soderman (6A03), Amber Gove (6A04)

III. Old Business

The Committee discussed traffic study information provided by the District Department of Transportation (DDOT) regarding the intersections at 13th and I Streets NE and 14<sup>th</sup> and A Streets NE.

Ms. Nelson reported that the ANC received notice from DDOT that an inspector would be sent to assess a hedge at the 14<sup>th</sup> and A Streets NE intersection, which is not in compliance with regulations\* and blocks pedestrian and vehicular sightlines.

\*<http://dcrules.elaws.us/dcmr/24-102>: 102.4 Hedges on parking shall not exceed three feet (3 ft.) in height, nor project more than six inches (6 in.) over the sidewalk. On corner properties, if hedges are placed at the back of the sidewalk, they must be planted not more than ten inches (10 in.) above the sidewalk grade.

IV. New Business

A. Public Space Application (Tracking # 346179 Review # 641311) for fence over 42 inches at 1387 North Carolina Ave NE. The current owner was present, along with a representative of the company that built the fence. The Committee discussed the matter, including that this is a retroactive permit for a fence built partially on public parking by the company without a permit prior to the current owner's purchase of the property. Other extensive, unpermitted work was done by the same contractor at this address (per Ms. Nadal of the Historic Preservation Office). The Committee noted that the permit does not correctly state the height of the fence (6 feet) and does not have the current owner's name. The fence is of a type (board on board) and height (> 42 inches) that would generally be considered inappropriate in public parking within the Capitol Hill Historic District. However, the fence that is the subject of the permit replaced an existing fence in roughly the same location. In further discussion, Committee members agreed that ANC6A should not go so far as to support the application, given that it would set a precedent for similarly inappropriate fences on public parking. Instead, given that the fence is toward the rear of the public parking area and replaces a similarly inappropriate fence, a letter stating "no substantial objections" so that the current owner is not further inconvenienced.

Ms. Gove made the motion: ***That the TPS Committee recommends that ANC 6A send a letter to DDOT stating that the ANC has no substantial objection to the public space permit application (Tracking # 346179 Review # 641311) for fence over 42 inches at 1387 North Carolina Ave NE, provided that the permit is corrected to list the current owner and state the correct height of the fence, and that ANC6A send a letter to the company that built the***



## Committee Reports

### Transportation and Public Space (T&PS)



*fence requesting that they do not perform unpermitted work in the future, and suggesting that it compensate the current owner for her time in obtaining the retroactive permit.* The motion was seconded by Mr. Brumer and passed 8-0, including the Commissioners present.

- B. Development of questions to be addressed to DDOT Director Marootian at March 12, 2020 ANC 6A meeting.

The Committee discussed possible questions for Mr. Marootian. These were entered into a spreadsheet for distribution to the Commissioners prior to the meeting. The DDOT Ward 6 Liaison, Andre DeFrank, took notes which he will provide to Mr. Marootian in advance of the meeting. A list of some general topics appears at the end of these minutes.

- C. Requests for Resident Only Parking (ROP). This item was not on the published agenda. Mr. Soderman raised the issue of making requests for ROP on 9th and 10th Street NE. Mr. Brumer also raised the need for Resident Only Parking on the 1200 Block of Linden Place NE. Per DDOT requirements, requests must be made in groups of five blocks, which do not need to be contiguous. The days of the week and hours of the ROP should conform to those for RPP at the same locations.

Mr. Soderman made the motion: *That the TPS Committee recommends that ANC6A submit a request for Resident Only Parking (ROP) for the unit block of 10th Street NE, the 100 block of 10th Street NE, the 1000 block of Massachusetts Avenue NE, the 100 Block of 9th Street NE, the unit block of 9th Street NE, and the 1200 block of Linden Place NE.* The motion was seconded by Mr. Brumer and passed 7-0, with one Committee member (Mr. Fletcher) abstaining.

- V. Meeting was adjourned at 8:45 pm.



## Committee Reports

### Transportation and Public Space (T&PS)



#### **General topics for discussion with Director Marootian:**

- Bring Open Streets (car-free) Sundays to H Street NE?
- Where are any additional Pick Up/Drop Off sites planned?
- Could there be a mid-block crossing on the long block between 13th and 14th and H St NE?
- Better signage for school zones in front of Eastern Senior High School and Eliot-Hine Middle School.
- How to address traffic diversion caused by traffic flow changes.
- How to address diverted rideshare traffic on smaller residential streets, including getting data from rideshare companies and the issue of Waze routing through the smaller streets
- Creating channels to report public space violations, such as 311 and 311.dc.gov
- A thank you to Urban Forestry



## Committee Reports

### Transportation and Public Space (T&PS)



March xx, 2020

Mr. Matthew Marcou  
Associate Director for Public Space Regulation  
District Department of Transportation  
55 M Street SE, Suite 400  
Washington, DC 20003

Re: Public Space Application # 346179 - 1387 NC Ave. NE, fence that exceeds 43” in public parking in Capitol Hill Historic District

Dear Associate Director Marcou and Public Space Committee Members:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted x-x-x (with 5 Commissioners required for a quorum) to raise no objections to a public space application #346179 for a fence that exceeds 43” in public parking in Capitol Hill Historic District – provided that corrections are made to the existing application which does not correctly list the height of the fence and does not state the name of the current owner (Adrienne Melanson).

The fence is of a type (board on board) and height (> 42 inches) that would generally be considered inappropriate in public parking within the Capitol Hill Historic District. However, the fence that is the subject of the permit replaced an existing fence in roughly the same location. The permit is “retroactive” because the previous owner did a great deal of unpermitted work, fence included. The ANC cannot fully support such a fence, not wanting to set a precedent. But will not raise objections, so that the current owner is not further inconvenienced – provided that the permit application is corrected.

Thank you for giving consideration to our ANC’s feedback on this public space issue. Should you wish to discuss this letter with the Commission, please feel free to reach out to me at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com).

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## Committee Reports

### Transportation and Public Space (T&PS)



March xx, 2020

Ross W. Koenig  
Stanton Park Development  
631 Constitution Ave NE  
Washington, DC 20002

Re: Unpermitted construction work at 1387 North Carolina Avenue NE

Dear Mr. Koenig:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted x-x-x (with 5 Commissioners required for a quorum) to express to you our objections to the unpermitted work on 1387 North Carolina Avenue NE and our desire that you provide compensation to the current owner of the property (Adrienne Melanson).

The issue first came to our attention when reviewing a permit application for a fence at that address. It became apparent that the name on the permit was of a former owner, Ross Koenig. Further research with the Historic Preservation Office revealed that much of the redevelopment work on this property had been done without permits. Per HPO: “The developer got a permit for interior only work and then proceeded to replace the roof, front door, and rear fence.” Permits were sought, retroactively, subsequent to stop work orders.

As a consequence, Ms. Melanson has had to invest considerable time in dealing with the situation and is deserving of compensation. Furthermore, we advise you that it is an unacceptable practice to perform construction work without proper permits and that we will pay particular attention to your projects in future.

Should you wish to discuss this letter with the Commission, please feel free to reach out to me at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com).

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## Committee Reports Transportation and Public Space (T&PS)



2/12/2020

Inspector Review



[Home](#) [Notice of Violation](#) [Stop Work Order](#) [Reviewer](#) [Report](#) [Others](#) [Recent Places](#) [Sign-out](#)

Welcome ANC 6A  
You are logged in as Agency Reviewer, ANC

[Previous Page](#)

## View Construction Permit Application Detail



*permit*

*This is not a*

Tracking #: <b>346179</b>	Reviewer: <b>ANC 6A</b>	Review Due Date: <b>03/04/2020</b>										
Permit #:		Application Creation Date: <b>01/27/2020</b>										
EWR #:	Assigned Tech: <b>Catrina Felder</b>	Assigned Date: <b>01/28/2020</b>										
Permit Type:	Issue Date:	Expiration Date: <b>01/28/2020</b>										
Source Permit:	Effective Date: <b>01/28/2020</b>	Inspection Status:  Not Inspected										
Permit Status:  Assigned	Review Status:  Pending	Renewal:										
Archived:	Locked:	Legacy:  This location has <b>1</b> Issued Stop Work Order(s).										
SWO For Permit:		SWO For Locations: <b>1 Issued</b>										
Project Name:												
Notices of Violation (NOV): <b>1</b>												
Work Location:												
	<table><thead><tr><th></th><th>Location</th><th>Type</th><th>Locked?</th><th></th></tr></thead><tbody><tr><td>1</td><td>1387 NORTH CAROLINA AVENUE NE</td><td>Address</td><td>No</td><td> </td></tr></tbody></table>		Location	Type	Locked?		1	1387 NORTH CAROLINA AVENUE NE	Address	No		
	Location	Type	Locked?									
1	1387 NORTH CAROLINA AVENUE NE	Address	No									
Type Description:	<b>Fixture: Fence (Exception over 42")</b>											
Work Detail:	<b>Replacement of existing fence with a similar fence of same height and location.</b>											
Condition:												
Applicant:	<b>Ross Koenig</b> <b>1</b> other recent applications by this applicant											

<https://tops.ddot.dc.gov/DDOTPermitSystem/DDOTPermitReview/CPR/InspectorReview.aspx?action=view&tNo=346179&reviewID=641305&LI=no>

1/3



## Committee Reports

### Transportation and Public Space (T&PS)



2/12/2020

Inspector Review

**Permit Fee:** \$148.50  
**technology fee included**

**Permit Fee Payment**  
**Date:** 02/11/2020

**Last Updated By:** Catrina Felder  
**Date:**

**Owner:** Ross Koenig  
**Address:** 206 6th Street NE, Washington, DC 20002  
**Owner Email:** rosskoenig@gmail.com

**Owner #:** 2406068776

**Permittee:** Ross Koenig  
**Address:** 206 6th Street NE, Washington, DC 20002  
**Permittee Email:** rosskoenig@gmail.com

**Permittee #:** 2406068776

**Agent:** DEEGAN BEAUCHEMIN  
**Address:** 631 CONSTITUTION AVE NE, WASHINGTON, DC 20002  
**Agent Email:** deegan@stantonparkdev.com

**Agent #:** 2033004530

**Contractor:** N/A  
**Address:**  
**Contractor #:** N/A  
**Email:**

#### Inspection Information

#### Work Zone Deposit Information

▼ Show

#### Street Light Deposit Information

#### Wet Utility Information

▼ Show

#### Selected Type Descriptives

#### Permit Office Notes

Notes	Date	Notes By
No Permit Office notes found.		

▼ Show

#### Reviewing Agencies and Review Notes

[View Reviewing Agencies Notes](#) [Reviews Activity Log](#)

#### Documents Uploaded

[Download All Files as Zip](#)

<input type="checkbox"/>	Document Name	Status	Size(kb)	Agency	Uploaded By	Date Uploaded	View	For PSC?	Public Access?
Document Group: Photos									
<input type="checkbox"/>	<a href="#">IMG_3598.png</a>	Submitted Online	4574		Ross Koenig	1/27/2020	No Markups	Y	N
<input type="checkbox"/>	<a href="#">NCaveFence.jpeg</a>	Submitted Online	3774		Ross Koenig	1/27/2020	No Markups	Y	N
<input type="checkbox"/>	<a href="#">NCAVEFENCE.JPG</a>	Submitted Online	4496		Ross Koenig	1/27/2020	No Markups	Y	N
Document Group: Site Plan / Civil Drawings									
<input type="checkbox"/>	<a href="#">NorthCarolinaPlatSurvey.pdf</a>	Submitted Online	781		Ross Koenig	1/27/2020	No Markups	Y	N

[Mark Selected Documents 'For PSC'](#) [Remove Selected Documents 'For PSC'](#)

#### Selected Type Descriptives

Location	Dimension Details	Tree Listing
Type Descriptive Group: Fixture		
Type Descriptive: Fence (Exception over 42"); Total Dimension: 60 FT		
1387 NORTH CAROLINA AVENUE NE	60 (length)	

<https://tops.ddot.dc.gov/DDOTPermitSystem/DDOTPermitReview/CPR/InspectorReview.aspx?action=view&tNo=346179&reviewID=641305&LI=no>

2/3



## Committee Reports Transportation and Public Space (T&PS)



### SNIDER & ASSOCIATES

**SNIDER & ASSOCIATES**  
**LAND SURVEYORS**  
19544 Amaranth Drive  
Germantown, MD 20874

Phone: 301-948-5100  
Fax: 301-948-1286

### Invoice

DATE	INVOICE #
2/4/2019	19-322

BILL TO:
KVS TITLE, LLC 7550 WISCONSIN AVENUE, STE 500 BETHESDA, MD 20814

PROPERTY ADDRESS:	SNIDER JOB #
1387 NORTH CAROLINA AVENUE NE WASHINGTON, DC DISTRICT	19-322

CLIENT CASE #	SUBDIVISION/SECTION	LOT/PARCEL	BLOCK/SQ
19-28799	OLD CITY I	15	1035-N

FOR PROFESSIONAL SERVICES RENDERED	
Description of Services Provided	Amount
RUSH HOUSE LOCATION	255.00
<b>Total Amount Due:</b>	<b>\$255.00</b>

This invoice is due and payable upon receipt. Your prompt payment will be appreciated. Thank you. We need our job number to insure proper credit. Please return one copy of the bill with your remittance. FOR YOUR CONVENIENCE WE ACCEPT MOST MAJOR CREDIT CARDS WITH AN ADDITIONAL FEE OF 3.5% OF THE BALANCE DUE.





## Committee Reports

### Transportation and Public Space (T&PS)

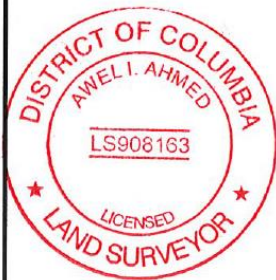
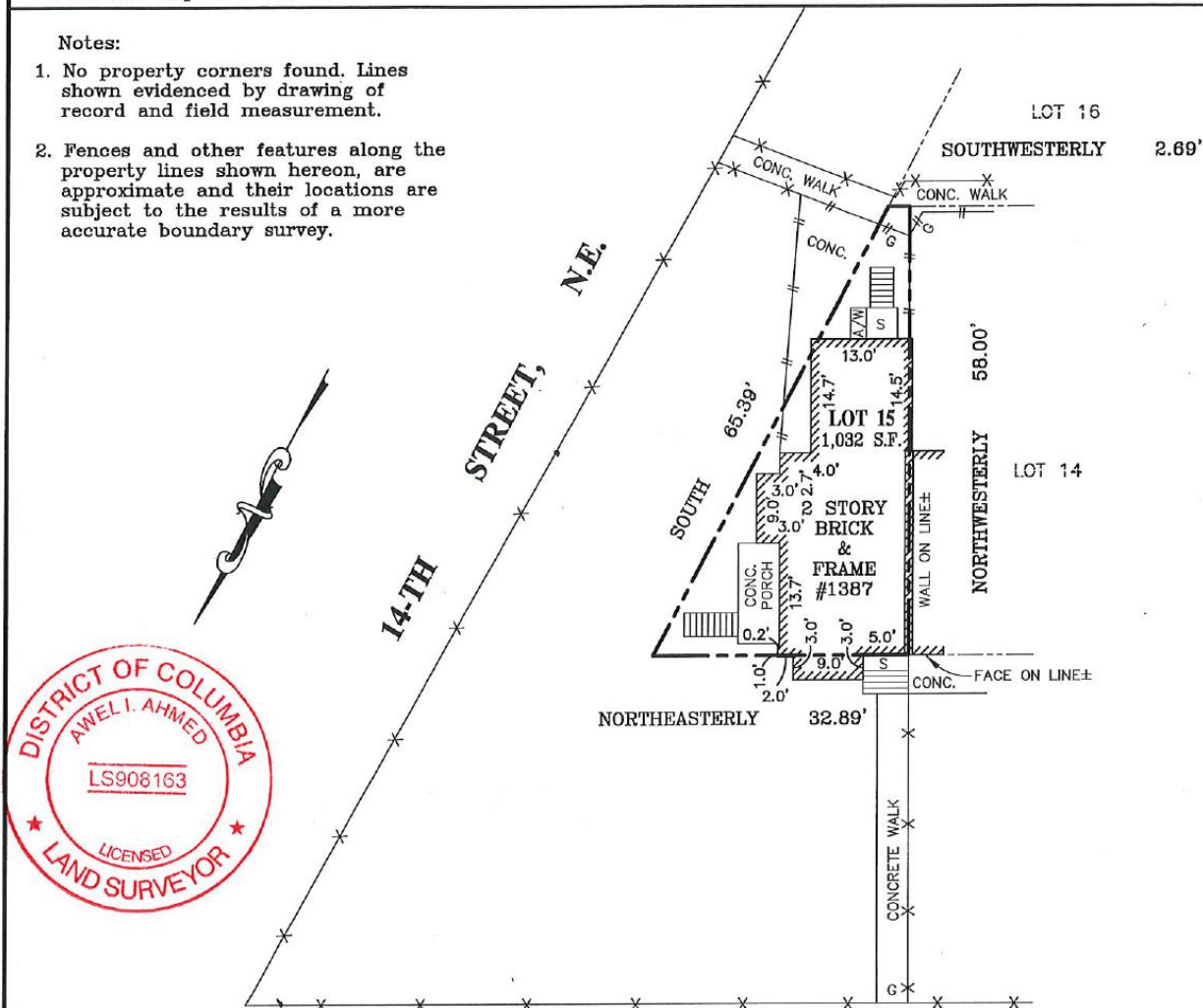


#### CONSUMER INFORMATION NOTES:

1. This plan is a benefit to a consumer insofar as it is required by a lender or a title insurance company or its agent in connection with contemplated transfer, financing or re-financing.
2. This plan is not to be relied upon for the establishment or location of fences, garages, buildings, or other existing or future improvements.
3. This plan does not provide for the accurate identification of property boundary lines, but such identification may not be required for the transfer of title or securing financing or re-financing.
4. Building line and/or Flood Zone information is taken from available sources and is subject to interpretation of originator.
5. No Title Report furnished.

#### Notes:

1. No property corners found. Lines shown evidenced by drawing of record and field measurement.
2. Fences and other features along the property lines shown hereon, are approximate and their locations are subject to the results of a more accurate boundary survey.



LOCATION DRAWING

LOT 15, SQUARE 1035-N

NORTH CAROLINA AVENUE, N.E.

WASHINGTON

DISTRICT OF COLUMBIA

#### SURVEYOR'S CERTIFICATE

"THE INFORMATION SHOWN HEREBON IS BASED UPON THE RESULTS OF A CURRENT FIELD INSPECTION, AND PURSUANT TO DOCUMENTS OF RECORD AT THE OFFICE OF THE SURVEYOR FOR THE DISTRICT OF COLUMBIA. LOCATION OF IMPROVEMENTS SHOWN IS BASED UPON FIELD MEASUREMENTS FROM EXISTING LINES OF APPARENT OCCUPATION. WHENEVER POSSIBLE, PRIOR SURVEYS OF PUBLIC RECORD HAVE BEEN USED TO CONFIRM INFORMATION SHOWN."

*Awel I. Ahmed* 2-7-2019  
DISTRICT OF COLUMBIA LICENSED SURVEYOR LS 908163

#### REFERENCES

D.C. SURVEYOR RECORDS  
BOOK 30  
PAGE 123

D.C. RECORDED OF DEEDS  
LIBER  
FOLIO



#### SNIDER & ASSOCIATES

LAND SURVEYORS

19544 Amaranth Drive  
Germantown, Maryland 20874  
301/948-6100 Fax 301/948-1286  
www.snidersurveys.com

DATE OF LOCATIONS

SCALE: 1" = 20'

WALL CHECK:

DRAWN BY: E.H.

HSE. LOC.: 02-05-2019

JOB NO.: 19-00322



## Committee Reports

### Transportation and Public Space (T&PS)





## Committee Reports

### Transportation and Public Space (T&PS)



March XX, 2020

Mr. Jeff Marootian  
Director  
District Department of Transportation  
55 M Street SE, Suite 400  
Washington, DC 20003

Re: ANC6A requests residential parking only signage on the unit block of 10th Street NE, the 100 block of 10th Street. NE, the 900 & 1000 blocks of Massachusetts Avenue NE, the 100 block of 11<sup>th</sup> Street NE, the 100 Block of 9th Street NE, the unit block of 9th Street NE, and the 1200 block of Linden Place NE

Dear Director Marootian:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted x-x-x (with 5 Commissioners required for a quorum) to support a residential petition for Residential Parking Permit designation for the unit block of 10th Street NE, the 100 block of 10th Street. NE, the 900 and 1000 blocks of Massachusetts Avenue NE, the 100 Block of 9th and 11<sup>th</sup> Street NE, the unit block of 9th Street NE, and the 1200 block of Linden Place NE.

Thank you for giving great weight to the recommendation of ANC 6A. Should you wish to discuss this letter with the Commission, please feel free to reach out to me at PhilANC6A@gmail.com or ANC6A Chair Amber Gove at AmberANC6A@gmail.com or to Mike Soderman at mikeanc6a03@gmail.com.

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

Attachments: Petitions for Residential Permit Parking

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<sup>1</sup> ANC 6A meetings are advertised electronically on the anc6a-announce@yahoogroups.com, anc- 6a@yahoogroups.com, and newhilleast@groups.io, at www.anc6a.org, and through print advertisements in the Hill Rag.





## Committee Reports Economic Development and Zoning Committee



### MINUTES

ANC 6A Economic Development & Zoning Committee (EDZ) Meeting  
Capitol Hill Towers, 900 G Street NE  
Monday, February 19, 2020 at 7:00 pm

Present:

Members: Brad Greenfield (Chair), Jake Joyce, Nick Alberti, Michael Cushman, Tim Drake

Brad Greenfield chaired the meeting.

### Community Comment

None.

### Previously Heard Cases

Brad Greenfield reviewed the status of previous heard cases.

### Old Business

None.

### New Business

1. **216 9th Street, NE (BZA #20250):** Application pursuant to 11 DCMR Subtitle X, Chapter 9, for special exceptions under Subtitle E § 5201, from the rear addition requirements of Subtitle E § 205.4, from the lot occupancy requirements of Subtitle E § 304.1, and from the nonconforming structure requirements of Subtitle C § 202.2, to construct a two-story rear addition to an existing attached flat in the RF-1 Zone.

Jennifer Fowler presented for the applicant. The existing rear deck would be torn down and a 2 story addition will replace it. Lot coverage will only increase slightly from the existing (and non-compliant) 68% to 69.5%. The planned addition would extend 10 feet 3 inches beyond the neighbor to the north rear wall which is 3 inches beyond the allowable 10 feet. However the southern neighbor will have the wall extended from approximately 24 feet beyond their rear wall to the end of the shared property line (33 feet, 11 inches).

There was some discussion of the minimal additional lot coverage, and some concern about the extension of the structure to the end of the shared property line to the south. The closing of the lot line was of concern and led to the request for best efforts to get letters of support from 212, 214 and 218 Ninth Street NE and 822 and 824 Constitution Avenue NE.

Additionally, a shadow study was requested to identify the effects on light on neighbor properties. Mr. Greenfield moved that the ANC support the request for relief, on condition that the applicant make best efforts to get letters of support from 212, 214, and 218 9<sup>th</sup> Street NE and 822 and 824 Constitution Avenue NE. The motion was seconded by Jake Joyce and approved on a vote of 3-1, with one member abstaining.

2. **1006 10th Street, NE (BZA #20248):** Application pursuant to 11 DCMR Subtitle X, Chapter 9, for special exceptions under Subtitle E § 5201 from the lot occupancy requirements of Subtitle E § 304.1, the rear yard requirements of Subtitle E § 306.1, and from the nonconforming structure requirements





## Committee Reports

### Economic Development and Zoning Committee



of Subtitle C § 202.2, to construct a two-story rear addition to an existing semi-detached principal dwelling unit in the RF-1 Zone.

Jennifer Fowler presented for the applicant. This is a small lot with an existing cinderblock garage. The garage is to be razed and replaced with pad parking. A two story addition to be added. The addition will extend beyond neighbors to the north.

Concerns were raised over light and air. It was noted that the rear yard setback would be resolved if the addition was scaled back by less than 3 feet. Committee asked for a shadow study and letters of support from 1008 and 1010 10<sup>th</sup> Street NE and 918, 920 and 922 K Street NE.

Mr. Greenfield moved that the ANC support the request for relief, on condition that the applicant conduct a shadow study to ensure that the project does not impact the light and air of neighbors, and make best efforts to get letters of support from 1008 and 1010 10<sup>th</sup> Street NE and 918, 920 and 922 K Street NE. The Motion was seconded by Tim Drake and passed on a vote of 3 - 1, with one member abstaining.

3. **216 14<sup>th</sup> Place, NE (BZA #20245):** Application pursuant to 11 DCMR Subtitle X, Chapter 9, for a special exception under Subtitle E § 5201, from the lot occupancy requirements of Subtitle E § 304.1 and from the rear addition requirements of Subtitle E § 205.4, to construct a two story rear addition to an existing attached principal dwelling unit in the RF-1 Zone.

Lacy Brittingham presented for the applicant. The neighbor to the south has applied for a building permit to extend his rear wall which would make the applicants' addition a matter of right for rear addition requirements.

Mr. Greenfield moved that the ANC support the applicant's request for relief, conditional on the applicant making best efforts to get letters of support from the neighbors at 220 and 212 14<sup>th</sup> Place, NE, and 223 11<sup>th</sup> Street NE. It was seconded by Mr. Cushman. The Committee approved the motion with a 5 - 0 vote.

4. **326 11<sup>th</sup> Street, NE (HPA 20-170):** Application for HPRB approval to build a rear addition onto an existing structure in the Capitol Hill Historic District.

The addition will not be visible from the street. Additionally, because of the depth of the lots, existing fencing and buildings, and the layout of the alley, it also is not easily visible by neighbors. Committee member Nick Alberti expressed concerns about the plan to close the dogleg replacing it with an open court with a screened porch running the width of the property.

Mr. Greenfield moved that the ANC support the request. The motion was seconded by Mr. Joyce and passed on a vote of 3 - 1, with 1 abstention.

5. **18<sup>th</sup> Place and D Street, NE:** Presentation and discussion of plans for development of an apartment complex with retail space.  
Actual property address may be 909 and 911 I Street NE. Owners attended to gain insight into the process of EDZ and ANC for a raze and rebuild project. No construction plans are currently developed for presentation to the ANC but owners believe plans will require special exceptions. The owners wished to see the different steps of the process. Intent is to build beyond the 10 feet allowed as matter of right on two connected properties and to add a third story and rooftop deck and solar.

**No action required.**



## **Committee Reports**

### **Economic Development and Zoning Committee**



**Next Scheduled ED&Z Committee Meeting:**  
**Wednesday, March 18, 2020**  
**7:00-9:00 pm**  
**640 10th St NE**  
**Sherwood Recreation Center, 2<sup>nd</sup> Floor**



## Committee Reports Economic Development and Zoning Committee



March XX, 2020

Mr. Clifford Moy  
Secretary of the Board of Zoning Adjustment  
Board of Zoning Adjustment  
441 4<sup>th</sup> St. NW, Suite 210  
Washington, DC 20001

Re: BZA Case No. 20245 (216 14th Place, NE)

Dear Mr. Moy,

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted X-X-X (with 5 Commissioners required for a quorum) to support the Applicant's request pursuant to 11 DCMR Subtitle X, Chapter 9, for a special exception under Subtitle E § 5201, from the lot occupancy requirements of Subtitle E § 304.1 and from the rear addition requirements of Subtitle E § 205.4, to construct a two story rear addition to an existing attached principal dwelling unit in the RF-1 Zone.

The design has taken measures to ensure that the addition is in the character of the neighborhood and it will not disrupt the privacy, air and light of neighbors. The owner has proven that the special exception criteria have been met through submission of architectural elevations and letters of support from neighbors. The ANC believes that this development will not substantially visually intrude upon the character, scale, and pattern of houses in the neighborhood.

Please be advised that Brad Greenfield and I are authorized to act on behalf of ANC 6A for the purposes of this case. I can be contacted at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com) and Mr. Greenfield can be contacted at [brad.greenfield@gmail.com](mailto:brad.greenfield@gmail.com).

On Behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## Committee Reports Economic Development and Zoning Committee



March XX, 2020

Ms. Marnique Heath, AIA Chair  
Historic Preservation Review Board  
Office of Planning  
1100 Fourth Street, SW, Suite E650  
Washington, DC 20024

Re: HPA 20-170 (326 11th Street, NE)

Dear Ms. Heath,

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted X-X-X (with 5 Commissioners required for a quorum) to support the design of the proposed a rear addition onto an existing structure in the Capitol Hill Historic District at 326 11<sup>th</sup> Street, NE. The design has taken measures to ensure that the addition is not visible from the street, and it will not disrupt the historic character of the neighborhood.

Please be advised that Brad Greenfield and I are authorized to act on behalf of ANC 6A for the purposes of this case. I can be contacted at [philanc6a@gmail.com](mailto:philanc6a@gmail.com) and Mr. Greenfield can be contacted at [brad.greenfield@gmail.com](mailto:brad.greenfield@gmail.com).

On Behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## Committee Reports Economic Development and Zoning Committee



March XX, 2020

Mr. Clifford Moy  
Secretary of the Board of Zoning Adjustment  
Board of Zoning Adjustment  
441 4<sup>th</sup> St. NW, Suite 210  
Washington, DC 20001

Re: BZA Case No. 20250 (216 9<sup>th</sup> Street NE)

Dear Mr. Moy:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted X-X-X (with 5 Commissioners required for a quorum) to support the Applicant's request pursuant to 11 DCMR Subtitle X, Chapter 9, for special exceptions under Subtitle E § 5201, from the rear addition requirements of Subtitle E § 205.4, from the lot occupancy requirements of Subtitle E § 304.1, and from the nonconforming structure requirements of Subtitle C § 202.2, to construct a two-story rear addition to an existing attached flat in the RF-1 Zone.

The design has taken measures to ensure that the addition is in the character of the neighborhood and it will not disrupt the privacy, air and light of neighbors. The owner has proven that the special exception criteria have been met through submission of architectural elevations and letters of support from neighbors. The ANC believes that this development will not substantially visually intrude upon the character, scale, and pattern of houses in the neighborhood.

Please be advised that Brad Greenfield and I are authorized to act on behalf of ANC 6A for the purposes of this case. I can be contacted at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com) and Mr. Greenfield can be contacted at [brad.greenfield@gmail.com](mailto:brad.greenfield@gmail.com).

On Behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## Committee Reports Economic Development and Zoning Committee



March XX, 2020

Mr. Clifford Moy  
Secretary of the Board of Zoning Adjustment  
Board of Zoning Adjustment  
441 4<sup>th</sup> St. NW, Suite 210  
Washington, DC 20001

Re: BZA Case No. 20248 (1006 10th Street, NE)

Dear Mr. Moy:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted X-X-X (with 5 Commissioners required for a quorum) to support the Applicant's request pursuant to 11 DCMR Subtitle X, Chapter 9, for special exceptions under Subtitle E § 5201 from the lot occupancy requirements of Subtitle E § 304.1, the rear yard requirements of Subtitle E § 306.1, and from the nonconforming structure requirements of Subtitle C § 202.2, to construct a two-story rear addition to an existing semi-detached principal dwelling unit in the RF-1 Zone.

The design has taken measures to ensure that the addition is in the character of the neighborhood and it will not disrupt the privacy, air and light of neighbors. The owner has proven that the special exception criteria have been met through submission of architectural elevations and letters of support from neighbors. The ANC believes that this development will not substantially visually intrude upon the character, scale, and pattern of houses in the neighborhood.

Please be advised that Brad Greenfield and I are authorized to act on behalf of ANC 6A for the purposes of this case. I can be contacted at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com) and Mr. Greenfield can be contacted at [brad.greenfield@gmail.com](mailto:brad.greenfield@gmail.com).

On Behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## New Business



March X, 2020

Mr. Jeffrey Marootian, Director  
District Department of Transportation  
55 M Street, SE, Suite 400  
Washington, DC 20003

Re: Speed humps on 16th Street NE between F and Kramer Streets

Dear Director Marootian:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted X-X-X (with 5 Commissioners required for a quorum) to request that DDOT install multiple speed humps on 16th St NE between F and Kramer Streets NE.

In January 2017 the Commission, in collaboration with residents, submitted requests for Safe Routes to School interventions to increase safety for students and the community in this area and DDOT is now requesting this additional letter of support for the installation of speed humps.

Thank you for giving great weight to the recommendation of ANC 6A. Should you wish to discuss this letter with the Commission, please feel free to reach out to me at [AmberANC6A@gmail.com](mailto:AmberANC6A@gmail.com).

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## New Business



March XX, 2020

Mr. Clifford Moy  
Secretary of the Board of Zoning Adjustment  
Board of Zoning Adjustment  
441 4<sup>th</sup> St. NW, Suite 210  
Washington, DC 20001

Re: BZA Case No. 20229 (906 11<sup>th</sup> Street, NE)

Dear Mr. Moy:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted X-X-X (with 5 Commissioners required for a quorum) to support the request for a special exception to permit a penthouse with walls of differing height that is non-compliant with C-1500.9 at 906 11th Street, N.E.. We have previously voiced our support for special exception relief for this project (under the case number BZATmp940), and we understand that this relief is in addition to that request. Our previously expressed support for this project still stands.

The design has taken measures to ensure that the addition is in the character of the neighborhood and it will not disrupt the privacy, air and light of neighbors. The owner has proven that the special exception criteria have been met through submission of architectural elevations and letters of support from neighbors. The ANC believes that this development will not substantially visually intrude upon the character, scale, and pattern of houses in the neighborhood.

Please be advised that Brad Greenfield and I are authorized to act on behalf of ANC 6A for the purposes of this case. I can be contacted at [amberanc6a@gmail.com](mailto:amberanc6a@gmail.com) and Mr. Greenfield can be contacted at [brad.greenfield@gmail.com](mailto:brad.greenfield@gmail.com).

On Behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## New Business



Jennifer Verbeke, AIA  
Principal, MCDStudio  
4948 St. Elmo Ave Suite 304  
Bethesda, MD 20814  
p) 301-215-7277

March 10<sup>th</sup>, 2020

Board of Zoning Adjustment  
Washington, DC Office of Zoning  
441 4<sup>th</sup> Street, NW  
Suite 200-S  
Washington, DC 20001

Re: Special Exception for 906 11<sup>th</sup> Street, NE, BZA #20229

To Whom It May Concern:

We would like to motion a request to waive the 21-day filing time related to the above-mentioned case number.

As part of the review and comments made by the Office of Planning, some changes were made to reduce the size of the proposed penthouse enclosure. To reduce the footprint, we have removed the mechanical and ancillary storage areas so that the penthouse will only house the stairway to the roof deck. In doing so, it was possible to substantially lower the height of the proposed penthouse at the front of the house, greatly minimizing its appearance. In lowering the height of the front wall, we would not be in compliance with Section C1500.9, which requires enclosing walls of the penthouse to be of equal, uniform height as measured from the roof level. In an effort to make the penthouse as minimal as possible, we respectfully request to add a request for a special exception to permit a penthouse with walls of differing height that is non-compliant with C-1500.9. Relief to this request would mean that a portion of the proposed penthouse would be in compliance with the setback requirements, though relief is still required at the top of the stairs.

I will be meeting with the ANC6A on Thursday, March 12<sup>th</sup>, 2020 to present the modifications made to the penthouse from our previously presented penthouse design for their consideration. The ANC6A had previously supported the larger penthouse and the three original points on the referral memorandum from the zoning administrator on the letter dated September 9<sup>th</sup> at their December 18<sup>th</sup>, 2019 EDZ6a Committee meeting and the subsequent ANC6a meeting on January 9<sup>th</sup>, 2020. A self-certification form, as well as an updated burden of proof and updated proposed drawings have been attached with this motion to include the additional relief requested as part of comment response from the Office of Planning.

If you require anything else, please let me know.

Sincerely,

Jennifer Verbeke, AIA



## New Business



*** BEFORE THE ZONING COMMISSION OR BOARD OF ZONING ADJUSTMENT FOR THE DISTRICT OF COLUMBIA ***	
<b>FORM 150 – MOTION FORM</b>	
THIS FORM IS FOR PARTIES ONLY. IF YOU ARE <u>NOT</u> A PARTY PLEASE FILE A FORM 153 – REQUEST TO ACCEPT AN UNTIMELY FILING OR TO REOPEN THE RECORD.	
Before completing this form, please review the instructions on the reverse side. Print or type all information unless otherwise indicated. All information must be completely filled out.	
<b>CASE NO.:</b>	20229
<b>Motion of:</b>	<input checked="" type="checkbox"/> Applicant <input type="checkbox"/> Petitioner <input type="checkbox"/> Appellant <input type="checkbox"/> Party <input type="checkbox"/> Intervenor <input type="checkbox"/> Other _____
PLEASE TAKE NOTICE, that the undersigned will bring a motion to:	
Request to waive the 21 day filing time. Changes were requested by the Office of Planning during their review to minimize the size and height of the penthouse. This included adding relief to a Section C1500.9 which was previously not required based on the original, larger and taller penthouse design.	
<b>Points and Authorities:</b>	
On a separate sheet of 8 1/2" x 11" paper, state each and every reason why the Zoning Commission (ZC) or Board of Zoning Adjustment (BZA) should grant your motion, including relevant references to the Zoning Regulations or Map and where appropriate a concise statement of material facts. If you are requesting the record be reopened, the document(s) that you are requesting the record to be reopened for must be submitted separately from this form. No substantive information should be included on this form (see instructions).	
<b>Consent:</b>	
Did movant obtain consent for the motion from all affected parties?	
<input type="checkbox"/> Yes, consent was obtained by all parties <input type="checkbox"/> Consent was obtained by some, but not all parties <input type="checkbox"/> No attempt was made <input type="checkbox"/> Despite diligent efforts consent could not be obtained	
Further Explanation: The ANC6A has been notified and the applicant will be presenting to the ANC on Thursday, March 12th in the evening to present the additional special exception relief requested regarding Section C1500.9.	
<b>CERTIFICATE OF SERVICE</b>	
I hereby certify that on this 1 0 day of March , 2 0 2 0	
I served a copy of the foregoing Motion to each Applicant, Petitioner, Appellant, Party, and/or Intervenor, and the Office of Planning	
in the above-referenced ZC or BZA case via: <input type="checkbox"/> Mailed letter <input type="checkbox"/> Hand delivery <input checked="" type="checkbox"/> E-Mail <input type="checkbox"/> Other _____	
Signature:	
Print Name:	Jennifer Verbeke, AIA
Address:	Re: 906 11th Street NE
Phone No.:	301-215-7277 x2
E-Mail:	jennifer@mcdstudio.com



## New Business



March XX, 2020

DCRA

RE: Request to resolve zoning issues with construction at 1410 C Street NE

Dear XX:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on March 12, 2020, our Commission voted X-X (with 5 Commissioners required for a quorum) to request that DCRA investigate zoning issues with existing construction at 1410 C Street NE.

The Commission is requesting that DCRA require an update of the drawings to reflect the as-built conditions on the property. Once these are provided, DCRA should refer this project to the Board of Zoning Adjustment for special exception, or require that the structure be rebuilt with engineered drawings, meeting the zoning code (and building code).

This property at 1410 C Street NE has had many issues related to construction since it was purchased in 2018. DCRA issued a stop work order in February 2019 after an addition was constructed on the rear of the property without proper permits. Please find attached documentation outlining the challenges the immediate neighbors have encountered as a result of this illegal construction, as well as the pictures and documentation evidencing both the building and zoning violations.

The Commission appreciates that DRCA is willing to consider our request and urges you to respond to this request in a timely manner.

Thank you for giving great weight to the recommendation of ANC 6A.

Should you wish to discuss this letter with the Commission, please feel free to reach out to me at [AmberANC6A@gmail.com](mailto:AmberANC6A@gmail.com), to Vice Chair Phil Toomajjan at [PhilANC6A@gmail.com](mailto:PhilANC6A@gmail.com), or to Commissioner Ruth Ann Hudson at [RuthAnnANC6A05@gmail.com](mailto:RuthAnnANC6A05@gmail.com).

On behalf of the Commission,

Amber Gove  
Chair, Advisory Neighborhood Commission 6A

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## New Business



March 11, 2020

Re: 1410 C Street, NE

Dear ANC 6A Commissioners:

In late 2018, the house directly adjacent to our home was sold. Initial conversations with the new owner indicated a quick interior renovation and resale. While we received no official notice of their plans at the time, it quickly became apparent that the owner did not have the proper permitting.

Early in 2019, the construction of an addition to the existing structure began without permits, prompting DCRA to post a stop worker order on the home. After the notice, neighbors witnessed work continuing at the property, including new windows and gutters. While the new owner finally sent a notice of construction in May of 2019, digital plans were not received until December 7, 2019.

We as neighbors adjacent to the house being renovated have been worried about the impact of any inappropriate building as a result of not having proper permits. We don't know if safety procedures were followed for removal of old building materials such as lead paint or asbestos. Additionally, in July of 2019, DCRA determined the property to be vacant and the owner was sited for excessive trash and vegetative growth, while leaving the property unsecured.

As a direct result of the property at 1410 being vacant and not properly secured, the infestation of rodents is obvious and has impacted us directly. Moreover, living near an active construction site has limited our ability to enjoy our own property. Since the owner of 1410 did not care to take careful consideration of permitting or zoning laws, the project has a direct impact on our own future renovations.

Finally, in January 2020, we hired an architect, and through the course of his initial survey, he discovered several zoning violations that he brought to the attention of the Zoning Administrator at DCRA by email on March 11, 2020.

With respect to 1410 C Street, NE, we ask ANC 6A to intervene on our behalf until all areas of concern are addressed.

Thank you.

Sean and Diana Dillon  
1412 C Street NE  
Washington, DC 20002