

**GOVERNMENT OF THE DISTRICT OF COLUMBIA
ADVISORY NEIGHBORHOOD COMMISSION 1B**



**AGENDA PACKET FOR THE
REGULAR MEETING OF THE COMMISSION
ON**

MARCH 7, 2024

6:30 p.m., via Zoom webinar

Sabel Harris, SMD 1B08, *Chair*

Larry Handerhan, SMD 1B01, *Vice-Chair*

Miguel Trindade Deramo, SMD 1B06, *Secretary*

Santiago Lakatos, SMD 1B04, *Treasurer*

Sean Holihan, SMD 1B02

Jamie Sycamore, SMD 1B03

Alan Kensek, SMD 1B05

Ashleigh Fields, SMD 1B07

Tucker Jones, SMD 1B09

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AGENDA
for the
REGULAR MEETING OF THE COMMISSION
on
March 7, 2024, via Zoom

Guest speaker at 6:30 p.m.

- At-Large Councilmember Christina Henderson

Call meeting to order at 7:00 p.m.

I. ROLL CALL

Commissioner	Present	Absent
1B01 Handerhan		
1B02 Holihan		
1B03 Sycamore		
1B04 Lakatos		
1B05 Kensek		
1B06 Trindade Deramo		
1B07 Fields		
1B08 Harris		
1B09 Jones		

II. APPROVAL OF THE AGENDA

III. CONSENT AGENDA

- A. Approval of the February meeting minutes**
- B. Two-minute comment time for Commissioners and community members**

IV. EXECUTIVE OFFICERS' REPORTS

- A. Financial report (Cmsr. Lakatos)**

V. COMMITTEE REPORTS

A. Committee on Alcoholic Beverage Regulations

- i. Eatopia Eatery | 1301 U Street NW Unit 111 (1B08 Cmsr. Harris) | Stipulated License | ABCA 127444
 1. Wants to open April 1, placard March 1
 2. Hours of operation: Mon. – Sun., 7 a.m. to 11 p.m.
 3. Total occupancy: 76 people
 4. Endorsements: Carry-out and delivery, live entertainment
 5. ABR Committee recommendation: **That the Commission endorse Eatopia Eatery for a stipulated license (4-0-0).**
- ii. The Box | 2015 14th Street NW (1B08 Cmsr. Harris) | DCMR| ABCA 127291
 1. New license
 2. Hours of operation: Mon. – Sat., 11 a.m. to 9 p.m.; Sun., 12 p.m. to 8 p.m.
 3. ABR Committee recommendation: **That the Commission protest on the grounds of peace, order, and quiet, to include queuing (4-0-0).**
- iii. Next regular meeting: Wednesday, March 20 at 7:00 p.m.

B. Committee on Economic Development

- i. Reeves Center update expected at March meeting (no votes taken)
- ii. Social Housing discussion (no votes taken)
- iii. Performance parking and place-based entity (no votes taken)
- iv. The next meeting of ANC 1B's ED Committee is Thursday, March 21 at 6:30 p.m. via Zoom. To attend, check ANC1B's website, www.anc1b.org. If you are interested in joining the ED Committee, please email Commissioner Tucker Jones at 1b09@anc.dc.gov.
- v. Next regular meeting: Thursday, March 21 at 6:30 p.m. (third Thursday of the month)

C. Committee on Public Safety and Community Engagement

- i. Report from the Metropolitan Police Department (MPD)
- ii. Next regular meeting: Tuesday, March 12 at 7:00 p.m.

D. Committee on Transportation

- i. *(The committee did not meet in February.)*
- ii. If interested in joining the Transportation Committee as a community member, please contact Commissioner Santiago Lakatos at 1B04@anc.dc.gov. Next regular meeting: Wednesday, March 13 at 7:00 p.m. (registration via ANC1B.org)

E. Committee on Zoning, Preservation, and Development

- i. Case #1
 1. Applicant: OPaL (for client)
 2. Contact: Sean Ruppert, sean@opaldc.com
 3. Property: 1235 W St NW (Square 0271 Lot 0079) (current zoning RA-2) (Greater U Street Historic District)
 4. Case number: (None yet assigned)
 5. Request of committee: Applicant has previously been before this committee for this same property. They had sought a zoning variance but that request was denied. The applicant is therefore presenting a new plan that does not require a zoning variance. The applicant expects that their new plan will require historic review and is asking the ZPD committee to review new plans for historic fit.
 6. SMD/Commissioner: 1B03, Commissioner Jamie Sycamore
 7. Committee recommendation: **Full ANC support of the application for the design at 1235 W St. NW with the provisions that the bay windows on the side be divided into two panes instead of a large single pane, and that the architect work at providing entrances that are not through the bay windows as best they can (4-0-0).**

ii. Case #2

1. Applicant: 2Plys Architects
2. Contact: Adam Crain, AIA, (540) 818-5087, adam@2plys.com
3. Property: 2012 10th St NW (Square: 0332, Lot: 0090). SMD 1B02. U Street Historic District. Zoned ARTS-2.
4. Case number: HPA 24-093
5. Request of committee: Rear addition and 3rd & 4th floor addition to existing attached rowhome.
6. SMD/Commissioner: 1B02, Commissioner Sean Holihan
7. ZPD Committee recommendation: **Full ANC support for the height and massing of a third-story addition at 2012 10th St. NW as compatible with the historic district, and not support a fourth-story addition because of height and massing (3-1-0).**

iii. Case #3

1. Applicant: Client: Cohabs; Architect: Square 134 Architects
2. Contact: James Grasso, james@cohabs.com; Emilie Rottman, AIA, erottman@square134.com
3. Property: 216 T Street NW (Square: 3096 Lot: 0813), RF-1 Zone, Non-Contributing structure located in the LeDroit Park Historic District
4. Case number: Not yet assigned; applicant intends to file for the April Meeting of the HPRB.
5. Request of committee: Proposed third floor addition to existing non-contributing two-story multifamily building. Project seeks historical review at HPRB for proposed addition.
 - a. Applicant showed three possible design options for their proposed third floor addition.
 - i. Option 1 essentially repeats the second floor pattern onto the third floor.

- ii. Option 2 “echoes” the second floor pattern onto the third floor with some minor changes and with a stone or concrete line separating the existing structure from the new part.
 - iii. Option 3 involves the third floor clearly departing from the existing pattern and using a different masonry pattern to differentiate the new third floor from the existing structure.
- 6. SMD/Commissioner: SMD 1B01, Commissioner Larry Handerhan
 - 7. Committee recommendation: **Full ANC support of the application for conceptual design at 216 T St. NW; of the three options presented, option 1 is strongly recommended and preferred (as compatible with the historic district), option 2 is acceptable, and the preference is not to have option 3 used (4-0-0).**
- iv. The next meeting of ANC 1B’s ZPD Committee is Monday, March 18 at 6:30 p.m. via Zoom. To attend, check ANC1B’s website, www.anc1b.org. If you are interested in joining the ZPD Committee, please email Commissioner Tucker Jones at 1b09@anc.dc.gov.

VI. ADMINISTRATIVE

- A. Registrar will post the vacancy notice for SMD 1B02 on March 8, 2024**

VII. EXECUTIVE, COUNCILMEMBER, COMMISSIONER & COMMUNITY ANNOUNCEMENTS

- A. Office of the Councilmember, Ward 1: Niccole Rivero**
- B. Office of the Mayor: Jerrod Allen, MOCRS**
- C. Commissioner announcements**
- D. Community announcements**

VIII. NEW BUSINESS

- A. Support for ANC 1E resolution 2024-0203, “Calling on DC Government to Develop a Budget and Plan for Reimagining and Enhancing KC Lewis Fields” (Cmsr. Handerhan)**
- B. Letter of support for BETA Academy, 1353 Florida Ave. NW (Cmsrs. Trindade Deramo and Sycamore)**

IX. ADJOURNMENT

The next regular meeting of the Commission will be on April 4, 2024, at 6:30 p.m.

MEETING MINUTES FROM FEBRUARY 2024 COMMISSION MONTHLY MEETING

SPECIAL GUEST - 6:30-7:00 PM

- Christopher Dyer, Community Engagement Manager, DC Department of Parks and Recreation (DPR) - provided an overview of DPR programs and answered questions from commissioners and community members.

OFFICIAL SESSION – 7:02PM

*CALL OFFICIAL MEETING TO ORDER

I. Roll Call

Commissioner		<i>Present</i>	<i>Absent</i>
1B01	Handerhan	<i>X</i>	
1B02	Holihan	<i>X</i>	
1B03	Sycamore	<i>X</i>	
1B04	Lakatos	<i>X</i>	
1B05	Kensek		<i>X (out sick)</i>
1B06	Trindade Deramo	<i>X</i>	
1B07	Fields	<i>X</i>	
1B08	Harris	<i>X</i>	
1B09	Jones	<i>X</i>	

II. Approval of Agenda

- **MOTION:** Commissioner Jones moved that ANC 1B approve the draft agenda for the February 1st meeting. The motion was seconded. The motion **PASSED (8 in favor, 0 opposed, 0 abstained)**.

III. CONSENT AGENDA:

A). January Draft Meeting Minutes

- **MOTION:** Commissioner Lakatos moved to approve the consent agenda. The motion was seconded. Commissioner Jones moved to amend the consent agenda to clarify the two-minute comment time for commissioners and community speakers, for community members also include a one speech per speaker per topic limit. Commissioner Lakatos accepted the friendly amendment. Discussion: Commissioner Sycamore asked for clarification if the amendment includes commissioners as well rebuttals. Commissioner Jones clarified that the proposed amendment is what has been proposed for most of the last year which has been one two-minute speech per topic per person, per speaker. Commissioner Trindade Deramo asked if Commissioner Jones would

accept a small amendment to add that at the discretion of the chair, a speaker could be given 20 seconds rebuttal to a direct question or comment. Previous motions were retracted. **NEW MOTION:** Commissioner Jones moved that ANC 1B adopt the minutes and set for a two-minute comment time for commissioners and community speakers with a limit of one speech per speaker per topic, allowing up to 20 seconds for responses in addition to that at the discretion of the Chair. Discussion: Commissioner Sycamore asked about fair discretion from chair. The answer was yes. The motion was seconded. The motion **PASSED (7 in favor, 1 opposed, 0 abstained).**

IV. EXECUTIVE OFFICERS' REPORTS

A). Commissioner Lakatos presented Fiscal Year 2024 Q1 Financial Report

- **MOTION:** Commissioner Lakatos moved that the full ANC adopt the financial Quarter 1 Fiscal Year 2024 Finance Report as presented. The motion was seconded. The motion **PASSED (8 in favor, 0 opposed, 0 abstained).**

V. COMMITTEE REPORTS

A). Committee on Alcoholic Beverage Regulation

- i). FireHouse DC, 912 U St NW – marijuana and weed dispensary, and medical cannabis retailer.
- ABR Committee met with representatives from retailer - open to settlement agreement discussions modeled by other neighborhoods.
 - **MOTION:** Commissioner Holihan moved to have the full ANC 1B protest FireHouse on the grounds of security and other applicable measures. The motion was seconded. The motion **PASSED (8 in favor, 0 opposed, 0 abstained).**

Next regular meeting: Wednesday, February 21 at 7:00 p.m.

B). Committee on Economic Development

i). Main Streets – Clean Streets (Lower GA Ave., Shaw, 14th Street, and U Street)

ii). Neighborhood updates

1. 1617 U Street redevelopment: Zoning Commission resumed hearings on the upzoning of this site from MU-4 to MU-10. Details:

<https://dmped.dc.gov/page/1617U>

2. Alcohol moratorium in North Shaw: ABCA draft rule

3. Public safety interventions: 3D CAC Public Safety meetings are held on the last Thursday of each month at 7pm at 1620 V Street, NW. Spanish speaking only meeting on the last Wednesday of each month at 7pm. The T Street Task Force continues to meet monthly. Howard plans to announce an interim use at the CVS site

iii). Committee agenda topics for 2024

4. Existing Public Disposition conversations (1617 U Street, Reeves Center, Grimke); future of U Street; update on DC HFA redevelopment; Night Life Task Force engagement; revisit Green New Deal for Housing/Social Housing resolution; revisit Public Restrooms resolution

vi). Next regular meeting: Thursday, February 15 at 6:30 p.m. (third Thursday of the month)

C). Committee on Public Safety and Community Engagement

i). Report

ii). Draft Resolution highlighting Administrative Challenges issuing ANC grants and Requesting Procedural Improvements to Facilitate Commission Grantmaking.

- **MOTION:** Commissioner Fields moved to approve the resolution as presented by Commissioner Jones to the OANC on issues highlighted in sponsorships and grants section of ANCs locally. The motion was seconded. The motion **PASSED (8 in favor, 0 opposed, 0 abstained)**.

iii). Report from Metropolitan Police Department (MPD)

iv). Next regular meeting: Tuesday, February 13 at 7:00 p.m.

D). Committee on Transportation

i). Resolution on U Street Bus Priority Project (1B02, 1B07, 1B08)

1. Transportation Committee recommendation: Full ANC support of the resolution on the U Street Bus Priority Project spanning SMDs 1B02, 1B07, and 1B08 (3-0-0)

- **MOTION:** Commissioner Lakatos moved that the full ANC adopt the U Street Bus Priority Project resolution as presented. The motion was seconded. The motion **PASSED (8 in favor, 0 opposed, 0 abstained)**.

ii). Resolution on Florida Avenue Bus Priority Project (1B01, 1B02)

1. Transportation Committee recommendation: Full ANC support of the resolution on the Florida Avenue Bus Priority Project spanning SMDs 1B01 and 1B02 (3-0-0).

- **MOTION:** Commissioner Lakatos moved that the full ANC adopt the Florida Avenue Bus Priority Project resolution as presented. The motion was seconded. The motion **PASSED (8 in favor, 0 opposed, 0 abstained)**.

iii). If interested in joining the Transportation Committee as a community member, please contact Commissioner Santiago Lakatos at 1B04@anc.dc.gov.

iv). Next regular meeting: Wednesday, February 7th at 7:00 p.m. (Registration via ANC1B.org)

E). Committee on Zoning, Preservation, and Development

i). Howard University proposed map amendment Z.C. Case No. 24-01 (view case here)

1. Property: Area outlined in white in map on the left: Southern bound approximately Florida Ave NW and U Street Alley. Northern bound approximately Euclid St NW. Western bound approximately Georgia Ave NW. Eastern bound approximately 5th St NW between U and W St NW, and 6th St NW between W and Euclid St NW. See case linked above for detailed map.

2. SMD/Commissioner: 1B01 (Larry Handerman), 1B02 (Sean Holihan), 1E05 (Philip Newland), 1E07 (Brian Footer)
 3. Proposal: The area is currently zoned either for RA-2 or PDR-3. Howard University is proposing changing the zoning for this area mostly to MU-10, with some parts being changed to MU-9. Right now the MU-9 subtype is listed as MU-9A but Howard may amend the proposal to change that to MU-9B.
 4. No motions were made and the ZPD committee has no recommendations at this time
- ii). Z.C. Case No. 23-17 (Office of Planning – Proposed Text Amendment to Reduce Parking Requirements for Publicly Assisted Affordable Dwelling Units)
1. For full information see the Office of Zoning site here:
https://app.dcoz.dc.gov/CaseReport/CaseReportPage.aspx?case_id=23-17
 2. ZPD Committee recommendation: Full ANC support of Zoning Case number 23-17, the proposed text amendment to reduce parking requirements for publicly assisted affordable dwelling units (3- 2-0, with the Chair voting in favor).
 - **MOTION:** Commissioner Jones moved that ANC 1B support Zoning Case number 23-17 the proposed text amendment to reduce parking requirements for publicly assisted affordable dwelling units. The motion was seconded. There was a brief question during the discussion section by Commissioner Sycamore seeking clarifying on the case. The motion **PASSED (7 in favor, 0 opposed, 1 abstained)**.
- iii). Next regular meeting: Tuesday, February 20 at 6:30 p.m. via Zoom

VI. ADMINISTRATIVE

- A. Introduction of Asha Taylor – the new Marketing and Neighborhood Engagement Intern
- B. Election of committee chairs (Cmsr. Harris for the Executive Committee) Under the Commission’s Standard Operating Procedures, the Executive Committee reviews all eligible submissions for committee chairs and presents nominations to the Commission for approval. Committee chairs are appointed to a one-year term.
 - i. Committee on Alcoholic Beverage Regulations
 - **NOMINATION:** Executive Committee nominated Commissioner Ashleigh Fields for Commissioner Chair, Community Chair Frank Chauvin. Frank Chauvin declined the nomination.
 - **VOTE:** Commissioner Fields was elected Commissioner Chair.
 - ii. Committee on Economic Development
 - **NOMINATION:** Executive Committee nominated Commissioner Tucker Jones for Commissioner Chair, Krishna Kumar for Community Chair.
 - **VOTE:** Commissioner Jones was elected Commissioner Chair, and Krishna Kumar was elected Community Chair.

- iii. Committee on Public Safety and Community Engagement
 - **NOMINATION:** Executive Committee nominated Commissioner Ashleigh Fields for Commissioner Chair, Community Chair Gabriella Savelli. Commissioner Jamie Sycamore nominated himself.
 - **VOTE:** Commissioner Fields received 7 votes, and Commissioner Sycamore received 1 vote. By a 7-1 vote, Commissioner Fields was elected Commissioner Chair, and Gabriella Savelli was elected for Community Chair (ran unopposed).
- iv. Committee on Transportation
 - **NOMINATION:** Executive Committee nominated Commissioner Santiago Lakatos for Commissioner Chair. Commissioner Jaime Sycamore nominated Commissioner Alan Kensek for Commissioner Chair on his behalf. Commissioner Sycamore withdrew the nomination of Commissioner Kensek – wrong committee nomination.
 - **VOTE:** Commissioner Santiago Lakatos was elected Commissioner Chair.
- v. Committee on Zoning, Preservation, and Development
 - **NOMINATION:** Executive Committee nominated Commissioner Tucker Jones as an Interim Commissioner Chair. Commissioner Sycamore nominated Commissioner Alan Kensek for Commissioner Chair on his behalf.
 - **VOTE:** Commissioner Jones received 7 votes and Commissioner Kensek received 1 vote. By a vote of 7-1, Commissioner Jones was elected as an Interim Chair.

VII. EXECUTIVE, COUNCILMEMBER, COMMISSIONER & COMMUNITY ANNOUNCEMENTS

- A). Office of the Councilmember, Ward 1: Niccole Rivero
 - Provided updates from the Councilmembers’ office – and fielded questions from Commissioners and community members.
- B). Office of the Mayor: Jerrod Allen, MOCRS
- C). Commissioner announcements
- D). Community announcements

1. Diane Romo Thomas, Rock 'N Roll DC Half Marathon and 5K, March 16

VIII. New Business

- October 5, 2023, Meeting Re-Votes
 - Traffic Safety 13th and Florida Ave
 - **MOTION:** Commissioner Lakatos moved that the full ANC adopt the resolution as presented in the October meeting, calling for traffic safety prevention in the intersection of 13th and Florida Avenue Northwest in response to a child that was struck while crossing the street. The motion was seconded. There was a brief question during the discussion section by Commissioner Sycamore seeking clarifying on the case. The motion **PASSED (6 in favor, 0 opposed, 0 abstained).**
 -

- Vacant and Blighted properties
 - **MOTION:** Commissioner Jones moved that the ANC support the resolution drafted at the Economic Development Committee and presented to the ANC first on October 5th regarding reducing vacant and blighted properties. The motion was seconded. The motion **PASSED (6 in favor, 0 opposed, 0 abstained)**.
 -
- 1235 W St NW
 - **MOTION:** Commissioner Jones moved to suspend the rules for 5 minutes to allow the developer to present the plan so that we all have a refresher on what is being discussed. The motion was seconded. POINT of ORDER raised by Commissioner Sycamore. Chair Harris asked for a discussion instead. There was a brief question during the discussion section by Commissioner Sycamore seeking clarifying on the topic. The motion **PASSED (6 in favor, 0 opposed, 0 abstained)**.
 - Developer presented.
 - **MOTION:** Commissioner Sycamore moved to postpone this agenda item, BZA case 21033, until the ANC’s next scheduled meeting on March 7, 2024, or to have the ANC call for a special meeting before the scheduled BZA meeting on this project scheduled for February 14, 2024. The motion was seconded. Commissioner Jones asked for clarity in the discussion section. The motion **DID NOT PASS (2 in favor, 4 opposed, 1 abstained)**.
 - **MOTION:** Commissioner Jones moved that ANC 1B support the request for zoning variant described in BZA at application 21033. The motion was seconded. There was a brief question during the discussion section by Commissioner Sycamore seeking clarification. The motion **PASSED (6 in favor, 1 opposed, 0 abstained)**.
 - **MOTION:** Commissioner Trindade Deramo moved for the Committee on Zoning, Preservation and Development develop a set of guidelines or best practices regarding announcements related to development projects in single member districts, and base practices for commissioners to make neighbors aware when notices come across our desk – that can be HPRB notices, BZA notices. Chair Harris suggested ANC does not need a motion, but for Commissioner Jones can establish that process and Chair will help as well.

IX. Adjournment – at 10:28pm



ABCA Committee

Wednesday, Feb. 21, 2024

1. Welcome- 7:03 p.m.

2. Roll Call and Introduction of Members

Committee Members	Present	Committee Members	Present
Cmsr. Ashleigh Fields 1B07	x		

3. Introduction of new Committee Chair

4. Call for nominations of new committee members

Karen Gaal nominated herself for Committee Member (1B04)

Andre Ory nominated himself for Committee Member (1B02)

Frank Chauvin nominated himself for Committee Member (1B02)

Aileen Johnson nominated himself for Committee Member (1B08)

5. Vote for new committee members

Unanimously approved (1 in favor, 0 against, 0 abstaining)

6. New Business

Eatopia Eatery | 1301 U Street NW Unit 111 (1B08 Cmsr. Harris) | Stipulated License | ABCA 127444

- Wants to open the first of April
- Placard first of March
- Hours of Operation:
 - Mon. - Sun. 7 a.m. to 11 p.m.
 - Total Occupancy 76 people
 - Endorsements: Carry out and delivery and does live entertainment

Frank moved to endorse Eatopia Eatery for a stipulated license, Karen seconded, 4 in favor, 0 against, 0 abstaining

The Box | 2015 14th Street NW (1B08 Cmsr. Harris) | DCMR| ABCA 127291

- New License
- Hours of Operation:
 - Mon. - Sat. 11 a.m. to 9 p.m. Sun. 12 p.m. - 8 p.m.

Frank moved to protest The Box license, seconded by Karen with a friendly amendment for a protest on grounds of peace, order and quiet to include queuing, 4 in favor, 0 against, 0 abstaining

7. Other Business

- Topher Hoffman represented Firehouse, a DCMR applicant and shared his willingness to adhere to a settlement agreement
- Frank propositioned for more support on liquor licenses, DCMR licenses and other review in cases of 3 unprotected liquor licenses
- Asha Taylor introduced herself and offered support of the committee

8. Committee Member Announcements

- Karen invited attendees to the 3DCAC meeting on Feb. 29 in person at 1620 V Street, U.S. District Attorney Matt Graves will be in attendance and available for questions about prosecuting crime in the District

9. Community Member Announcements

Meeting adjourned: 8:06 p.m.

The ABCA Committee meets every second (3rd) Wednesday of the month (except on holidays) at 7 p.m. online, virtually, through Zoom. The next meeting is March 20, 2024. Contact Committee at: 1b07@anc.dc.gov | On the web at: ANC1B.org

Welcome

Role call

Committee member	Present
Cmsr. Chair Tucker Jones (1B09)	Yes
Community Chair Krishna Kumar (1B03)	Yes
Tania Shand (1B02)	No
Frank Chauvin (1B02)	Yes
Howard Kurtzman (1B04)	Yes
Karen Gaal (1B05)	Yes
André Denegri (1B07)	No

Main agenda

- Reeves Center update – Moved to March meeting
- Social Housing discussion
 - Cmsr. Jones invited John Qua of the Green New Deal for Housing coalition to speak about social housing and the Green New Deal for Housing bill in particular.
 - Mr. Qua presented
 - No motion was made and no vote was taken.
- 1617 U St NW update
 - Cmsr. Jones gave a brief update on the status of the Zoning Commission case related to 1617 U St NW and 1620 V St NW, namely that the zoning case is still ongoing and is in the middle of testimony in opposition.
 - Community co-chair Kumar encouraged the committee to consider thinking about uses of the space at 1617 U St NW (not just about shape and size).
 - No motion was made and no vote was taken.
- Updates from U St Main Street – has another event, but provided some data on smoke shops in the area, per Committee member Chauvin’s request. See below.

USMS Smoke Shops			
As of 2024-02-15 12:24:29 Eastern Standard Time/EST • Generated by US MS • Sorted by Account Name			
Business Name	Street	Zip/Postal Code	Neighborhood
Box Convenience	2015 14th Street Northwest	20009	U Street
Budz and Roses	1203 U Street Northwest	20009	U Street
Cap City Cards DC	1526 U Street Northwest	20009	U Street
Doobie District	1526 U Street Northwest, Basement	20009	U Street
Dreamland Smoke Boutique	2001 14th Street Northwest	20009	U Street
Elevated Lounge	1512 U Street Northwest	20009	U Street
Fight Pass	1338 U Street Northwest	20009	U Street
Gas on U	1209 U Street Northwest	20009	U Street
Legacy DC	1937 14th Street Northwest	20009	U Street
MASC: Metro Art & Sculpture Collaboration	1528 U Street Northwest	20001	U Street
Mood Tobacco & Accessories Shop	2220 14th Street Northwest	20009	U Street
Qi Kratom CBD Tea	1517 U Street Northwest, #1	20009	U Street
Smoke Shop	1603 U Street Northwest	20009	U Street
Supreme Terpene	1344 U Street Northwest	20009	U Street
U Street Tobacco and Vape	1299 U Street Northwest	20009	U Street
Count		15	

Other commentary from USMS: “I am attaching a list of smoke shops in the USMS corridor for your reference. Happy to answer any questions you may have about them. I noticed a lot of applications for a cannabis license posted today. I'm interested in seeing how this all will work out in the end.”

- Updates from Shaw Main Streets
 - Mr. Alex Padro gave some updates on retail openings in the area.
 - Mr. Padro gave some impressions related to the process of cannabis sale legalization and regularization.
 - Committee member Chauvin spoke on the RDO (Reimbursable Detail Officer) program and described it as insufficient for safety in the area, and encouraged Mr. Padro to speak to the DC Council’s Economic Development committee to describe the issues with that program.
 - No motions were made and no votes were taken.
- Economic diversity
 - Co-chair Kumar put the data provided by U Streets Main Streets (see above) into Google Maps and showed the density of current known cannabis retail.
 - There was some discussion about the expected difficulty of conversion of the existing “I-71” shops to new forms that comply with new DC laws.
 - Further discussion on this topic will continue in the ANC 1B ABR committee.
 - No motions were made and no votes were taken.
- Early phase discussion re: place-based entity (e.g. Community Improvement District)

- Transportation Committee will be discussing performance parking at its March meeting, but otherwise doesn't have updates. At this point the speculation is a combination of performance parking to better manage traffic in the area, and some sort of entity like a community improvement district or something similar, to manage the spending of any raised funds to benefit the immediate community.
- Committee member Karen Gaal encouraged funds raised by any such plan to focus on sanitation and cleanliness especially in the U Street area because current efforts are underfunded and insufficient.
- Community member Jean Homza encouraged funds raised by any such plan to look into the needs of existing and new businesses.
- No motions were made and no votes were taken.



Public Safety and Community Engagement Committee

Tuesday, Feb. 13, 2024

Meeting Minutes

1. Welcome- 7:05 p.m.

Asha Taylor Introduction- anc1bintern@gmail.com

2. Roll Call and Introduction of Members

Committee Members	Present	Committee Members	Present
Cmsr. Ashleigh Fields 1B07	x	Committee Member David Valk	
Committee Chair Gabriella Savelli		Committee Kaitlyn Kline	

3. Introduction of new Committee Co-Chairs

4. Call for nominations of new committee members

- Committee Member David Valk nominated, accepted and approved 1 in favor, 0 abstain, 0 against
- Committee Kaitlyn Kline nominated, accepted and approved 1 in favor, 0 abstain, 0 against

5. Vote for new committee members

6. Public Safety Update/Statistics

7. Community Engagement Proposed Events

- Safety event with MPD
- Self awareness event with MPD
- Boxing class with NuBoxx
- Block Party/Parties

8. New Business

- Potential resolution on purchase of food from OANC allotment

9. Other Business

10. Committee Member Announcements

- Community Faith Walk - **Feb. 28** hosted by MPD and John Wesley AME Zion Church
- First Monday Meals and Self Meditation introduced by Gabriella Savelli **March 4**

11. Community Member Announcements

- Community Faith Walk - Feb. 28 hosted by MPD and John Wesley AME Zion Church
- Residents question camera rebate program and request statistics
- Package theft also raised as a local issue
- U street task force and T street task force statistics question
- Residents propose neighborhood watch organizing
- Residents fear crime seek viable solutions
- Residents discuss U Street sub-station for police, question location
- Question about Secure DC bill

Meeting adjourned 7:50 p.m.

The Public Safety and Community Engagement Committee meets every second (2nd) Tuesday of the month (except on holidays) at 7 p.m. online, virtually, through Zoom. The next meeting is March 13, 2024. Contact Committee at: 1b07@anc.dc.gov | On the web at: ANC1B.org



ANC 1B Zoning, Preservation, and Development (ZPD) Committee

Monday, February 26, 2024, 6:30pm via Zoom

Agenda

1. Roll call and introduction of members

Committee Members	Present	Committee Members	Present
Chair Cmsr. Tucker Jones (1B09)	Yes	Karen Gaal	Yes
Jason Bello	Yes	Joel Heisey	Yes
Frank Chauvin	Yes		

2. Known business

- a. Case #1:

- i. Applicant: OPaL (for client)
- ii. Contact: Sean Ruppert Sean@opaldc.com
- iii. Property: 1235 W St NW (Square 0271 Lot 0079) (current zoning RA-2) (Greater U Street Historic District)
- iv. Case number: (None yet assigned)
- v. Request of committee: Applicant has previously been before this committee for this same property. They had sought a zoning variance but that request was denied. The applicant is therefore presenting a new plan that does not require a zoning variance. The applicant expects that their new plan will require historic review and is asking the ZPD committee to review new plans for historic fit.
- vi. SMD/Commissioner: 1B03, Commissioner Jamie Sycamore
- vii. Discussion:
 1. Applicant demonstrated a plan involving five dwelling units, four of which will be two-bedroom units and one of which will be a one-bedroom unit, at the site. This is compatible with the existing

zoning and was not up for discussion at this meeting. The applicant was seeking review for historic compatibility. The applicant demonstrated that additions to the roof would not be visible from the street. The applicant showed that three bay windows would be added (one on the W St facing side and two on the 13th St facing side). The applicant showed a plan to have the entrances to two of the units be on the sides of those bay windows.

2. Much of the discussion around the historic compatibility of the plans was around the bay windows and the doors into the bay windows.
 - a. The applicant showed that the building had previously been a store on its first/ground floor and explained that the bay windows are consistent with the building's historical use.
 - b. There was some discussion among the committee about whether a large single pane would be historic or whether two panes would be more accurate to the period.
 - c. There was some discussion about the door on the bay windows. The committee largely agreed that the door into the bay window is not something that would have existed in the historic period, but finds them a creative reinterpretation of the historic style.
3. There was other discussion on points not related to bay windows. Commissioner Sycamore spoke against the number of units, and against the profit motive of the applicant. Commissioner Sycamore asked whether these are condos or apartments; the applicant explained that while for zoning purposes they are described as apartments, the intended ownership structure is for owner-occupied units (condominiums) and that the lifestyle will be close to that of a townhome because each unit will have a separate outdoor entrance. There was a question about trash; the applicant showed where trash would be stored on the property (as a matter of DC law, any building with 4 or more dwelling units must provide private trash and recycling pick up). There was a question about parking; the applicant said the zoning requires one parking space and the applicant intends to find a rental space within 600ft of the building and expects to have no problem finding such a space.
4. Committee member Joel Heisey moved that **the ZPD committee recommend to the full ANC to support the application for the design at 1235 W St NW with the provisions that the bay windows on the side be divided into two panes instead of a large single pane, and that the architect works at providing entrances that are not through the bay windows as best they**

can. The motion was seconded. The motion **passed** (4 in favor, 0 against, 0 abstaining).

b. Case #2:

- i. Applicant: 2Plys Architects
- ii. Contact: Adam Crain, AIA. 540-818-5087. adam@2plys.com
- iii. Property: 2012 10th St NW. Square 0332 Lot 0090. SMD 1B02. U street historic District. Zoned ARTS-2.
- iv. Case number: HPA 24-093
- v. Request of committee: Rear addition and 3rd & 4th floor addition to existing attached rowhome.
- vi. SMD/Commissioner: 1B02, Commissioner Sean Holihan
- vii. Discussion:
 1. Applicant demonstrated two options of plans for historic review; both options are by-right with regard to zoning. Both plans are tentatively for five units, but that number may change. Applicant is strictly looking for design and massing review. Both options involve extending the building into its rear yard toward the existing alley, and building upward in the new part of the building. The first option involves a total of 3 floors plus basement while the second option involves a total of 4 floors plus basement (current structure is 2 floors plus basement). Applicant demonstrated that from the 10th St NW side, neither option would be visible from the opposite side of the street.
 2. Applicant confirmed the intent is to have the ownership/housing structure as owner-occupied units (a condominium ownership structure).
 3. Applicant confirmed that the neighbors were aware of general plans for the property's reuse but had not yet been informed of more detailed plans about massing.
 4. Committee member Heisey expressed his non support for the option involving 4 floors due to massing.
 5. Committee member Bello asked questions about the roof deck line. The applicant demonstrated how they had already pushed the roof deck back to prevent the deck from being visible from the street.
 6. Committee member Chauvin did not have any concerns with the 4th floor.
 7. Committee member Bello moved that the **ZPD committee recommend that the full ANC support the height and massing of a third story addition at 2012 10th St NW as compatible with the historic district, and not support a 4th story addition because of height and massing.** The motion was seconded. The motion **passed** (3 in favor, 1 opposed, 0 abstentions)

c. Case #3

- i. Applicant: Client: Cohabs; Architect: Square 134 Architects
- ii. Contact: (Name and email address of applicant) James Grasso, james@cohababs.com; Emilie Rottman AIA, erottman@square134.com
- iii. Property: 216 T Street NW (Square: 3096 Lot: 0813) RF-1 Zone, Non-Contributing structure located in the LeDroit Park Historic District
- iv. Case number: Not yet assigned; applicant intends to file for the April Meeting of the HPRB.
- v. Request of committee: Proposed third floor addition to existing non-contributing two-story multifamily building. Project seeks historical review at HPRB for proposed addition.
- vi. SMD/Commissioner: SMD 1B01, Commissioner Larry Handerhan
- vii. Discussion:
 1. Applicant showed three possible design options for their proposed third floor addition.
 - a. Option 1 essentially repeats the second floor pattern onto the third floor.
 - b. Option 2 “echoes” the second floor pattern onto the third floor with some minor changes and with a stone or concrete line separating the existing structure from the new part.
 - c. Option 3 involves the third floor clearly departing from the existing pattern and using a different masonry pattern to differentiate the new third floor from the existing structure.
 2. Comments among the committee members and community members who commented generally indicated a strong preference for option 1 and found option 2 acceptable. Some discussants found option 3 acceptable as well as a third choice while other discussants found option 3 not historically compatible.
 3. Committee member Heisey moved that the **ZPD committee recommend to the full ANC to support the application for conceptual design at 216 T St NW, of the three options presented, option 1 is strongly recommended and preferred (as compatible with the historic district), option 2 is acceptable, and the preference is not to have option 3 used.** The motion was seconded. The motion **passed** (4 in favor, 0 against, 0 abstaining).

3. New business

- a. No motions were made



ADVISORY NEIGHBORHOOD COMMISSION 1E
GOVERNMENT OF THE DISTRICT OF COLUMBIA

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**DRAFT #1E-2024-0203: RESOLUTION CALLING ON DC GOVERNMENT TO
DEVELOP A BUDGET AND PLAN FOR REIMAGINING AND ENHANCING KC LEWIS FIELDS**

WHEREAS, The Department of Parks and Recreation (DPR) maintains a Neighborhood Park known as “KC Lewis Fields” on the 300 block between Bryant and W Streets NW that consists of 1) an outdoor basketball court, 2) a 60 inch baseball field, 3) a children’s playground, and 4) an old, unusable small basketball court (see Appendix A below for a visual map); and

WHEREAS, DC Water owns a dilapidated warehouse facility and a small parking lot at the location; and

WHEREAS, KC Lewis Fields are under utilized with the only known programming by Banneker City Little League who has used the baseball field since 2018 for team practice during the little league season (Spring Season is March-June, Fall Season is September-November); and

WHEREAS, The immediate surrounding neighborhood is home to a projected 1,175 individuals under the age of 18 years old, according to 2020 Census data for Census Tracts 33.01, 33.02, and 34, demonstrating potential demand;¹ and

WHEREAS, Since at least 2022, neighbors in the surrounding neighborhood have reported issues with cleanliness and grounds maintenance at KC Lewis Fields to 311, the Ward 1 and Ward 5 Councilmembers, and the Advisory Neighborhood Commission (ANC); and

WHEREAS, ANC Commissioners from 1B, 1E, and 5E (“ANC Team”) began meeting on a monthly basis in May 2023 to coordinate a comprehensive approach for articulating issues at and advocating enhancements for KC Lewis Fields; and

WHEREAS, The ANC Team has engaged the community in documenting issues around KC Lewis Fields and identifying solutions and opportunities to increase utilization by:

- Conducting a community walk through KC Lewis Field with representatives from LeDroit Park Civic Association, Councilmember Nadeau’s Office, DPR, and the Mayor’s Office of Community Relations and Services (MOCRS),
- Meeting with Parent Teacher Organizations (PTO) at Seaton Elementary and Langley Elementary,
- Meeting with the LeDroit Park Civic Association,

¹ <https://maps.geo.census.gov/ddmv/map.html>

- Aggregating various correspondence with constituents requesting assistance and/or reporting issues with the fields, and
- Releasing a 6-question survey between October 12 and 27, 2023, which was completed by 71 individuals in the surrounding area (see Appendix B for full survey results); and

WHEREAS, Common themes from the 71 respondents and other community engagements around “What is the biggest hurdle for you using this site right now?” include:

- It’s unclear that this is public/accessible play space,
- Litter and poor maintenance overall,
- Safety concerns,
- It's in terrible shape and is quite boring,
- There’s nothing I’d use there, and
- Don’t understand/can’t find the programming schedule; and

WHEREAS, The ANC Team has engaged DPR, DC Water, and the Ward 1 and Ward 5 Councilmembers’ Offices to research issues, possible solutions, and future plans for KC Lewis Park, which include:

- DC Water plans to demolish and rebuild the warehouse facility at that location within the next 2-3 years,
- KC Lewis Elementary is scheduled to be used as a swing space for Seaton Elementary starting in FY26; therefore

BE IT RESOLVED, ANC 1E requests that DPR, DC Water, Department of General Services (DGS), District Department of Transportation (DDOT), and other applicable agencies work together to develop a budget and plan for reimagining and enhancing KC Lewis Fields to be included in the FY25 budget; further

BE IT RESOLVED, Based on community feedback, ANC 1E recommends the budget and plan include, but not limited to, the following enhancements:

- Redevelop the children’s playground to make it inviting to families in the community and as an early investment to Seaton Elementary entering the space;
- Redevelop the old basketball court into a dual purpose Tennis and Pickleball Court, which received the largest number of votes (31% and 20% respectively) in the October community survey;
- Repair equipment at the new basketball court;
- Repair and update equipment at the baseball field, including fixing the stadium lighting;
- Improve signage and branding at and around the fields, including directional signs on Georgia Avenue NW, North Capital Street, and other key roads directing people to the park;
- Improve cleanliness at and around the fields, including more trash bins and routine pick ups;
- Increase transportation safety, including a raised cross walk on Bryant Street and sidewalk accessibility;
- Increase bike safety, including a bike rack/corral and dedicated bike lane on Bryant Street as ANC 1E previously supported through the February 2023 Resolution Requesting DDOT to Study Bike Lanes Along Bryant Street;
- Increase canopy shading with trees and seating around the park; and
- Improve public safety, including installing security cameras (2nd and Bryant); further

BE IT RESOLVED, That ANC 1E designates Commissioner Brian Footer to represent the Commission in all matters relating to this Resolution. In the event the designated representative Commissioner cannot carry out

their representative duties for any reason, ANC 1E authorizes the Chair to designate another Commissioner to represent the Commission in all matter relating to this Resolution.

#####

Certification:

At a regularly scheduled and publicly noticed meeting held on February 28, 2024, Advisory Neighborhood Commission 1E considered the above resolution. With a quorum of X Commissioners present, the Commission voted with X Yeas, X Nays, and X Abstentions, to adopt the above resolution

Brian Footer
Chairperson, ANC 1E

Josh Jacobson
Secretary, ANC 1E

APPENDIX A

KC Lewis Field – Map of the site

- 1. Playground – in use, needs maintenance
- 2. Basketball Courts – in use, no programming
- 3. K.C. Lewis Field – little league
- 4. Basketball Courts – not usable, cars parked on surface

APPENDIX B



KC Lewis
Fields_Survey Results_

DRAFT