



**District of Columbia Government  
Advisory Neighborhood Commission 6A  
Agenda for June 12, 2025**



**Second (2<sup>nd</sup>) Thursdays at 7:00 pm**

**Virtual Meeting via Zoom**

**For those attending via Zoom: use this link: <https://dc-gov.zoom.us/j/86353238063>**

**Call-in Number: +1 301 715 8592**

**Webinar ID (access code): 863 5323 8063**

**One tap mobile: +13092053325,,86353238063#**

**Public Meeting - All are welcome**

- 7:00 pm     **Call to order**
- 7:01 pm     **Adoption of Agenda and Approval of Minutes**
- 7:02 pm     **Community Presentation**  
**Presentation regarding Mayor Bowser's FY26 Budget - Mr. Stephen Miller, Chief Technology Officer, Government of the District of Columbia**
- 7:40 pm     **Consent Agenda** **pg. 20**  
**Alcohol Beverage and Cannabis (ABC)**  
**Recommendation:** ANC 6A protest the renewal of a Class C restaurant license for Focus DC 1348 H Street NE (ABRA-118015) unless a settlement agreement is reached and that the ANC Chair and Vice Chair and the ABC Chair represent the ANC in this matter.  
**Recommendation:** ANC 6A send a letter to ABRA supporting a stipulated Class C restaurant license for Feru at 1128 H Street NE  
**Recommendation:** ANC 6A renegotiate the settlement agreement with Montana Liquors at 710 H Street NE and that ANC Chair and Vice Chair and the ABC Chair represent the ANC in this matter.
- Transportation and Public Space (TPS)**  
**Recommendation:** ANC 6A send a letter of support and suggested modifications to DDOT NOI 25-115-TSA regarding the 800 & 900 blocks of West Virginia Avenue NE.  
**Recommendation:** ANC 6A send a letter to the Mayor, City Administrator, Deputy Mayor for Economic Planning and Development, DDOT, and Council Member Charles Allen in support of the H Street NE bus priority lanes.
- Economic Development and Zoning (EDZ)**  
**Recommendation:** ANC 6A send a letter of support to BZA for use variance and special exception on parking requirements to allow a seasonal outdoor patio at 1382 East Capitol Street, NE; Square 1035 at Lot 0814 ([BZA 21334](#)), Della Barba Pizza, LLC.
- 7:45 pm     **Officer Reports** **pg. 37**  
1. Accept Treasurer's Report
- 7:50 pm     **Standing Committee Reports:**  
**Community Outreach (COC)** **pg. 40**  
1. Accept March 2025 committee report.  
2. Accept May 2025 committee report.



**District of Columbia Government  
Advisory Neighborhood Commission 6A  
Agenda for June 12, 2025**



3. Next meeting: June 23, 2025 (4<sup>th</sup> Monday)

- 7:55 pm      **Alcohol Beverage and Cannabis (ABC)**      **pg. 42**  
1. Accept May 2025 committee report.  
2. Next meeting - 7:00 pm, June 25, 2025 (4<sup>th</sup> Tuesday)
- 8:00 pm      **Transportation and Public Space (TPS)**      **pg. 43**  
1. Accept May 2025 committee report.  
2. **Recommendation:** ANC 6A send a letter to DDOT requesting they include TSI 25-00296033 concerning the 900 block of A Street NE in future quarterly prioritizations. This motion passed by a 6 yea -1 abstain vote.  
3. Next meeting - 7:00 pm, June 16, 2025 (3<sup>rd</sup> Monday)
- 8:05 pm      **Economic Development and Zoning (EDZ)**      **pg. 47**  
1. Accept May 2025 committee report.  
2. Next meeting - 7:00 pm, June 18, 2025 (3<sup>rd</sup> Wednesday)
- 8:10 pm      **New Business**      **pg. 58**  
**Suggested Motion:** ANC 6A draft a letter to be sent to the DC Council regarding its concerns about Mayor Bowser's FY26 Budget. The draft letter will be placed on the July 2025 ANC 6A meeting agenda to allow for community input and a vote by the Commission.  
**Suggested Motion:** ANC 6A approve Scott Kilbourn as a member of the Economic Development and Zoning (EDZ) Committee. (Shapiro)
- 8:25 pm      **Single Member District reports** (2 minutes each)
- 8:40 pm      **Community Comments** (2 minutes each)
- 8:50 pm      **Adjourn**



## Advisory Neighborhood Commission 6A Meeting Minutes - May 8, 2025



### Advisory Neighborhood Commission (ANC) 6A Minutes Zoom Meeting May 8, 2025

**Present:** Commissioners Dave Wethington, Jeff Giertz, Stephen Kolb, Roberta Shapiro, Mike Velasquez, Paul Spires, and Amber Gove were present.

The meeting convened virtually via Zoom at 7:00 pm.

Commissioner Dave Wethington called the meeting to order and noted the presence of a quorum. The minutes for the ANC April 2025 meeting were accepted subject to any minor or technical corrections approved by the Secretary. The agenda for the May 2025 meeting was accepted by unanimous consent.

The community received meeting notice via listservs, the Hill Rag, ANC website, X, and Facebook.

#### **Consent Agenda:**

The following items were adopted by unanimous consent:

#### **Alcohol Beverage and Cannabis (ABC)**

1. ANC 6A take no action on the following:
  - Renewal of a Class C restaurant license with entertainment and summer garden endorsements at Maketto, 1351 H Street NE (ABRA-090445)
  - Renewal of a Class C multipurpose license with at Atlas Performing Arts Center, 1333 H Street NE (ABRA-085207)
  - Renewal of a Class C restaurant license with dancing entertainment and summer garden endorsements at Stable, 1324 H Street NE (ABRA-105439)
  - Renewal of a Class C restaurant license with sidewalk cafe endorsements at Taqueria al Lado H, 809 12th Street NE (ABRA-119979)
  - Renewal of the renewal of a Class C restaurant license at Milk and Honey Café, 1116 H Street NE (ABRA-119672)
  - Renewal of a Class C restaurant license with dancing entertainment sidewalk cafe and summer garden endorsements at Bens Chili Bowl/Bens Next Door/Ben's Upstairs, 1001 H Street NE (ABRA-131844)
  - Renewal of a Class C restaurant license with sidewalk cafe endorsement at Pascual 732 Maryland Avenue NE (ABRA-126404)
2. ANC 6A protest the renewal of a Class C restaurant license with cover charge and entertainment endorsements at The Upper Room, 1360 H Street NE (ABRA-128599) unless a settlement agreement is reached and that the Chair and Vice Chair of the ANC and Commissioner Velasquez be authorized to represent the ANC on this matter.



## Advisory Neighborhood Commission 6A Meeting Minutes - May 8, 2025



3. ANC 6A protest the renewal of a Class C restaurant license with entertainment and sidewalk endorsements at Choongman, 1125 H Street NE (ABRA-108755) unless a settlement agreement is reached and that the Chair and Vice Chair of the ANC and Erin Blumenthal be authorized to represent the ANC on this matter.

### **Transportation and Public Space (TPS)**

1. ANC 6A send a letter to DDOT requesting a comprehensive traffic study of the neighborhood street grid bounded by 10th and 13th Streets NE and Maryland Avenue and Florida Avenue NE.

### **Officer Reports:**

1. The May 2025 Treasurer's report by Commissioner Roberta Shapiro reviewed the expenditures accrued in April: \$846.19 for webmaster services and \$275.00 for notetaking. The opening uncommitted funds available on May 1, 2025 were \$31,266.15. After accounts payable, the closing available checking balance is \$30,694.96. The savings account has a balance of \$100.05. The Treasurer's report was approved by unanimous consent.
2. Commissioner Amber Gove moved and Commissioner Jeff Giertz seconded the motion that ANC 6A approve the revised Fiscal Year 2025 2<sup>nd</sup> Quarter Report; though the Commission approved this last month, OANC requested approval of a revised report due to an internal OANC error. The motion passed 6-0 (Commissioner Wethington had technical difficulties at this time and did not participate in the vote)

### **Standing Committee Reports:**

#### **Community Outreach (COC)**

4. The April 2025 committee report was accepted by unanimous consent subject to any minor or technical corrections approved by the Secretary.
5. Next meeting: 7:00 pm, May 28, 2025 (4<sup>th</sup> Wednesday; usually 4<sup>th</sup> Monday)

#### **Alcohol Beverage and Cannabis (ABC)**

1. The April 2025 committee report was accepted by unanimous consent subject to any minor or technical corrections approved by the Secretary.
2. Commissioner Mike Velasquez moved and Commissioner Stephen Kolb seconded the motion that ANC6A protest the Renewal of a Class C restaurant license with entertainment endorsement at Lydia's Restaurant and Lounge at 1427 H Street NE (ABRA-119312) and that Commissioner Velasquez seek enforcement information from ABCA. A resident spoke on behalf of several residents, noting that the establishment's music and patio are loud and not in compliance with their established settlement agreement. The motion passed 7-0.
3. Next meeting - 7:00 pm, May 27, 2025 (4<sup>th</sup> Tuesday)

### **Transportation and Public Space (TPS)**

1. The April 2025 committee report was accepted by unanimous consent subject to any minor or technical corrections approved by the Secretary.
2. Next meeting - 7:00 pm, May 19, 2025 (3<sup>rd</sup> Monday)



## Advisory Neighborhood Commission 6A Meeting Minutes - May 8, 2025



### Economic Development and Zoning (EDZ)

1. No report. EDZ did not meet in April 2025
2. Next meeting - 7:00 pm, May 21, 2025 (3rd Wednesday)

### New Business:

1. Commissioner Wethington moved and Commissioner Gove seconded the motion that ANC 6A send a letter to the DC Council and the Alcoholic Beverage and Cannabis Administration (ABCA) to provide ABCA the authority to release to ANC Commissioners the contact info for owners of establishments seeking to renew an alcoholic beverage or medical cannabis license. ABCA will share contact information from initial applications but not for renewals, which presents a problem. The motion passed 7-0.
2. Commissioner Shapiro moved and Commissioner Kolb seconded the motion that ANC 6A send a letter to the DC Council, the Department of Buildings, the Office of Zoning, the Bureau of Zoning Adjustment and the District Department of Transportation (DDOT), requesting an explanation why residents of large buildings, with more than X units, that do not have adequate parking for residents, as determined by a ratio of X/Y spaces per apartment, are currently allowed to obtain a Resident Parking Permit (RPP) stickers. The ANC understood that previously, residents of large buildings without adequate parking were not to be permitted access to RPP stickers and, also, that residents of buildings with addresses on commercial streets were not allowed RPP stickers. The Council et. al. is asked to clarify the status of these previous restrictions and reinstate them if not currently in effect. Commissioner Shapiro is meeting with potential developers of the 1000 block of H Street and has had questions from constituents about the parking for these new buildings. Residents of large buildings without parking, if they are in an RPP block, do qualify for RPP stickers. The rules are confusing and the ANC would like clarity and to encourage residents to use different modes of transportation. The motion passed 7-0.
3. Commissioner Paul Spires moved and Commissioner Shapiro seconded the motion that ANC 6A approve Nikki Del Casale as a member of Community Outreach (COC) Committee. Ms. Del Casale has lived in ANC 6A since 2020 and has volunteered for HIPS for several years. The motion passed 7-0.

### Single Member District Reports

Commissioner Spires (6A01) reported a false alarm about a missing child who ended up being in their mother's car and the Commissioner and neighbors are gearing up for a block party on May 31, 2025 on the 900 block of 11<sup>th</sup> Street NE.

Commissioner Velasquez (6A02) is grateful for several community members including Larry Janezich, ANC 6A's administrator, and committee chairs.

Commissioner Shapiro (6A03) is happy to report that the basketball and tennis courts at Sherwood are open, along with the new field which is heavily in use already. There was a meeting on safe routes to school focused on SWS and the Commissioner sent in the Commission's request to consider four-way raised crosswalks between F Street and Maryland Avenue. Sasha Bruce house is hopefully going to receive \$500,000 to repair the house which has significant water infiltration problems.



## Advisory Neighborhood Commission 6A Meeting Minutes - May 8, 2025



Commissioner Gove (6A04) notified neighbors of two survey opportunities, one about RFK and the other about DC 2050. MPD movie nights are back in Lincoln Park. DC residents can get \$5.00 baseball tickets to Nationals games. There is a Prancing club meeting in the mornings around Lincoln Park and bringing community members together.

Commissioner Giertz (6A06) has received an increased number of resident concerns about the 700 block of 15<sup>th</sup> Street NE and the intersection of G and 15<sup>th</sup> Streets related to a Preventative Measures facility on the corner and loitering, littering, and noise. The Commissioner is trying to mitigate the issues and working with ANC 7D. They are close to securing a meeting with a representative from Preventative Measures and have requested increased policing in the area from MPD. The Commissioner is in touch with Councilmember Allen's office and in talks about a community walk in the area with MPD.

Commissioner Kolb (6A07) reported that there will be oral arguments at ABCA on June 11, 2025 about a medical cannabis dispensary at 313 8<sup>th</sup> Street NE.

Commissioner Wethington (6A05) recognized former Commissioner Laura Gentile who assisted neighbors with an extensive rodent issue on Duncan Street. Kingsman Academy Public Charter School is going through their charter renewal process. 257-259 Warren Street NE is currently vacant and there will be work done in the alleyway there. The Commissioner reached out to DDOT Director Kershbaum about the ongoing missing traffic calming measures on 14<sup>th</sup> Street and is hoping for progress.

### Community Comment

Ms. Jen DeMayo from Councilmember Allen's office reported that there is no update yet on the budget, but once there is, the office will schedule a budget town hall. There will be a public hearing on Councilmember Allen's bill to end common area utility fees in large buildings on May 28, 2025. The next 6A office hours will be at 8:30 am at Hiraya on May 16, 2025.

Noah Glasgow, Ward 6 MOCR, shared updates from Mayor Bowser, including that the Mayor is confident the district's federal medical assistance percentage will remain at its current level of 70%. The Mayor will be sharing the entirety of her budget in the coming days. The Washington Commanders intend to come back to DC; the District will be paying for horizontal construction, not vertical, for the revitalized sports complex. The Commissioners are skeptical about this being the best way to support and bring jobs to the District. Mr. Glasgow can be reached at Noah.Glasgow[at]dc.gov or (202) 341-3659.

More information on RFK and the budget here:

<https://ourrfk.dc.gov/>

<https://mayor.dc.gov/page/fiscal-year-2026-transformational-growth-agenda-stronger-dc>

A community member wonders what is causing the delays on Aldi's opening on H Street and how the neighborhood is going to welcome and absorb the increased traffic in what is already a busy neighborhood.



## Advisory Neighborhood Commission 6A Meeting Minutes - May 8, 2025



The meeting adjourned at 8:35 pm.



## Advisory Neighborhood Commission 6A Community Presentations



Presentation regarding Mayor Bowser's FY26 Budget - Mr. Stephen Miller, Chief Technology Officer,  
Government of the District of Columbia





## WASHINGTON DC IS A WORLD-CLASS CITY





## FY 2025 SUPPLEMENTAL & CR FIX

### We faced two challenges when building a revised FY 2025 supplemental budget:

Based on the Continuing Resolution (CR) passed by the House, DC was required to reduce its previously approved budget authority by \$1.13 billion.

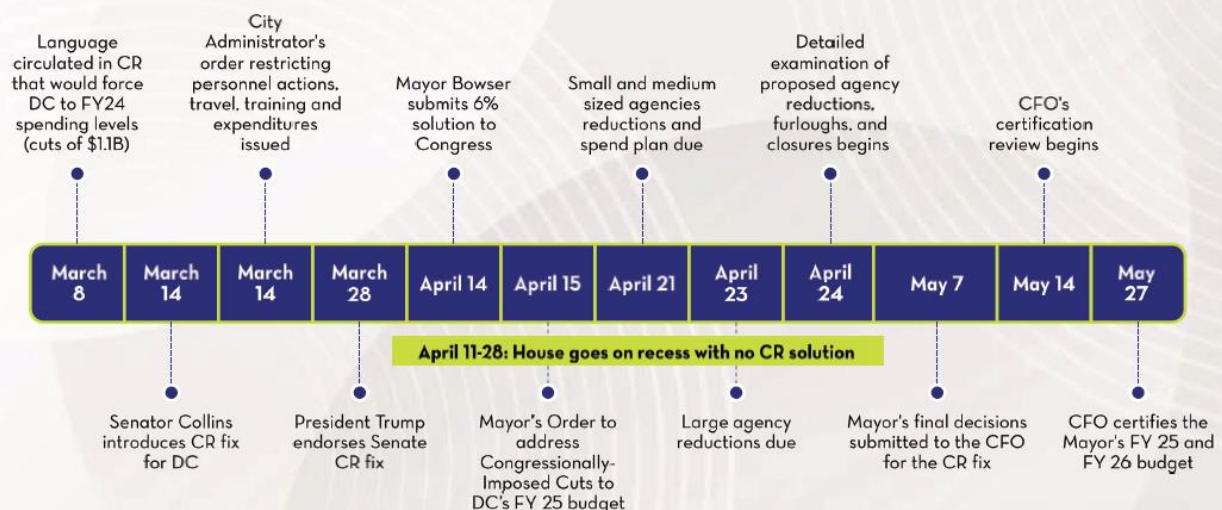
Just as we do every year, we also needed to address \$167 million of current year spending pressures, as well as make \$180 million resources available to meet year-end obligations.



### 3 FY26 BUDGET AND FINANCIAL PLAN

GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR

## FY 2025 SUPPLEMENTAL: TIMELINE



### 4 FY26 BUDGET AND FINANCIAL PLAN

GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR





## FY 2025 SUPPLEMENTAL: HOW WE NARROWED THE GAP

(in millions)	WHERE WE STARTED			STEP 1	STEP 2	STEP 3	STEP 4	STEP 5	STEP 6	STEP 7
Fund Type	FY 2025 Budget	FY 2024 Budget CR LIMIT	Variance	6% increase	Variance post 6%	February Revenue Estimate	Is Feb estimate less than the 6%?	Do the funds come with automatic appropriation authority?	Variance Remained to Solve	Required net reduction in appropriation
<b>Local Funds</b>	11,633	10,688	(945)	11,330	(303)	N/A	N/A	No	(303)	(303)
<b>Dedicated Taxes</b>	767	623	(144)	660	(106)	794	No	<b>Solved</b>	Solved	Add in ARPA carryover 50
<b>Other Funds (SPR/O-type)</b>	826	820	(5)	869	<b>Solved</b>	848	Solved	Solved	Solved	Plus, increase in spending needs (43)
<b>Enterprise and Other Dedicated Taxes</b>	276	239	(37)	253	(22)	196	<b>Solved</b>	Solved	Solved	Plus, required carryover (51)
<b>Enterprise and Other Funds</b>	2,370	2,273	(97)	2,409	<b>Solved</b>	N/A	Solved	Solved	Solved	<b>FINAL TOTAL REDUCTION</b> (347)
<b>Total</b>	15,871	14,643	(1,227)	15,522	(348)	12,519				

**STEPS:** 1. Calculate 6% increase by fund type  
2. Determine the difference between the 6% and the FY 25 approved budget by fund type  
3. Check that the resources are still available in the February revenue estimate  
4. Check that the funds come with additional appropriation authority?  
5. Calculate final variance  
6. Are there any other budget authority adjustments?  
7. Add in spending needs and required carryover

\*Solved = CR compliant because one or more of the following is true: the total is less than the 6% solution, the revenues came in under the 6% solution or the fund comes with automatic authority

### 5 FY26 BUDGET AND FINANCIAL PLAN

WE ARE **GOVERNMENT OF THE DISTRICT OF COLUMBIA**  
MURIEL BOWSER, MAYOR

## FY 2025 SUPPLEMENTAL: HOW WE CLOSED THE GAP

### How we addressed CR gap AND current year spending pressures:

- ★ Instituted a **hiring freeze** saving \$63 million in personnel costs
- ★ Made \$175 million of **non-personnel services reductions**
- ★ **Shifted** \$202 million of spending and costs that could wait from FY 25 to FY 26 or FY 27 in workforce investment and HPTF and \$160 million of local funds into special purpose revenue funds in FY 25
- ★ Captured \$117 million of **excess special purpose and dedicated tax** revenues

#### The bottom line:

- No **furloughs** or **layoffs**
- No **facility closures**
- A fully funded **public safety & public education ecosystem**
- No changes to **summer programming**

Through these actions we were also able to address \$167 million of **increased spending pressures** and ensure \$180 million of **resources remain available** for end-of-year obligations.

### 6 FY26 BUDGET AND FINANCIAL PLAN

WE ARE **GOVERNMENT OF THE DISTRICT OF COLUMBIA**  
MURIEL BOWSER, MAYOR



## IMPACT OF FEDERAL GOVERNMENT JOB LOSSES

**Federal government job losses** have caused economic uncertainty and a shifting economy, across the country but especially in DC.

The February revenue estimate showed just how real that impact is in DC: revenues were revised **downward by \$1 billion** over the next four years, driven by an expected **loss of 40,000 jobs**, **reduced income** and consumer spending, and the continued impacts of **remote work** on the commercial office market.



### 7 FY26 BUDGET AND FINANCIAL PLAN

WE ARE DISTRICT  
GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR

## A SOUND BUDGET FOR A STRONG FUTURE

### STRUCTURAL BALANCE

We brought the District into structural balance in the financial plan

We did not increase the use of fund balance in the financial plan

We shifted the fund balance to meet the spending needs in the given fiscal year

### REDUCTIONS

We made \$243 million of reductions including stopping new programs that had not yet started

We saved \$100 million in efficiencies through lease savings, energy savings, telecom savings and smarter deployment of resources across the financial plan

Made \$1.1 billion of reductions to programs and services across FY 27 – FY 29

### RIGHTSIZE COSTS

We made policy changes to several programs that were growing far faster than our revenues to avoid nearly \$500 million in new costs

### REVENUES

We did not introduce any new taxes

We captured unbudgeted revenues

We repurposed existing revenues to ensure our resources aligned with our growth agenda

### 8 FY26 BUDGET AND FINANCIAL PLAN

WE ARE DISTRICT  
GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR





## A TRANSFORMATIONAL GROWTH AGENDA

To build a Growth Agenda, we asked ourselves:



Does it  
**keep people  
and families in  
DC** and attract  
new residents?



Does it **create  
economic  
activity** to fund  
city services  
and programs?



Does it **attract  
new businesses  
and create new  
jobs** for DC  
residents?

9

FY26 BUDGET AND FINANCIAL PLAN

WE ARE  
DISTRICT  
GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR

## GROWTH AGENDA

### CUTS RED TAPE & REDUCES BARRIERS TO GROWTH

- ★ Double down on business attraction strategies and incentives
- ★ Reform zoning procedures to streamline reviews of new development projects
- ★ Pause BEPS & Net Zero requirements
- ★ Repeal the Parking Benefit Equivalent Program
- ★ RENTAL Act (Reform TOPA)
- ★ Repeal Initiative 82 & establish sales tax holidays for restaurants
- ★ Reduce Universal Paid Leave tax
- ★ Putting vacant lots back to productive use
- ★ Business license fee and penalty waivers
- ★ Sales tax delay
- ★ Improve transfer and recordation tax appeals



10

FY26 BUDGET AND FINANCIAL PLAN

WE ARE  
DISTRICT  
GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR



## GROWTH AGENDA

### LEANS IN ON SPORTS, ENTERTAINMENT & TECH

- ★ Bring the **Commanders home** to RFK
- ★ Transform **Capital One Arena**
- ★ Enhance and renovate **National Theatre, Lincoln Theatre, and Howard Theatre**
- ★ Revive the **Qualified High Technology Companies** tax incentive
- ★ Invest in **tech incubators** & recruit and support **start-ups**
- ★ Expand **gaming opportunities** to allow for commercial **BINGO, live Poker and Blackjack** tournaments



11 FY26 BUDGET AND FINANCIAL PLAN

WE ARE  
DISTRICT  
GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR

## GROWTH AGENDA: SUPPORTING DOWNTOWN

### SUPPORTS DOWNTOWN

- ★ Host **activations** during **Capital One Arena** construction
- ★ Launch the **Gallery Place Cultural District** and **Chinatown Renewal Initiative**
- ★ Increase **new office conversions** by expanding the **Housing in Downtown** program to include **Georgetown** and **Mt. Vernon Triangle**
- ★ Deliver 7th and 8th streets to create **Gallery Square**
- ★ Develop a **Master Plan for Southwest DC** as a new mixed-use community south of The National Mall
- ★ Implement **citywide retail incentives** to revitalize commercial corridors in all 8 wards
- ★ Better enforcement of **vending**
- ★ Expands mayoral **telework policy**



12 FY26 BUDGET AND FINANCIAL PLAN

WE ARE  
DISTRICT  
GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR





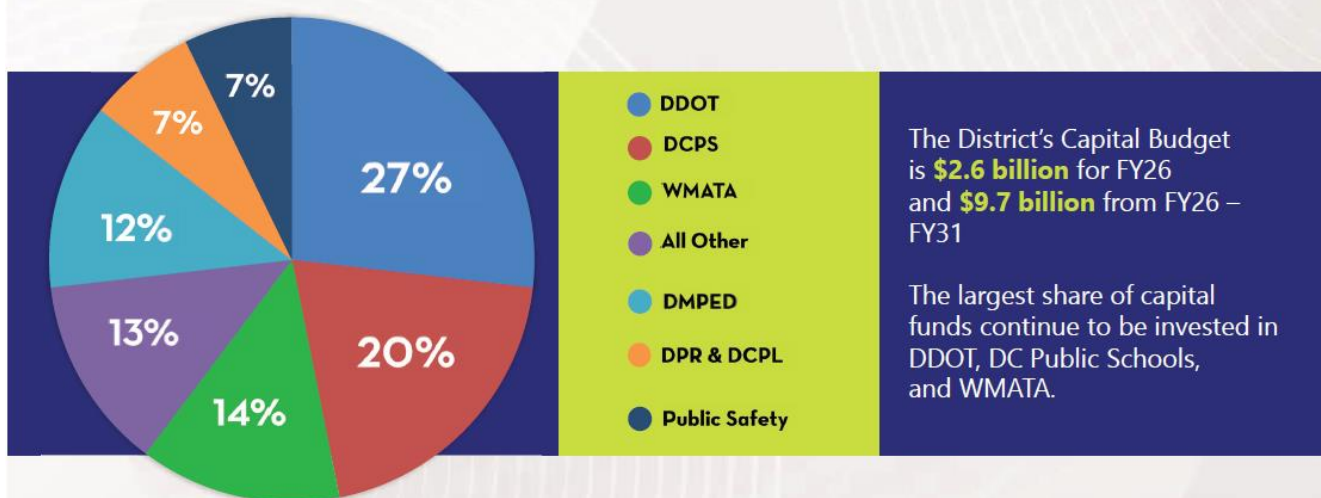
## FY 2026 OPERATING BUDGET OVERVIEW



13 FY26 BUDGET AND FINANCIAL PLAN

GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR

## FY 2026 CAPITAL BUDGET OVERVIEW



14 FY26 BUDGET AND FINANCIAL PLAN

GOVERNMENT OF THE  
DISTRICT OF COLUMBIA  
MURIEL BOWSER, MAYOR



## Commission Correspondence of May 8, 2025 Meeting



District of Columbia Government  
Advisory Neighborhood Commission 6A  
P.O. Box 15020  
Washington, D.C. 20003



May 19, 2025

Ms. Keara Mehlert Secretary of the Board of Zoning Adjustment  
Board of Zoning Adjustment  
441 4th Street NW, Suite 210  
Washington, D.C. 20001

Via email at [bzasubmissions@dc.gov](mailto:bzasubmissions@dc.gov)

### Re: ANC 6A Support for BZA #21282 of Pat & Cheri DeQuattro

Dear Ms. Mehlert,

At a regularly scheduled and properly noticed meeting<sup>1</sup> on April 10, 2025, Advisory Neighborhood Commission 6A voted 6-0-0 (with 4 Commissioners required for a quorum) to support the request for Pat & Cheri DeQuattro at 917 Constitution Avenue, NE, BZA case number 21282. The applicants propose to construct a second story addition to an accessory building (garage) for use as residential space, in the rear yard of an attached, two-story plus cellar, principal dwelling unit in the RF-1 zone. Specifically, the applicants requested a Special Exception for relief from the lot occupancy requirements of Subtitle E § 210.1, pursuant to Subtitle E § 5201 and Subtitle X § 901.2, as well as the accessory building expansion requirements of Subtitle U § 301.1(g) pursuant to Subtitle X § 901.2.

The applicants have proven that the Special Exception criteria have been met through submission of architectural drawings and engagement with neighbors, including a discussion during ANC 6A's Economic Development and Zoning (EDZ) committee meeting of March 19, 2025. Further, the applicant agreed to make minor changes to the final architectural drawings by increasing the sill height of the proposed windows facing the public alley to 3-feet 4-inches, from an originally proposed height of 1 foot 6 inches, in order address privacy concerns. The ANC believes that this development will not substantially visually intrude upon the character, scale, and pattern of houses in the neighborhood.

Thank you for giving great weight to the views of ANC 6A. Should you wish to discuss this letter with the Commission, please feel free to reach out to me at [6A05@anc.dc.gov](mailto:6A05@anc.dc.gov), or EDZ Co-Chair Michael Cushman at [michael.cushman@gmail.com](mailto:michael.cushman@gmail.com).

On behalf of the Commission,

Dave Wethington  
Chair, Advisory Neighborhood Commission 6A

<sup>1</sup>ANC 6A meetings are advertised electronically on [anc-6a@googlegroups.com](mailto:anc-6a@googlegroups.com), and [newhilleast@groups.io](mailto:newhilleast@groups.io), at [www.anc6a.org](http://www.anc6a.org), on Twitter (@ANC6A) and through print advertisements in the Hill Rag.





## Commission Correspondence of May 8, 2025 Meeting



District of Columbia Government  
Advisory Neighborhood Commission 6A  
P.O. Box 15020  
Washington, D.C. 20003



May 19, 2025

Members of the City Council of the District of Columbia  
Director of  
Department of Transportation  
Department of Buildings, and  
Office of Zoning

*Via email*

### **Re: Residential Parking Permits for Large Buildings**

Dear City Council Members and Directors:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on May 8, 2025, Advisory Neighborhood Commission 6A voted 7-0-0 (with 4 Commissioners required for a quorum) to send this letter to you requesting statutory and/or administrative remedies to an apparent omission in the District's efforts to encourage use of modes of transportation other than private automobiles. Action on such an initiative would promote cleaner air, improved health status, support a more financially sound public transportation system, minimize traffic congestion, and generate overall benefits to public health and safety.

Accordingly, we respectfully request the Council, the Department of Buildings, the Department of Transportation, and the Office of Zoning, to provide additional information as to why residents of large buildings with more than X units, that do not have adequate parking for residents - as determined by a ratio of X/Y spaces per apartment - are currently allowed to obtain a Resident Parking Permit (RPP) stickers. Historically, we understood that residents of large buildings without adequate parking were not permitted access to RPP stickers. We were also aware that residents of buildings with addresses on commercial streets were not allowed RPP stickers. The Council et al. is asked to clarify the status of these previous restrictions and reinstate them if not currently in effect.

In summary, we firmly believe that reaffirming or reinstating these policies would support the objectives and benefits of encouraging alternative modes of transportation in a dense urban area and enhance public health.

Thank you for giving great weight to the views of ANC 6A. I can be contacted at 6A05@anc.dc.gov and Commissioner Roberta Shapiro at robertafor6a03@gmail.com.

On behalf of the Commission,

Dave Wethington  
Chair, Advisory Neighborhood Commission 6A

<sup>1</sup>ANC 6A meetings are advertised electronically on [anc-6a@googlegroups.com](mailto:anc-6a@googlegroups.com), and [newhilleast@groups.io](mailto:newhilleast@groups.io), at [www.anc6a.org](http://www.anc6a.org), on Twitter (@ANC6A) and through print advertisements in the Hill Rag.



## Commission Correspondence of May 8, 2025 Meeting



District of Columbia Government  
Advisory Neighborhood Commission 6A  
P.O. Box 15020  
Washington, D.C. 20003



May 21, 2025

Mr. Fred Moosally  
Director, Alcoholic Beverage and Cannabis Administration  
899 North Capitol Street, NE  
Washington, D.C. 20002

*Via email*

### **Re: Applicant Contact Information**

Dear Director Moosally:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on May 8, 2025, Advisory Neighborhood Commission 6A voted 7-0-0 (with 4 Commissioners required for a quorum) to send this letter to you requesting clarification regarding contact information for applicants for Alcoholic Beverage and Cannabis Administration renewal placards.

We appreciate Alcoholic Beverage and Cannabis Administration's (ABCA) timely electronic transmission of placards. We recognize that ABCA includes contact information for the applicant or their representative on the notification, and for that we are grateful. It facilitates Advisory Neighborhood Commission (ANC) engagement with the applicants during the proscribed public comment period.

Conversely, ABCA does not include similar information on renewal applications. Having contact information facilitates continued engagement with establishments when they seek to renew licenses. This is particularly important if a license is transferred to a new owner.

Recently, an ABCA representative shared with ANC6A that the Privacy Act prevents sharing this information. We found it peculiar that ABCA interprets that the Privacy Act pertains only to renewals and not initial applications. In fact, the Privacy Act specifically permits intra-agency disclosures for necessary, official purposes. ANC official consideration of alcoholic beverage and medical cannabis applications certainly meet the test of official purpose. We would like to work with ABCA and the City Council to ensure you have sufficient authority to share limited personally identifiable information with the ANC for official use. Can you cite the specific law, rule or advisory opinion that prevents ABCA sharing contact information regarding renewals?

---

<sup>1</sup>ANC 6A meetings are advertised electronically on [anc-6a@googlegroups.com](mailto:anc-6a@googlegroups.com), and [newhilleast@groups.io](mailto:newhilleast@groups.io), at [www.anc6a.org](http://www.anc6a.org), on Twitter (@ANC6A) and through print advertisements in the Hill Rag.



## Commission Correspondence of May 8, 2025 Meeting



### **ALCOHOLIC BEVERAGE AND CANNABIS ADMINISTRATION**

899 NORTH CAPITOL STREET NE, SUITE 4200, WASHINGTON, DC 20002

May 30, 2025

Dave Wethington  
Chairperson  
Advisory Neighborhood Commission 6A  
PO Box 15020  
Washington, D.C. 20003

*Via Email*

Dear Chairperson Wethington:

This letter is in response to Advisory Neighborhood Commission (ANC) 6A's written request for clarification regarding contact information for applicants for Alcoholic Beverage and Cannabis Administration (ABCA) renewal placards. Specifically, ANC 6A would like to work with ABCA to ensure that applicant contact information regarding renewal applications can be shared with the ANC.

ABCA recognizes the importance of ANCs having applicant contact information for renewal applications and is committed to providing this information to ANCs. ABCA is currently building out a new computer system and intends to have applicant contact information on renewal notices provided to ANCs similarly to new and transfer to location applications. In the meantime, please reach out to ABCA's Community Resource Officer Sarah Weniger at [Sarah.Weniger@dc.gov](mailto:Sarah.Weniger@dc.gov) in those instances where you need contact information for an applicant regarding a renewal application filed with ABCA.

Thank you for ANC 6A's thoughtful comments on this issue.

Sincerely,

Fred Moosally  
Director  
Alcoholic Beverage and Cannabis Administration



## Consent Agenda



### Alcohol Beverage and Cannabis (ABC)

**Recommendation:** ANC 6A protest the renewal of a Class C restaurant license for Focus DC 1348 H Street NE (ABRA-118015) unless a settlement agreement is reached and that the ANC Chair and Vice Chair and the ABC Chair represent the ANC in this matter.

**Recommendation:** ANC 6A send a letter to ABRA supporting a stipulated Class C restaurant license for Feru at 1128 H Street NE

**Recommendation:** ANC 6A renegotiate the settlement agreement with Montana Liquors at 710 H Street NE and that ANC Chair and Vice Chair and the ABC Chair represent the ANC in this matter.

### Transportation and Public Space (TPS)

**Recommendation:** ANC 6A send a letter of support and suggested modifications to DDOT NOI 25-115-TSA regarding the 800 & 900 blocks of West Virginia Avenue NE.

**Recommendation:** ANC 6A send a letter to the Mayor, City Administrator, Deputy Mayor for Economic Planning and Development, DDOT, and Council Member Charles Allen in support of the H Street NE bus priority lanes.

### Economic Development and Zoning (EDZ)

**Recommendation:** ANC 6A send a letter of support to BZA for use variance and special exception on parking requirements to allow a seasonal outdoor patio at 1382 East Capitol Street, NE; Square 1035 at Lot 0814 ([BZA 21334](#)), Della Barba Pizza, LLC.



## Consent Agenda



June XX, 2025

Director Sharon Kershbaum  
District Department of Transportation  
*Via email and the ANC Resolutions Website*

Re: NOI 25-115-TSA concerning the 800-900 Blocks of West Virginia Avenue NE

Dear Director Kershbaum:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on June 12, 2025 ANC 6A voted **X-0-0** (with 4 Commissioners required for a quorum) agreed to send this letter in support of DDOT's traffic calming plans for the 800 and 900 blocks of West Virginia Avenue NE and to suggest certain modifications to the plans as discussed at the May 19, 2025 ANC 6A Transportation and Public Space Committee meeting.

This committee supports DDOT's plan to convert West Virginia Avenue NE into a one-way northeast bound car travel lane on these blocks while adding a protected bicycle lane on the inside of a car parking lane. The committee also agrees with the plan to add a contra-flow southwest-bound bike lane which will also aid in narrowing the car travel lane and slow down traffic speeds. The committee further supports DDOT's data driven decision for the one direction of the car lane to be northeast bound. Members of the ANC 6A Transportation and Public Space Committee have found that some of the worst speeding in the neighborhood comes from southwest-bound drivers turning left onto 9th Street NE and speeding south bound.

Members of the committee noted that the new signal, while helpful to the traffic queuing problem, should include a lead pedestrian interval to ensure safe crossing at what will be an awkward intersection to navigate.

And while the driveways on the north side will prevent some street narrowing, DDOT should consider increasing the height of the raised crosswalk at 9th Street intersection to further slow down speeding. In addition, DDOT should consider making the markings between the car lane and the southbound bike lane wider to create a larger buffer where driveways prevent actual barriers. At the parts of the road where there are not driveways (the southwest and northeast ends), DDOT should consider adding tactically placed flex posts to make clear to drivers that there is a bicycle travel lane next to the north curb.

Thank you for giving great weight to the recommendations of ANC 6A. Chair Wethington can be contacted at [6A05@anc.dc.gov](mailto:6A05@anc.dc.gov). ANC 6A Transportation and Public Space Committee Chair Patrick Bloomstine can be contacted at [6ATPSChair@gmail.com](mailto:6ATPSChair@gmail.com).

On behalf of the Commission,

Dave Wethington  
Chair, Advisory Neighborhood Commission 6A



## Consent Agenda



### Government of the District of Columbia Department of Transportation



April 15, 2025

Dave Wethington  
Chairperson, Advisory Neighborhood Commission 6A  
Via Email: [6A05@anc.dc.gov](mailto:6A05@anc.dc.gov)

#### NOI 25-115-TSA

#### **Re: 800 block of West Virginia Ave NE – New Traffic Signal, One-way Conversion and Bike Lanes**

Dear Chairperson:

Pursuant to the “Administrative Procedure Amendment Act of 2000” D. C. LAW 13-249 (48 DCR 3491 April 20, 2001), the District Department of Transportation (DDOT) is required to give a written notice to modify traffic and/or parking requirements. This letter is being forwarded to you for the purpose of notification and solicitation of comments on our intent to implement the following modifications in your jurisdiction:

- **New traffic signal installation**
- **Northeast bound one-way conversion of West Virginia Ave NE**
- **Installation of bike lanes on West Virginia Ave**

In response to ANC 6A's February 2024 resolution letter, DDOT conducted a traffic study to assess traffic safety impacts and to identify recommendations to enhance overall safety along 800-900 blocks of West Virginia Ave NE. Based on the engineering study analysis, DDOT is proposing the following changes to improve traffic safety for all roadway users:

- **New traffic signal installation at the 8<sup>th</sup> St and West Virginia Ave intersection**
- **Northeast bound one-way conversion of West Virginia Ave NE between 8<sup>th</sup> St NE and Florida Ave NE**
- **Installation of bike lanes on West Virginia Ave NE between 8<sup>th</sup> St NE and Florida Ave NE**

The new traffic signal at 8<sup>th</sup> and West Virginia NE intersection will provide the safe and efficient movement of vehicular, bicycle, and pedestrian traffic operating through and in the immediate vicinity of this location. The proposed one-way conversion with bike lanes on West Virginia Ave NE will bring traffic calming through the narrowing of the travel lane as well as to provide protection for the cyclists. *Figure 1* and *Figure 2* below show the detailed proposed plan.

---

District Department of Transportation | 250 M Street, SE, Suite 500, Washington, DC 20003 | 202.673.6813 | [ddot.dc.gov](http://ddot.dc.gov)





Government of the District of Columbia  
Department of Transportation

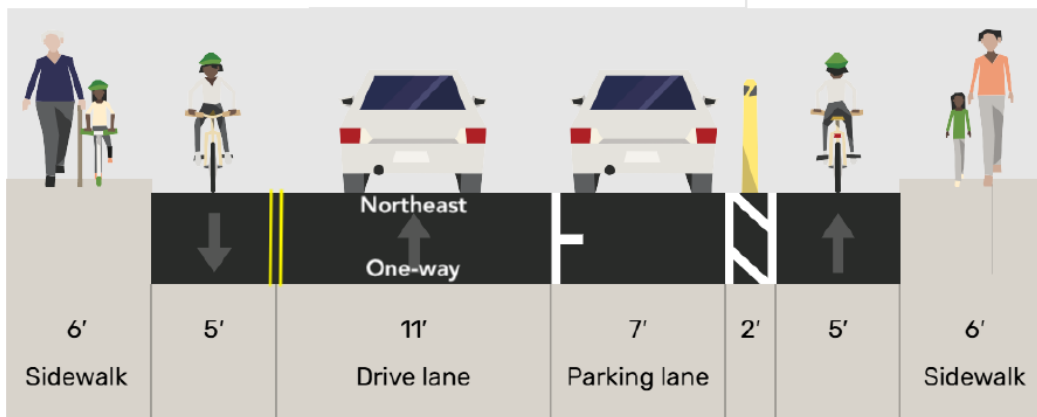


[Figure 1] Proposed one-way conversion and new signal on 800-900 blocks of West Virginia Ave NE



# Government of the District of Columbia

## Department of Transportation



[Figure 2] Proposed bike lane and roadway configurations on 800-900 blocks of West Virginia Ave NE

All comments on this subject matter must be filed in writing or emailed by **Tuesday, May 27, 2025** (Thirty business days after the date of this notice), with the District Department of Transportation (DDOT), Traffic Safety Administration at 250 M Street SE, Washington, D.C. 20003.

If you would like to check the status of the Notice of Intent (NOI) or submit your comment via email, please visit DDOT's website at: <http://ddot.dc.gov/service/ddot-notice-intent>. If you have trouble accessing the NOI site or are unable to do so, please contact the DDOT customer Service Clearinghouse at 202-671-2800.

Sincerely,

*K. Kelly Jeong-Olson*

Kelly Jeong-Olson

Strategic Communications Manager  
Transportation Safety Administration





## Consent Agenda



# Government of the District of Columbia

## Department of Transportation



CC:

Nyasha Smith, Secretary to the Council of the District of Columbia  
Jeanne Mattison, Constituent Services Coordinator, Office of Councilmember Allen  
Kimberly Kennedy, Constituent Services Coordinator, Office of Councilmember Allen  
Jennifer DeMayo, Constituent Services Coordinator/Scheduler, Office of Councilmember Allen  
Marcus Manning, Mayor's Office of Community Relations & Services (MOCRS)  
Noah Glasgow, Mayor's Office of Community Relations & Services (MOCRS)  
Abraham Diallo, Ward 6 Community Engagement Specialist, DDOT  
Tyler Williams, Community Engagement Manager, DDOT

### Language Access Statement

The District Department of Transportation (DDOT) is committed to ensuring that no person is excluded from participation in, or denied the benefits of, its projects, programs, activities, and services on the basis of race, color, national origin, gender, age, or disability as provided by Title VI of the Civil Rights Act of 1964, the Americans with Disabilities Act and other related statutes. In accordance with the D.C. Human Rights Act of 1977, as amended, D.C. Official Code sec. 2-1401.01 et seq. (Act), the District of Columbia does not discriminate on the basis of actual or perceived: race, color, religion, national origin, sex, age, marital status, personal appearance, sexual orientation, gender identity or expression, familial status, family responsibilities, matriculation, political affiliation, genetic information, disability, source of income, status as a victim of an intrafamily offense, or place of residence or business. Sexual harassment is a form of sex discrimination which is prohibited by the Act. In addition, harassment based on any of the above protected categories is prohibited by the Act. Discrimination in a violation of the Act will not be tolerated. Violators will be subject to disciplinary action.

### AYUDA EN SU IDIOMA

Si necesita ayuda en Español, por favor llame al 202-671-2700 para proporcionarle un intérprete de manera gratuita.

### AVISO IMPORTANTE

---

District Department of Transportation | 250 M Street, SE, Suite 500, Washington, DC 20003 | 202.673.6813 | [ddot.dc.gov](http://ddot.dc.gov)



26



## Consent Agenda



### Government of the District of Columbia

#### Department of Transportation



#### ጠቃሚ ማስታወቂያ

ይህ ሰነድ ጠቃሚ መረጃ ይዟል። በአማርኛ እርዳታ ከፈለጉ ወይም ስለዚህ ማስታወቂያ ጥያቄ ካለዎት በ 202-671-2700 ይደውሉ። የትኛውን ቋንቋ እንደሚናገሩ ለደንበኞች አገልግሎት ተወካይ ይንገሩ። ያለምንም ክፍያ አስተርጓሚ ይመደብልዎታል። እናመሰግናለን።

#### 언어 지원

한국어로 언어 지원이 필요하신 경우 202-671-2700로 연락을 주시면 무료로 통역이 제공됩니다.

#### 안내

이 안내문은 중요한 내용을 담고 있습니다. 한국어로 언어 지원이 필요하시거나 질문이 있으실 경우 202-671-2700 로 연락을 주십시오. 필요하신 경우, 고객 서비스 담당원에게 지원 받고자 하는 언어를 알려주시면, 무료로 통역 서비스가 제공됩니다. 감사합니다.

#### 語言協助

如果您需要用（中文）接受幫助，請電洽202-671-2700，將免費向您提供口譯員服務

#### 重要通知

本文件包含重要資訊。如果您需要用（中文）接受幫助或者對本通知有疑問，請電洽202-671-2700。請告訴客戶服務部代表您所說的語言，會免費向您提供口譯員服務。謝謝！

Yes, our contractor just face time on the way home I just saw the picture you are correct it's on 13 1/2 and Pennsylvania Ave. we are treanching from the Foundation to the PEPCO MH



## Consent Agenda



June XX, 2025

Mayor Muriel Bowser  
Deputy Mayor for Planning and Economic Development Nina Albert  
Council Member Charles Allen  
Director Sharon Kershbaum  
District Department of Transportation  
*Via email and the ANC Resolutions Website*

Re: H Street NE Bus Priority Project

Dear Mayor Bowser, Deputy Mayor Albert, Administrator Donahue, Director Kershbaum, and Council Member Allen:

At a regularly scheduled and properly noticed meeting on June 12, 2025 our Commission voted X-0-0 (with 4 Commissioners required for a quorum) to reaffirm our support for comprehensive transit, bike, and walking project that includes bus/tram priority lanes along the H Street NE and Benning Road NE corridors.

While disappointed in the delaying of action along this corridor, this Commission continues to believe that this project will improve safety and mobility for all users of the road, including pedestrians, transit riders, and motorists. The proposed changes included in DDOT's 90% plan will help the X2 (nee D20), X9, and future public transit vehicles function much better while also making traffic speeds and patterns safer along the corridor. We are not far removed from a short stretch of time where several vehicles crashed into storefronts on H Street NE. This prompted over 25 businesses on H Street NE to write a letter to the previous DDOT Director asking for bus lanes and other safety improvements along the corridor. This project can help protect the people and places that make the H Street NE corridor such a special place.

The priority transit lanes will make the area safer by encouraging more people to take public transit along the corridor since it will move faster and be much more dependable. And the proposed curb bump outs and mid-block crossings, paired with the halving of personal car travel lanes, will make for much safer pedestrian crossings at all intersections along the corridor.

Over the last five years, this ANC has expressed repeated support for this project through four letters to DDOT and a questionnaire to help DDOT perform a Traffic Safety Assessment. In all of those letters, we have asked DDOT to help make this corridor a safer place to transit, live, work, and play. This project can achieve all of those goals. It can even help the small business of this area. Studies have repeatedly shown that access to frequent, reliable transit has positive impacts on businesses along the corridors where transit options are improved. Only three years ago, 25 businesses along the corridor expressed support for the same changes that were proposed in the 90% plans released last year.



## Consent Agenda



This ANC also believes that any plans for the development of the RFK stadium site will require robust and efficient transit from Union Station down the H Street/Benning Road corridor. There is no feasible way to force enough single occupant private vehicles through this thoroughfare. The solution has to be dedicated transit lanes that efficiently move dozens of people at a time in the same space that only three single occupant vehicles can use. During a recent appearance on the radio, Mayor Bowser highlighted the H Street corridor as a pre-game destination for stadium events. Those patrons will need a safe way to transport down the corridor to the RFK site that does not involve bumper-to-bumper traffic through these residential neighborhoods. The solution is efficient and effective bus service with a dedicated transit lane down H Street NE.

In addition, the planned redevelopment of Union Station will have the Hopscotch Bridge down to one vehicle lane in each direction for much of the foreseeable future. Thus, there will be no reason to reserve so much space for private vehicles on roads that are unlikely to be used as commuters seek alternative routes during bridge construction.

Thank you for giving great weight to the recommendations of this Commission. I can be contacted at [6A05@anc.dc.gov](mailto:6A05@anc.dc.gov), and Transportation and Public Space Committee Chair Patrick Bloomstine can be contacted at [6ATPSChair@gmail.com](mailto:6ATPSChair@gmail.com).

On behalf of the Commission,

Dave Wethington  
Chair, Advisory Neighborhood Commission 6A



## Consent Agenda



June XX, 2025

Ms. Keara Mehlert  
Secretary of the Board of Zoning Adjustment  
Board of Zoning Adjustment  
441 4th Street NW, Suite 210  
Washington, D.C. 20001

*Via email at [bzasubmissions@dc.gov](mailto:bzasubmissions@dc.gov)*

### **Re: ANC 6A Support for BZA #21334 of Della Barba Pizza LLC**

Dear Ms. Mehlert:

At a regularly scheduled and properly noticed meeting<sup>1</sup> on June 12, 2025, Advisory Neighborhood Commission 6A voted **X-X-X** (with 4 Commissioners required for a quorum) to support the request for Della Barba Pizza, LLC, at 1382 East Capitol Street, NE, BZA case number 21334. The applicant requests a use variance and special exception to expand its existing, nonconforming, pizza restaurant use beyond the first floor, with cellar, in order to provide for additional seasonal outdoor patio seating within the public space. Specifically, the applicants request a Special Exception for relief from the minimum vehicle parking requirements of Subtitle C § 701, pursuant to Subtitle C § 703.2 and Subtitle X § 901.2, as well as use variance for the residential conversion requirements of Subtitle U § 320.1(a) pursuant to Subtitle X § 1002.

ANC 6A supports this application because it reflects a thoughtful and measured expansion of a well-established neighborhood business that has operated conscientiously and has demonstrated a commitment to community stewardship. The proposed use aligns with the property's long history as a commercial space and provides an appropriate and beneficial neighborhood-serving amenity in the form of additional seasonal outdoor dining. The applicant has proactively engaged with ANC 6A, including discussion during ANC 6A's Economic Development and Zoning (EDZ) committee meeting of May 21, 2025, as well as with members of the surrounding community, to understand and address concerns related to noise, traffic, and the use of public space. Given the applicant's track record of responsible operation and their engagement with community stakeholders, ANC 6A urges the Board to approve this application.

Thank you for giving great weight to the views of ANC 6A. Should you have any questions, please contact me at [6A05@anc.dc.gov](mailto:6A05@anc.dc.gov) or EDZ Co-Chair Michael Cushman at [michael.cushman@gmail.com](mailto:michael.cushman@gmail.com).

On behalf of the Commission,

Dave Wethington  
Chair, Advisory Neighborhood Commission 6A

---

<sup>1</sup>ANC 6A meetings are advertised electronically on [anc-6a@googlegroups.com](mailto:anc-6a@googlegroups.com), and [newhilleast@groups.io](mailto:newhilleast@groups.io), at [www.anc6a.org](http://www.anc6a.org), on Twitter (@ANC6A) and through print advertisements in the Hill Rag.



## Consent Agenda



BEFORE THE BOARD OF ZONING ADJUSTMENT OF THE DISTRICT OF COLUMBIA			
<b>FORM 120 - APPLICATION FOR VARIANCE AND/OR SPECIAL EXCEPTION</b>			
<b>GIS INFORMATION</b>			
<b>Square</b>	<b>Lot(s)</b>	<b>Zone</b>	<b>ANC</b>
1035	0814	RF-1	6A04
<b>Address of Property:</b> 1382 East Capitol St NE			
<b>ZONING INFORMATION</b>			
<b>Relief from section(s):</b> U-320.1(a), C-701.5, X-1000.4, X1002.1(a), X901.2, C-204.9			
<b>Type of Relief:</b> Use Variance, Special Exception			
<b>Brief description of proposed project:</b> Add additional tables for seasonal outdoor seating.			
<b>Present use of Property:</b> Currently, the Property is a two-story building plus cellar with a valid Certificate of Occupancy to use the first floor and basement floor of the Building for an 8-seat restaurant.			
<b>Proposed use of Property:</b> Continued use of the property as a restaurant and add tables for seasonal outdoor seating			
<b>CONTACT INFORMATION</b>			
<b>Owner Information</b>		<b>Authorized Agent Information</b>	
<b>Name:</b> The Goal Family Trust		<b>Name:</b> Anthony M. Rachal, III	
<b>E-mail:</b> amrlaw@att.net		<b>E-mail:</b> amrlaw@att.net	
<b>Address:</b> 1382 East Capitol St NE Washington, DC 20003		<b>Address:</b> 5004 Cathedral Ave., NW, Suite 100 Washington, DC 20016	
<b>Phone No.s:</b> (202) 494-7171		<b>Phone No.s:</b> (202) 494-7171	
<b>Phone No. Alternate:</b>		<b>Phone No. Alternate:</b>	
<b>WAIVERS</b>			
<ul style="list-style-type: none"><li>• <b>Solar:</b></li><li>• I hereby certify my application is not subject to Subtitle D § 208.1 or Subtitle E § 206.3</li><li>• Pursuant to Subtitle D § 208.1/E § 206.3, I hereby certify there is no solar energy system on an abutting property</li><li>• Pursuant to Subtitle D § 208.1/E § 206.3, my application will include a comparative solar shading study reflecting the increased annual incident of solar shading by percent</li><li>• Pursuant to Subtitle D § 208.1/E § 206.3, my application will include a written agreement executed by the owner of the impacted solar energy system accepting the interference with the solar energy system</li><li>• Waive my right to hearing</li><li>• Agree to the terms in Form 128 - Waiver of Hearing for Expedited Review</li><li>• Request that this case be placed on the Expedited Review Calendar</li></ul>			
<b>FEE CALCULATOR</b>			
<b>SIGNATURE</b>		<b>Date</b>	
Anthony M. Rachal, III		5/12/2025	
<div style="text-align: right;">Board of Zoning Adjustment District of Columbia CASE NO. 21334</div>			
<div style="text-align: center;">District of Columbia Office of Zoning 441 4th Street, N.W., Ste. 200-S, Washington, D.C. 20001 EXHIBIT NO. 1 (202) 727-6311 * (202) 727-6072 fax * www.dcoz.dc.gov * dcoz@dc.gov</div>			





# Consent Agenda



## DISTRICT OF COLUMBIA GOVERNMENT OFFICE OF THE SURVEYOR

Washington, D.C., July 17, 2024

Plat for Building Permit of :

SQUARE 1035 LOT 814

Scale: 1 inch = 20 feet

Recorded in Book A & T Page 3757 - J

Receipt No. 24-04395

Drawn by: A.S.

Furnished to: ZIAD DEMIAN

"I hereby certify that the dimensions and configuration of the lot(s) herein depicted are consistent with the records of the Office of the Surveyor unless otherwise noted, but may not reflect actual field measurements. The dimensions and configuration of A&T lots are provided by the Office of Tax and Revenue and may not necessarily agree with the deed description(s)."

Surveyor, D.C.

I hereby certify that on this plat on which the Office of the Surveyor has drawn the dimensions of this lot, I have accurately and completely depicted and labeled the following:

1) all existing buildings and improvements - including parking spaces, covered porches, decks and retaining walls over four feet above grade, and any existing face-on-line or party wall labeled as such, well as projections and improvements in public space - with complete and accurate dimensions;

2) all proposed demolition or raze of existing buildings duly labeled as such; all proposed buildings and improvements - including parking spaces, covered porches, decks and retaining walls over four feet above grade, any existing face-on-line or party wall labeled as such, as well as projections and improvements in public space and the improvements used to satisfy pervious surface or green area ratio requirements - with complete and accurate dimensions, in conformity with the plans submitted with building permit application;

3) any existing chimney or vent on an adjacent property that is located within 10 feet of this lot.

I also hereby certify that:

1) my depiction on this plat, as detailed above, is accurate and complete as of the date of my signature hereon;

2) there is no elevation change exceeding ten feet measured between lot lines, or if so, this elevation change is depicted on a site plan submitted with the plans for this permit application;

3) I have ~~have not~~ (circle one) filed a subdivision application with the Office of the Surveyor;

4) I have ~~have not~~ (circle one) filed a subdivision application with the Office of Tax & Revenue; and

5) if there are changes to the lot and its boundaries as shown on this plat, or to the proposed construction and plans as shown on this plat, that I shall obtain an updated plat from the Office of the Surveyor on which I will depict all existing and proposed construction and which I will then submit to the Office of the Zoning Administrator for review and approval prior to permit issuance.

The Office of the Zoning Administrator will only accept a Building Plat issued by the Office of the Surveyor within the two years prior to the date DCRA accepts a Building Permit Application as complete.

I acknowledge that any inaccuracy or errors in my depiction on this plat will subject any permit or certificate of occupancy issued in reliance on this plat to enforcement, including revocation under Sections 105.6(j) and 110.5.2.2 of the Building Code (Title 12A of the DCMR) as well as prosecution and penalties under Section 404 of D.C. Law 4-164 (D.C. Official Code §22-2405).

Signature: \_\_\_\_\_

Date: \_\_\_\_\_

Printed Name: \_\_\_\_\_ Relationship: \_\_\_\_\_

to Lot Owner: \_\_\_\_\_

If a registered design professional, provide license number \_\_\_\_\_ and include stamp below:



SCALE: 1:20

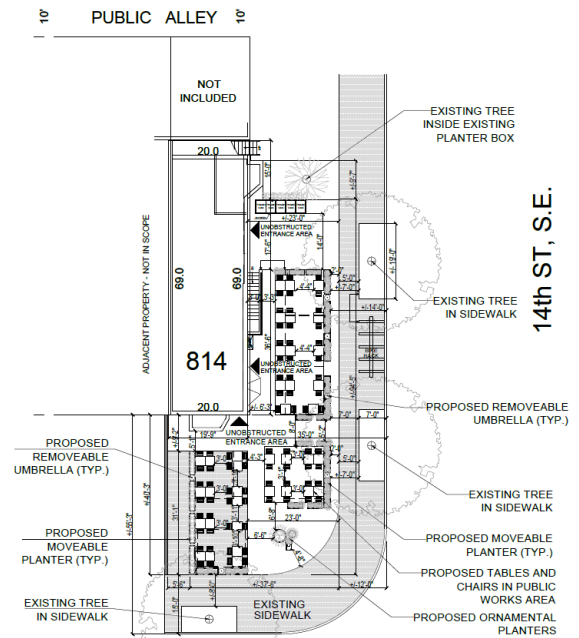
SR-24-04395(2024)

SHEET 1 OF 2

demianwilbur architects

Della Barba Pizza- 1382 East Capitol St NE, Washington DC, 20003

SQUARE 1035



EAST CAPITOL ST, N.E

PROPOSED SEASONAL OUTDOOR PATIO  
AREA 2332-SF  
2332 @ 15 SF PER OCCUPANT  
MAXIMUM OCCUPANCY (155)

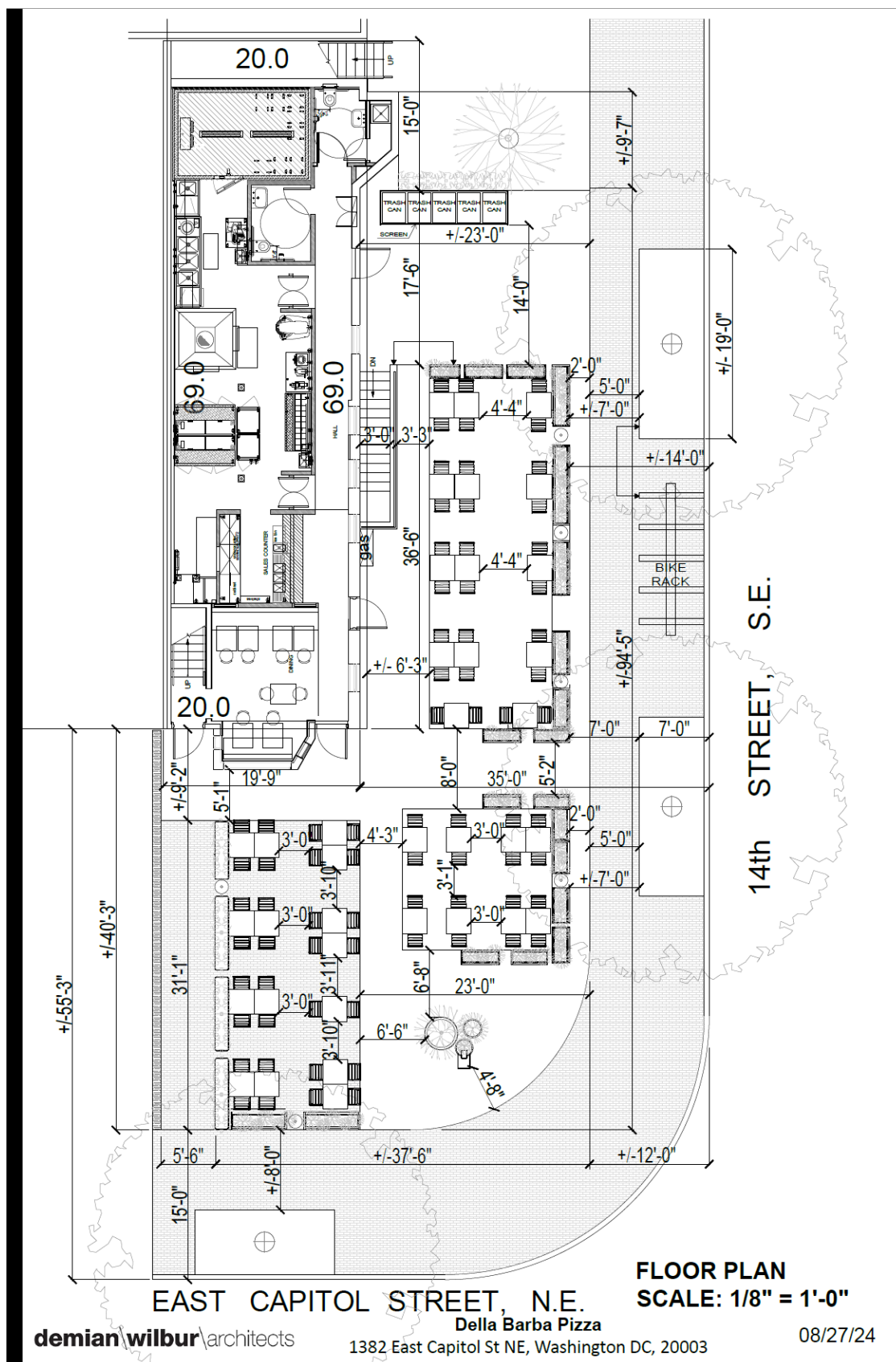
TOTAL NUMBER OF TABLES PROPOSED (37)  
TOTAL NUMBER OF CHAIRS PROPOSED (74)

SR-24-04395(2024)

SHEET 2 OF 2

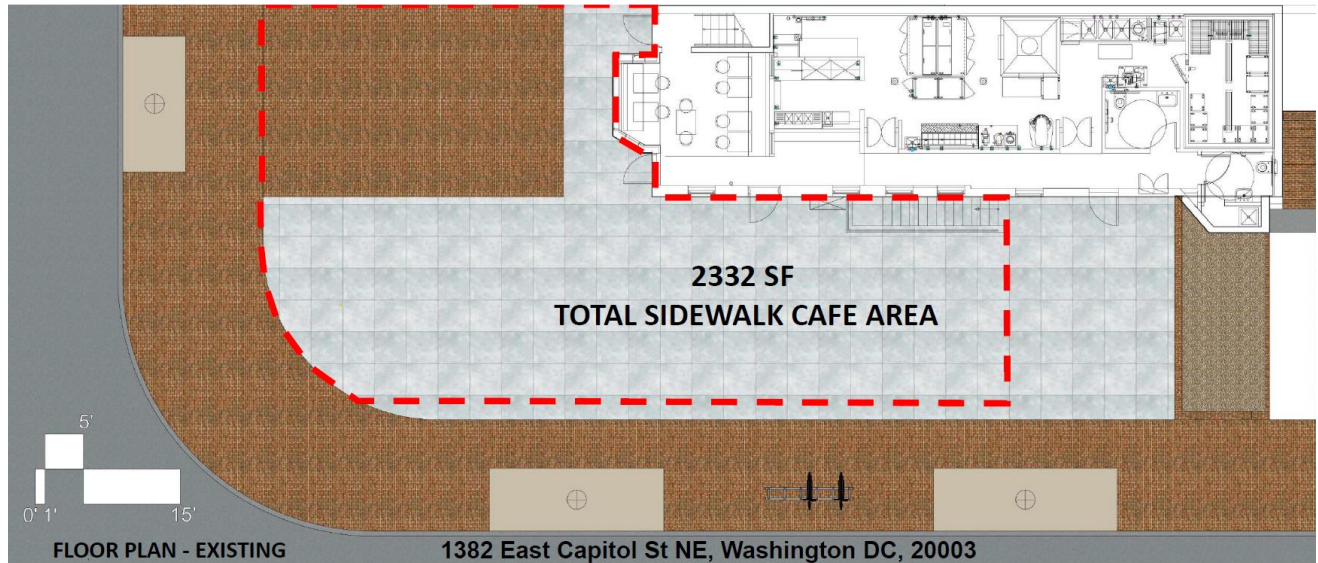
08/27/







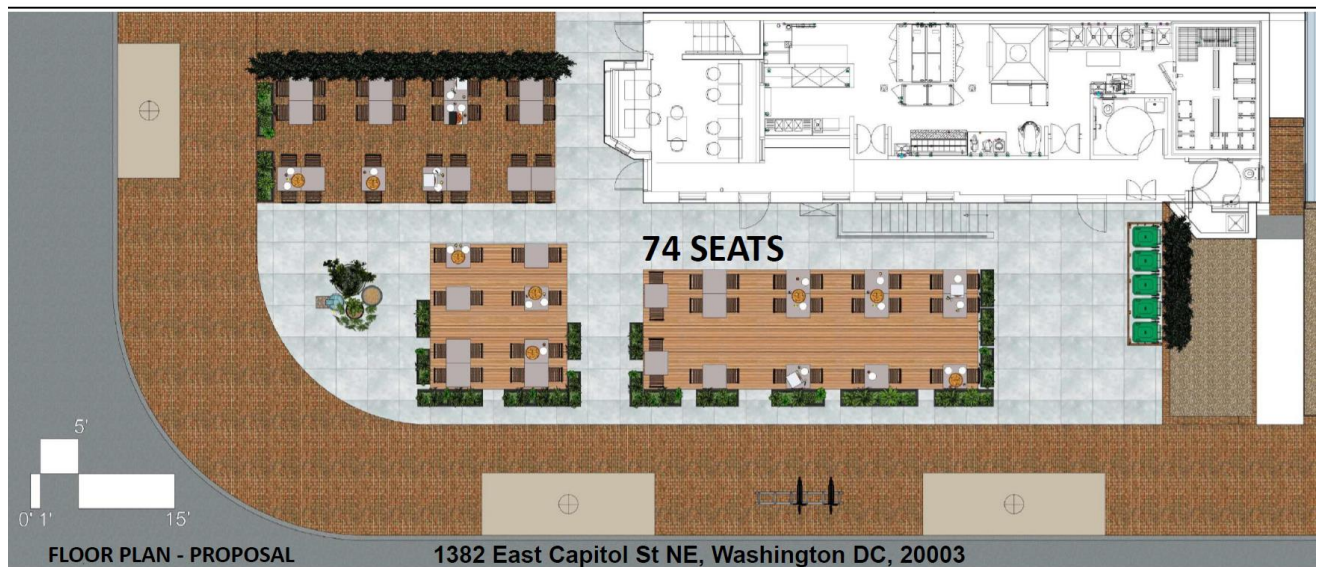
## Consent Agenda



demian\wilbur\architects

Della Barba Pizza  
1382 East Capitol St NE, Washington DC, 20003

08/27/24



demian\wilbur\architects

Della Barba Pizza  
1382 East Capitol St NE, Washington DC, 20003

08/27/24





## Consent Agenda



demian\wilbur\architects

**Della Barba Pizza**  
1382 East Capitol St NE, Washington DC, 20003

08/27/24



demian\wilbur\architects

**Della Barba Pizza**  
1382 East Capitol St NE, Washington DC, 20003

08/27/24





## Consent Agenda

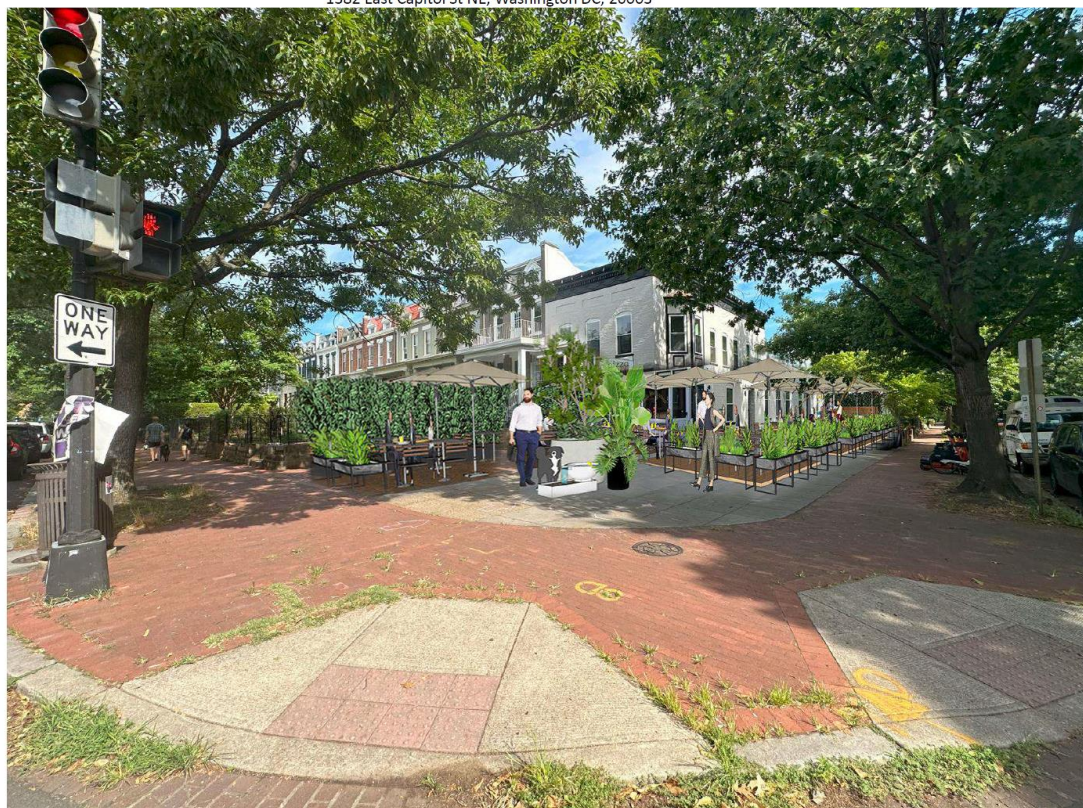


demian wilbur architects

Della Barba Pizza

08/27/24

1382 East Capitol St NE, Washington DC, 20003



demian wilbur architects

Della Barba Pizza

08/27/24

1382 East Capitol St NE, Washington DC, 20003





Consent Agenda



demian\wilbur\architects

Della Barba Pizza  
1382 East Capitol St NE, Washington DC, 20003

08/27/24



demian\wilbur\architects

Della Barba Pizza  
1382 East Capitol St NE, Washington DC, 20003

08/27/24



Officer Reports - Treasurer



TO: ANC6A

FROM: Roberta Shapiro, Commissioner 6A03, Treasurer

Date: June 2 , 2025

Subject: Treasurer’s Report for May 2025 ANC Meeting

Current Financial Status

- 1. As of the end of May 2025, the ANC 6A available funds balance reported by OANC was: \$30144.96 down from \$31,266.15 at beginning of May. (See attachment)
- 2. The change was due to OANC posting payments in May for contract services rendered in April.
- 3. This NCB cash balance on May 31, 2014 was \$30,992.15. The difference between NCB and OANC is an \$846.19 check issued in May that had not yet cleared at NCB, and the ubiquitous and mysterious \$1 balance difference between NCB and OANC.
- 4. With all known pending payments made in June (as of 6/2/2025) for obligations incurred in May of 2025, the ANC’s financial status is estimated in the table below.
- 5. Assuming there are no issues, our next allotment should be paid in July.

June 1 OANC Opening Balance		30,144.96
UNCLEARED PAYMENTS TO DATE IN JUNE		
• Contract Services		-846.19
• Contract Services		-275.00
Currently Available Resources (June 2, 2025)		\$29,023.77

- 6. ANC 6A has a checking account balance of \$100.05
- 7. Motion Requested to approve Treasurer’s Report



May 2025 -Month End OANC Treasurers Report

ANC 6A Monthly Treasurer's Report

Month:

May

2025

Opening Report Balance:

\$31,266.15

Closing Report Balance:

\$30,144.96

Change:

(\$1,121.19)

Transactions

Check/Dep ↑↓	Date ↑↓	Payee/Payor	Cat ↑↓	Income	Expense
	2025-05-02	Irene Dworakowski	7		\$846.19
	2025-05-02	Anna Tsaui	7		\$275.00



## **Committee Reports**

### Community Outreach Committee (COC)



No report was submitted for the May 2025 COC meeting.





## Committee Reports

### Community Outreach Committee (COC)



#### Minutes

#### Advisory Neighborhood Commission 6A Meeting Community Outreach Committee

March 24, 2025

##### Attendees:

Paul Spires, Chair  
Gail Sullivan  
Paul Spires  
Ashley Blake  
Andrew Frenkel  
Maddie Caldis  
Michaela Freidman  
Shawn Phillips  
Dave Wethington, Commissioner

The meeting was called to order at 7:10 pm

Adoption of Agenda and Minutes approved.

Announcements and Reminders: People's Front of H Street, Sunday Clean ups in 6A01, Mardi Gras Feedback

Maddie Caldis Presented Free DC

Chair Spires suggests Free DC Updates for future meetings. Maddie, with the help of Committee Member Ashley Blake, vowed to continue to offer 6A the opportunity to join the FREE DC effort.

ANC 6A Chair Wethington presented the New Grant Application. COC recommended to the ANC to approve the new grant proposal; unanimously approved by the Committee.

Public Safety Discussion & Brainstorm: Mutual Aid presented by Michaela Freidman

Committee Member Blake suggested we continue the conversation around public safety at each meeting.

Committee Member Andrew Frenkel suggested finding volunteers for outreach and collaborating with HIPS.

##### Community Comments

Committee Member Gail Sullivan raised awareness of the WMATA Bus Survey

The meeting was adjourned.



## **Committee Reports**

### **Alcoholic Beverage and Cannabis (ABC)**



No report was submitted for the May 2025 ABC meeting.



## Committee Reports

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



#### Minutes

#### ANC 6A Transportation & Public Space Committee Meeting

Monday May 19, 2025 at 7:00 pm

Virtual Meeting via Zoom

- I. Meeting called to order at 7:01 pm.
- II. Introductions & Announcements. Committee members present: Shaun Lynch (Acting Chair), Catilin Rogger (Secretary), Jeff Fletcher, and Mark Sussman. Commissioners present: Dave Wethington (6A05/Chair), Amber Gove (6A04), and Paul Spires (6A01)
- III. Old Business
  - a. West Virginia Ave NE ([NOI-25-115-TSA](#)). Kelly Jeong-Olsen from DDOT joined the committee and discussed the recently issued NOI for the stretch of West Virginia Avenue NE between 8<sup>th</sup> Street and Florida Avenue NE and the signal project at the intersection of 8<sup>th</sup> Street/West Virginia Avenue/K Street NE. The project will add a signal the intersection of 8<sup>th</sup> Street and West Virginia Avenue which will be synced up with the existing signal at 8<sup>th</sup> and K Streets. The street classification does not meet the criteria for speed humps. DDOT is proposing conversion to one-way traffic northeast bound. DDOT's study found that this conversion (as opposed to southwest bound traffic) would have less of an impact on surrounding neighborhood streets. DDOT is then proposing to install bike lanes in both directions and maintain the parking spaces to narrow car travel lanes. The northeast bound lane will be protected inside the parked car lane. The contra-flow lane will be separated from car traffic by double yellow line.
    - i. Acting Chair Lynch noted that the most dangerous driving in the neighborhood has come from southwest bound drivers turning left and speeding down 9<sup>th</sup> Street, and believed this change would help. He also noted that a lead pedestrian interval at the new signal will be important. The driveways on the north side will prevent some street narrowing, so DDOT should look into raising the raised crosswalk at 9<sup>th</sup> Street intersection to further slow down speeding.
    - ii. Commissioner Spires expressed concern is the 900 block of L Street NE which causes those who live there to drive in a circle to get home. He asked if there was a way to allow drivers through. Ms. Jeong-Olsen said that it is likely not possible to allow. Acting Chair Lynch said that it was a welcome safety addition to prevent speeding right turns.
    - iii. Committee member Sussman asked if 11 feet is the narrowest we can make the travel lane. DDOT is concerned about sideswiping risks. Mr. Sussman asked about making the markings wider to create more of a buffer between car traffic and the contra-flow bike lane and if it was possible to add strategic placement of flex posts that are not in the way of driveways but still signal to drivers that it is a bike lane. DDOT said they would look into adding these. He also asked if there would be changes made to West Virginia Avenue on the north side of Florida Avenue given there will be a do not enter sign for those driving southwest. Ms. Jeong-Olsen said they will make changes to the intersection, too.



## Committee Reports

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



- iv. A community member asked where DDOT thinks the southwest bound traffic will divert to. Ms. Jeong-Olsen said she will follow up with some data after the meeting.
  - v. Committee member Sussman made a motion to send a letter of support including comments from this committee meeting. Committee member Fletcher seconded that motion. The vote passed unanimously.
  - vi. Ms. Jeong-Olsen noted that the project may be delayed due to the timeline for signal construction because of the power lines that need to be laid, so this project is likely to have a slower timeline.
  - vii. Committee member Sussman asked if the vision zero hardening project at 13<sup>th</sup> Street and Constitution Avenue was still on schedule. Ms. Jeong-Olsen said that the project is still on the agenda for late summer.
- b. Capitol Hill Open Streets on June 28, 2025. ANC 6A has a tent reserved along the route for this event. The TPS Committee does not have formal plans for this event at this time.
  - i. Committee member Sussman met with the open streets organizers and confirmed it was definitely happening despite budgetary issues.
  - ii. Committee member Rogger made a suggestion that it was a good opportunity to make folks aware that the ANC and its committees are a way to interact with your community.
- c. [H St NE Bus Priority Project](#). Last year DDOT presented the 90% plans for this project which was slated to begin construction this year. DDOT stated the project is being reevaluated at this time.
  - i. Committee member Rogger stated that this is very disappointing, and it is a waste of the committee's time that was spent working to make this project better for the community. She wondered whether there is something we can do to make clear that this decision is very disrespectful of our time.
  - ii. Committee member Sussman wanted to echo Committee member Rogger's sentiments and noted that this happened with Connecticut Avenue and K Street busway which at least had some visible opposition. He noted that we had 30 odd businesses sign on to this project and there is widespread support. He wondered how the city plans to move people to a redeveloped RFK site without a dedicated transit lane. It does not make any sense especially since hopscotch bridge construction will be down to one lane anyway.
  - iii. Acting Chair Lynch wanted to echo Mr. Sussman's comments and also note that the Benning road bridge will also be down to one lane.
  - iv. Commissioner Spires said that if RFK redevelopment is going to be successful the city needs to be proactive about how to move visitors to the area to that site otherwise there will be massive traffic issues. He agreed with Committee member Rogger's sentiment that it is disrespectful of the committee's time
  - v. Committee member Sussman made a motion to send a letter to the mayor's office, DMPED, DDOT, the city administrator, and council member Allen's office reiterating support for the H Street bus lane project and including the sentiments expressed here. The committee will also work with ANC 6C to see if they would like to send a



## Committee Reports

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



joint letter. Chair Wethington seconded the motion. The motion passed unanimously.

#### IV. New Business

- a. 900 Block of A Street NE. TSI 25-00296033 has been filed (but not prioritized) requesting traffic calming and that DDOT close off this block to traffic similar to both parts of the 900 block of E Street NE where it intersects with Maryland Avenue NE. Neighbors are concerned about traffic speed and volume.
  - i. Committee Member Fletcher said that he has been staring at this street for over 40 years but has never observed excessive speed and excessive volume. In terms of traffic calming, it is a short block and it is intersected by a driveway. He believed closing it would eliminate two zip car spots and two RPP spots.
  - ii. Amanda Bonita lives on the block and wanted to elaborate on what her ask is. It is primarily focused on peak rush hour. People coming off Lincoln Park will either go down Mass Avenue or Constitution Avenue. They will divert onto A Street when they see their usual routes backed up. In the morning there will be a pile up of cars. And this area did not have a stop sign for a long time until community action. She proposed to install permanent bollards or planters to block off the intersection of A Street and Mass Avenue. This would maintain RPP spots but keep the crossings safer for the neighborhood.
  - iii. Commissioner Gove thanked Amanda for submitting the TSI. She suggested the ANC ask DDOT to prioritize this in the next round of their TSI prioritizations. She pointed to other places where DDOT has closed slip lanes like this, including 2<sup>nd</sup> Street and North Carolina Avenue SE where they added planters so bike traffic can get through. These actions act to lower the motivation for a high-speed turn onto a diagonal street.
  - iv. Commissioner Gove made a motion that the ANC send a letter requesting DDOT include this stretch of 9th Street and Massachusetts Avenue and A Street NE in their quarterly prioritization. Chair Wethington seconded the motion. The motion passed 6-1 with committee member Fletcher dissenting. Commissioner Gove also suggested asking Commissioner Kolb to do a site visit during the rush hour, which could help.
- b. Alley Closure near the intersection of C Street NE and Warren Street NE scheduled for July 7-11, 2025 for construction. Permit applicants sent notice to the ANC as part of their DDOT application.
  - i. Chair Wethington stated that they received notice and will put notice out to the affected neighbors. This is a result of the development of two open lots adjacent to the alley.

#### V. Community Input

- a. Chair Wethington noted that community member Jennifer Brown was asking about concrete barriers in the context of West Virginia Avenue.
  - i. Jennifer Brown expressed concern with the concrete barriers on North Carolina Avenue. She said that there should be a 3-5-foot barrier instead of the 2 foot one described in the project.



## Committee Reports

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



- ii. Committee member Rogger stated that her family like the North Carolina Avenue bike lane and feel much safer now that they are there.
- b. Committee member Sussman expressed gratitude to Acting Chair Lynch for filling in for Chair Bloomstine
- c. Commissioner Spires noted that the 900 block of 11th Street NE will be closed for a block party on May 31, 2025. Committee member Sussman noted that Hill Family Biking will do a ride to the block party starting at 1:00 pm at Maury Elementary.

VI. Meeting adjourned.





## Committee Reports Economic Development and Zoning Committee



### Minutes

ANC 6A Economic Development & Zoning Committee

Wednesday May 21, 2025, 7:00 - 9:00 pm

Virtual Meeting via Zoom

#### Attending:

Committee members: Mike Cushman, Ziad Demian, Russ Greenfield, Scott Kilbourn, Becca Buthe, Ayisha Lockett

Commissioners: Dave Wethington (6A05, also acting co-chair), Paul Spires (6A01), Roberta Shapiro (6A03), Amber Gove (6A04), Steve Kolb (6A07)

7:00 pm Welcome/Introductions

7:01 pm Resolution of previously heard cases

7:05 pm Old Business

7:12 pm New Business

Resolution of previously heard cases, reviewed by Commissioner Wethington:

1. ***901 H Street NE (ZC 10-03E): Hearing of May 8, 2025: Request for a Modification Without Hearing to the planned unit development (“PUD”) approved pursuant to Z.C. Order No. 10-03, as extended and modified by Z.C. Order Nos. 10-03A, 10-03B, and 10-03D, along with the Applicant’s associated request for special exception relief to permit fast food restaurant use at the Property. Zoning Commission approved the following modifications to the conditions of the approval, as noted by the underlined and italicized text:***

The PUD shall have a maximum density of 5.0 FAR and a gross floor area of 435,265 square feet. Of that, the PUD shall have approximately 51,420 square feet of retail and/or eating and drinking establishment uses, including fast food restaurant use, of which approximately 5,365 square feet may also be devoted to veterinary hospital use.

*If any new uses are adopted under the eating and drinking establishment use category as defined under Subtitle B §§ 100.2 and 200.2(i) by an amendment to the Zoning Regulations after the effective date of this Order, such newly adopted uses shall be considered matter-of-right uses within the PUD, except that following such amendment, the establishment of a new fast food restaurant or a new fast food drive-through shall require review and approval by the Zoning Commission.*

2. 1355-1359 H Street, NE (BZA 21254): Hearing of April 30, 2025: The BZA concluded that the applicant has satisfied the burden of proof for the requested relief to include:
  - Special Exception from the rear yard requirements of Subtitle G § 207.1, pursuant to Subtitle G § 207.14, Subtitle G § 5200.1, and Subtitle X § 901.2 (15 feet minimum, 0 feet existing, 0 feet proposed)
  - Special Exception under the eating and drinking establishment use requirements of Subtitle H § 6007.1(e)(2), pursuant to Subtitle X § 901.2
  - Special Exception under the fast-food establishment use requirements of Subtitle U §



## Committee Reports

### Economic Development and Zoning Committee



513.1(e), pursuant to Subtitle X § 901.2

The Board approved the application consistent with plans submitted (Exhibit 33B of the record), subject to the following conditions:

All trash for tenants that have obtained a Certificate of Occupancy for fast food shall be stored in indoor trash rooms within the main building envelope, such as those shown on Sheet A103 of Exhibit 33B, until such time as the trash is removed from the premises by a garbage contractor. No dumpsters or other trash or recycling containers serving the fast-food uses shall be kept in public space. Exterior doors to any trash rooms shall be kept closed except when in use by tenants depositing trash or by the contractor removing trash.

#### Old Business:

1. 917 Constitution Avenue, NE (BZA 21282): To construct a second story addition to a detached garage, in the rear of an existing, attached, two-story plus cellar, principal dwelling unit in the RF-1 zone.

Notes: The architect made some minor changes after EDZ feedback during the March 19, 2025 meeting.

- The originally proposed windows facing the public alley originally had a sill height of 1' 6". Privacy concerns were addressed by increasing the sill height almost two feet to 3' 4".
- The second comment was concerning the stairs to the roof. The owners expressed that they would like to age in place and therefore opted to keep the stairs as proposed because it ensures that roof access remains feasible for them as time progresses.
- Mike Cushman: During the zoning committee hearing it was confirmed that the stairway to the roof was not allowed by the zoning.

#### New Business

1. **1000-1014 H Street NE (BZA Case # Pending):** *The potential applicant is pursuing a zoning map amendment for the property at 1000-1014 H Street NE to rezone the property from the current NMU-4/H-R zone to the NMU-5/H-R zone. The zoning map amendment would allow for an additional story in building height. The proposed NMU-5/H-R zone is similar to the current NMU-4/H-R zone, only it allows for a floor-area-ratio of 4.2 (vs. 3.0 in current zone), a height of 70 feet (vs. 50 in the current zone) and a lot occupancy of 80% (vs. 75% in the current zone).*

#### Presentation:

- If the zoning map amendment is successful, the potential applicant envisions a similar mixed-use project to what was approved by the BZA (20880) in 2023, with the primary change being the one additional story allowed in the NMU-5/H-R zone.
- **Presented by Meredith Moldenhauer (Cozen O'Connor) on behalf of the applicant:** Preliminary presentation seeking ANC input and support before filing a **map amendment**; NOI (Notice of Intent) already submitted.
  - Originally part of a larger BZA-approved project (case 20880) with 76 units and retail, approved in May 2023. Market challenges (costs, labor, financing) forced division into two separate projects. There would be an easement to ensure the project can provide off-street parking and they want to add a floor to the proposed structure. Proposed **map amendment** would rezone from MU-4 to MU-5A. Project would increase from 48 units (not financially viable) to **59 units, 2 retail spaces, 8 parking spaces** (plus 1 car share space).



## Committee Reports

### Economic Development and Zoning Committee



- The map amendment process requires that they show it is consistent with the FLU, Generalized Policy Map, and Comprehensive Plan.
- Going from NMU-4 to NMU-5A. It allows for greater FAR, they are not going to maximize that they simply want the increased height. It would remain almost identical with just another story.
- They are requesting flexibility for IZ Plus - but they are asking for a map amendment for the financial challenges that currently exist. Instead of providing 4-5 units they would provide 5-6 units which is greater than the 10% of the original project but less than the 18% required from the map amendment.
- Community outreach and support: Meetings held with ANC commissioners, neighbors, and local church. Letters of support received from local businesses.
- Key concerns addressed in the project: **Truck access/loading:** On-site turning radius and loading bay provided. **Parking for both lots:** Easement and access plan shown for both properties. **Sun/shadow impacts:** Minor and not affecting residential homes. **Parking provisions:** 8 parking spaces + 1 car share; not RPP-eligible, but applicant willing to propose bylaw restrictions.

#### Comments/Discussion:

- Mike Formant: with Formant property group who were the previous owners and sold it three years ago. Mentioned that there are no current tenants or businesses on the property and he is here to provide support for this project.
- Dave Wethington: Question on what the biggest differences between 48 units versus 59 units for the new proposal.
- Jenay Dogenay (Works for the developer): Selling 48 condominiums does not break even on the project. They will still have commercial units on the ground floor. They are all condominium units not apartments.
- Dave Wethington: What are the implications of the zoning change on the IZ requirements?
  - Meredith: Three pathways: - By-right: Requires a standard 10% Inclusionary Zoning (IZ) set-aside if over 9 units. BZA (Board of Zoning Adjustment): Still only requires 10% IZ, even with flexibility.
- Map Amendment: Triggers IZ Plus, with 12%-20% IZ required.
- By-right development could benefit from H Street façade bonus, but under IZ Plus, this bonus does not count. Instead, the project must use IZ Plus density first, which pushes the requirement to 18% IZ—more than a typical Planned Unit Development (PUD). PUDs often only require 10-12% IZ, even when receiving greater density bonuses. This project is not maxing out height or FAR (e.g., FAR is about 4.0 vs. 4.2+ allowed), so Mike Cushman: Remembers some of the history of the project. It initially came in with no retail on the first floor which got a lot of push back and then came in with 40% on the first floor. The city has a goal to increase affordable housing, so he wants to caution against trading public benefit for private gain especially given the site's history of displacement and blight.
- Mike Formant: The tenants were paid out, they were not pushed out. Some were given payment which helped them with down payment for other properties, one of them did not pay rent for 18 months. Right now, no one is interested in buying close to what they paid for it. The retail spaces are not able to be infilled anymore. The current owners are trying to make it possible with a bit of relief so some support from the ANC could help get the project moving and benefit the neighborhood.
- Scott Kilbourn: Buildings to the north are residents, have they been informed? And are they in support of additional height?
- Jenay: Everyone is aware of what is going on. Some are supportive, others have questions and they answered but they did not say they were opposed.



## Committee Reports

### Economic Development and Zoning Committee



- Scott Kilbourn: How tall is the Avec and how does it compare?
- Jenay: They are the same height.
- Commissioner Shapiro: She was here when the first applications came. What happened on the block is a sore spot. We are open to the commissioners and neighbors, but we need more than verbal promises. She has verified with DDOT that because of the zoning the residents do not qualify for PP parking. This is a concern for the residents on the surrounding streets. There is also a risk that this gets converted to rental. They want to make sure that future residents do not qualify for RPP stickers per DDOT rules. There is confusion about this. We also need to be sensitive to the impacts of gentrification and would like to see some compromise for the IZ especially if they end up going to rental housing. She does really want to see them activate the space. She wants to find somewhere in the middle to meet.
- Meredith: Has worked out agreements like this with other ANC Commissioners.
- Utku Aslanturk: They are asking for change to have the additional units make sense.
- Becca Buthe: Why not maximize the FAR?
- Meredith: Might be able to get more FAR but not a more efficient units or design, additional construction costs more money. They wanted to maximize the design without completely redoing the project design.
- Resident: Jeff Augello - Owns a residence on 11th off H street and directly abuts these properties. He has been a resident here for 20 years and knows the history of the area. It has been turned over a lot in these years and is not just a blighted property. He does not think we need to rush into this. That is because no one can use it for anything else. The rear properties do not have an alley and they depend on their backyards. The shadow cast would be a problem and the parking would also be a problem. Douglas Memorial Church is a significant historical property and the taller you go the more it will take away from these historical buildings. The church's complaint is always about parking as well. The properties that Meredith showed that support the development are all commercial properties not residential.
- Meredith: They have the ability to file the map amendment tomorrow, but they would prefer to have something to go to the full ANC by June 10, 2025. Something to say they are working with the applicant and have reached some preliminary terms to seek a resolution or a letter. It does not have a zoning case number yet, but then it could go to the full ANC committee. Then they would file with the zoning commission and come back. Send a recommendation for the full ANC saying we withhold support of the project unless prior to that day there are letters of support from residential neighbors and a draft Memorandum of Understanding (MOU).
- Emily Pappas (neighbor): They have done a good job reaching out to neighbors, doing leave behinds, and doing open houses. But they have not been getting letters of support because they are not comfortable with the project, but putting some of this in writing would make them more comfortable with the project. Without that they feel nervous about how this project could go - they want to respect the historic nature and the promising future of this block.
- Roberta Shapiro: Suggests a "wish list", directed at Emily Pappas, from the neighbors to help understand the exact concerns and desires.
  - It is not gaining much density in return for the higher IZ requirement.
  - The applicant is seeking flexibility from the 18% IZ requirement. Proposes to provide 10% IZ (5-6 affordable units)—more than the 4-5 units from the smaller project. Argues that full 18% IZ would consume almost all added density and make the project financially unfeasible.
  - Jenay Doganay - they have four IZ units but have not been sold for over a year now. IZ participants at this time cannot buy units (they also need to qualify and there is a lottery process). After the second lottery they can go on the market but they need to find qualifying people. Carrying costs are really high.



## Committee Reports

### Economic Development and Zoning Committee



#### Motion:

- Motion to withhold support subject to letters of support and coming to a draft agreement/acceptable MOU with the residential neighbors.
  - Passed unanimously.

**2. 1382 East Capitol Street, NE; Square 1035 at Lot 0814 (BZA 21334): Della Barba Pizza, LLC requests a use variance and special exception to expand its existing, nonconforming, pizza restaurant use beyond the first floor, with cellar, in order to provide for additional seasonal outdoor patio seating within public space.**

#### Presentation:

- Anthony: Application just scheduled. It is pending before the BZA. They are seeking a use variance and special exception. It has been in business for a number of years just as a carry out.
- Tracey Wingate: One of the owners of Della Barba Pizza. Presented how the seating and tables would be completed in the public space also showing how space needs for handicapped movements are being accommodated.
- Ziad Demian (architect for the project): Proposed area of sidewalk is 2,332 square feet. They are not intending to overly pack this space (going with less than half of what they could), they created three pods to also accommodate ADA requirements. They wanted to maintain the urban feel of the space. They are all removable tables and chairs.
- Anthony: Complete plans are on file. The hours will not change for the restaurant. There will not be outdoor music or other recorded sounds. Supports the spirit of families being able to come together. They are seeking a special exception to waive the parking requirement.

#### Discussion:

- Mike Cushman: What they are asking for is a change in use from takeout operation to turn it into a restaurant. This committee is only doing the use of the space not how many seats they get. The description of where the property is wrong. The change in use can be given as BZA, but use of public space is not given by them. The use change is permanent. Concerns raised about parking and delivery vehicles. Thinks it should go through even though 74 seats is a large number of seats. The number does not concern him, but a block away there is a restaurant that has been problematic to the city.
- Scott Kilbourn: Can the buffer between the house and the restaurant be clarified. Where will the tables and chairs be stored in any off season?
  - They have a basement for storage.
- Scott Kilbourn: Seconding concern about garbage and bike facilities.
  - There is a buffer in space and wall between these things, the trash bins will be screened off.
- Roberta Shapiro: Asked for clarity on the hours of operation and if letters of support from neighbors to the west and north have been received?
  - Hours are 12-10 and they would stay the same, perhaps opening at 11AM, and until 11PM on weekends. They tried to contact the neighbors, they are renters and they have had passing conversations and did not have success with the owners of those units. They do not seem to care but they do not have anything in writing. They do have many letters from other neighbors who are very supportive which are in the exhibits (#11).
- Commissioner Amber Gove: Owner Joey is a great neighbor and excited to see this being expanded. Two longer term issues to raise - one is asking for one pick up drop off 15 minutes spot - she has tried to have conversations with DDOT on this. There are issues with scooter/door dash people on this. Giving them a space to stop and pause to do pickups - they could give one RPP space for a pickup drop-off spot. The bike rack in public space was installed based on popular



## Committee Reports Economic Development and Zoning Committee



demand, perhaps the space adjacent to the trash cans be made available for installation for their own bike rack.

### **Motion:**

- Support use variance to convert current use to restaurant use on first floor and basement and to grant the special exception on parking requirements.
- Passed unanimously minus Ziad Demian who recused himself from this case due to serving as the architect for the project.

The meeting was adjourned at 9:00 pm.

Next scheduled EDZ meeting is June 18, 2025.





## Committee Reports Economic Development and Zoning Committee



March 28, 2025

**Dear Neighbors of 1000 H St NE,**

We hope this letter finds you well. We are writing to introduce ourselves as Dila Development and Construction. We have been partners in the project at 1000 H Street NE since it started, but we have not been directly involved in managing the site or the development process. As of April 1, we will be taking control of the site and leading the development from here on.

We wanted to let you know that we are planning to request a change in the zoning for the property at 1000 H Street NE. Right now, the current zoning limits the building height and size, which makes it difficult to move forward with the project under current market conditions. We are asking to adjust the zoning to allow us to add one additional story to the building and increase the overall size slightly.

Additionally, this project originally included 1000 through 1016 H Street NE. However, we have decided to sell 1016 H Street NE separately due to the financial and logistical challenges facing the project — challenges that many developers are currently experiencing. Moving forward with a smaller project will make it easier to secure financing and manage the construction process more efficiently. We believe that the proposed map amendment and a more streamlined project scope will improve the feasibility of the development while aligning with the Mayor's broader efforts to revitalize the H Street corridor.

If the zoning change is approved, the project will remain very similar to the mixed-use development that was approved by the Board of Zoning Adjustment (BZA) in 2023 — the main difference would be the extra story.

We will be sending out a formal notice soon, which will start a 45-day period before we can officially apply for the change. We value the input of our neighbors and would love the chance to discuss this with you further. We also hope to present more details at the next ANC meeting.

1114 H St NE #100 Washington, DC 20002



## Committee Reports Economic Development and Zoning Committee



We recently moved our office to **1114 H Street NE**, and we'd be happy to meet with you to discuss this in person anytime. Please feel free to call or email to schedule a time that works for you.

Thank you for your time and consideration. Please feel free to reach out if you have any questions or concerns — we look forward to working with you as we move forward with the project.

Sincerely,

Jenay Doganay

Dila Development and Construction

[jenay@dilaconstruction.com](mailto:jenay@dilaconstruction.com)

202-424-9202

1114 H St NE #100 Washington, DC 20002



JOIN US TO FIND OUT MORE ABOUT OUR PROJECT

# 1000-1016 H ST NE

**April 30th, 2025**  
4-6 pm

OR

**May 3rd, 2025**  
10 am - 12 pm

Please let us know if you can't make it on either day,  
and we'll be happy to schedule a time that works for you.



**DILA**  
DEVELOPMENT  
AND CONSTRUCTION



**1114 H St NE #100**  
**Washington, DC 20002**



[jenay@dilaconstruction.com](mailto:jenay@dilaconstruction.com)



## Committee Reports Economic Development and Zoning Committee



### 1000-1016 H St – BZA Approved



SUMMER SOLSTICE 9:00AM

DURING SUMMER MONTHS, NO NEW SHADOWS WILL CAST OVER THE NEIGHBORING ROADS FROM 9:00AM TO 12:00PM.



SUMMER SOLSTICE 12:00PM



SUMMER SOLSTICE 6:00PM

### 1000-1016 H St – Proposed



SUMMER SOLSTICE 9:00AM

DURING SUMMER MONTHS, NO NEW SHADOWS WILL CAST OVER THE NEIGHBORING ROADS FROM 9:00AM TO 12:00PM.



SUMMER SOLSTICE 12:00PM



SUMMER SOLSTICE 6:00PM

### 1000-1016 H St – BZA Approved



FALL EQUINOX 9:00AM

DURING FALL MONTHS, NO NEW SHADOWS WILL CAST OVER THE NEIGHBORING ROADS FROM 9:00AM TO 12:00PM.



FALL EQUINOX 12:00PM



FALL EQUINOX 6:00PM

### 1000-1016 H St – Proposed



FALL EQUINOX 9:00AM



FALL EQUINOX 12:00PM



FALL EQUINOX 6:00PM





## New Business



### 1000-1016 H St – BZA Approved



WINTER SOLSTICE 10:00AM



WINTER SOLSTICE 12:00PM



WINTER SOLSTICE 5:00PM

### 1000-1016 H St – Proposed



WINTER SOLSTICE 10:00AM



WINTER SOLSTICE 12:00PM



WINTER SOLSTICE 5:00PM

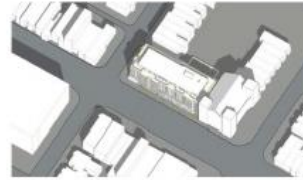
### 1000-1016 H St – BZA Approved



SPRING EQUINOX 9:00AM



SPRING EQUINOX 12:00PM



SPRING EQUINOX 6:00PM

### 1000-1016 H St – Proposed



SPRING EQUINOX 9:00AM



SPRING EQUINOX 12:00PM



SPRING EQUINOX 6:00PM



## New Business



**Suggested Motion:** ANC 6A draft a letter to be sent to the DC Council regarding its concerns about Mayor Bowser's FY26 Budget. The draft letter will be placed on the July 2025 ANC 6A meeting agenda to allow for community input and a vote by the Commission.

**Suggested Motion:** ANC 6A **approve** Scott Kilbourn as a member of the Economic Development and Zoning (EDZ) Committee. (Shapiro)



## New Business

