



PLANNING AND ZONING COMMITTEE

June 4, 2019, 7:00 p.m.

Commissioners: Samolyk, Sroufe, Oldenburg, Holtzman, Holman (chairing), Waud, Clark
Resident Members: Thomas, Ryan, Jarboe

- 1. Folger Library. HPA 19-322. Exterior modifications and interior changes to entryways**
Sarah Vonesh from EHT Traceries, Melody Fetske of the Folger Library, and a representative of KieranTibmerlake presented their plans for historic review. We saw these plans at the full March ANC meeting for public space review. There have been some slight changes to the designs since we last saw them. The ramp on the corners was moved away from East Capitol Street and hedges have become more prominent along East Capitol. We also saw interior renovations to the entries. There were discussions about programming and circulation regarding the existing doors along East Capitol. Ms. Fetske replied that they're hoping the wayfinding results in nobody needing to use those doors. The goal is not to create an accessible entrance. The goal is to create new entrances and exhibit halls that everyone can visit and the same spaces are shared inclusive of all physical abilities.

Motion [Samolyk/Thomas]: Recommend support this project on consent. 10-0-0

- 2. ANC Letter of Support for moving community benefit money to escrow for 1399 E Street SE PUD.**
Sarah Davidson of Insight Propetry Group requested the ANC send a letter of support to the Zoning Administrator to move community benefit funds to escrow as they're spent down. The specific benefits are money to plan improvements to Peterbug/Ladybird Johnson Park at 13th/E Street SE and money for short-term improvements and a long-term plan for improvements at the Potomac Avenue Metro Plaza. Ms. Davidson has agreed to share escrow fund documentation with the ANC. Chair Holman agreed to circulate the letters before the full ANC meeting

Motion [Holman/Sroufe]: Recommend to send these letters on consent. 10-0-0

- 3. 708 4th St SE, BZA 20052.**
Jennifer Fowler, architect, presented plans for a dogleg infill on this house. The addition will not extend past the existing rear wall, it's just a two-story dogleg infill. The neighbor house has already filled in the mirror dogleg. There are no letters in opposition from consulted letters [note: were three letters of support]. The special exceptions are for lot occupancy and modification to an existing nonconforming building.

Motion [Ready/Jarboe] Recommend support on consent 10-0-0



4. 142 D St SE, HPA

Architect and owners Carter and Julia Collison presented on plans to do a rear, side, and third-story addition to an 11.5 foot wide rowhouse. The addition basically mirrors the addition at 144 D Street SE and is not visible from the street in front of the house. Commissioner Samolyk has not heard any opposition and the applicant has reached out to the neighbors. Commissioner Sroufe opposed the motion on grounds of needing more outreach

Motion [Samolyk/Thomas] Recommend support on consent 9-1-0, opposition from Commissioner Sroufe leaves project off consent calendar

5. 530 11th St SE, HPA 19-046

We heard this case and the next one concurrently but fielded separated motions and motion discussion. The architect, Jennifer Fowler, and owners, Joseph Boyle and Christina Fisher, presented plans. The adjoining neighbors on both sides appeared to oppose the project. Related specifically to historic preservation, the discussion focused on the compatibility of a large addition, somewhat visible from the side on G Street, and the materiality and color on the south façade. The committee found the design to be compatible because it was subordinate to the existing buildings, restrained in size relative to the by-right option. Commissioner Oldenburg has indicated the applicant and neighbors will work together for the next week to continue discussions.

Motion [Oldenburg/Sroufe] Recommend support not on consent 10-0-0

6. 530 11th St SE, BZA 20019

See item above for introduction. The applicant presented on the mitigations to light, air, and privacy from the addition. She indicated that the windows on the second floor of the addition will be high windows and the first floor windows will be separated by an existing privacy fence. The south side will not have windows. The applicant presented a shadow studying showing impacts on direct light to the northern neighbor, and the mitigations from the by right option. Specifically, the two-story addition, sloped roof, and 3 foot side yard minimize impacts on the neighbor to the north. Commissioner Oldenburg indicated the neighbors will continue to work together for the next week.

Motion [Oldenburg/Jarboe] The committee makes no recommendation to the ANC 9-1-0 [Waud opposed]

7. 511 5th St SE, HPA 19-380

Applicant Ann Heilman-Dahl and architect Andy Murray presented plans for a rear and dogleg infill addition to one of paired semi-detached houses. The addition is not visible from the street. The applicant presented communication with the neighbors and nobody was opposed to the project. The house to the south, 513, is under contract for sale and the contract purchaser has been made aware of the plans.

Motion [Ready/Samolyk] Recommend support on consent 10-0-0



8. 221 10th St SE, HPA 19-314

The architect, Jennifer Fowler, and owner, Kristi Cooper, presented plans for a new accessory building with garage and second-story apartment. The design of accessory building mimics the existing alley, which is a dense and active alley. The applicant presented letters of support from the neighbors, which indicated they will continue to work together through the construction process to minimize impacts on their properties.

Motion [Holtzman/Thomas] Recommend support on consent 10-0-0

9. 221 10th St SE, BZA 20038

The accessory building requires special exceptions for use and both accessory building and total lot occupancy. Again, the neighbors are in support. The accessory building is larger than 450 square feet for programmatic reasons and is nearly the same size as the neighboring garage. The total lot occupancy is under 70% and similar to other properties on the block. The accessory use is consistent with the alley which has many uses, even including some commercial, and is a very active alley. Outside the scope of our review, the applicant pledge to ensure access is always available in the alley and will work transparently with surrounding neighbors to ensure that is the case

Motion [Holtzman/Thomas] Recommend support on consent 10-0-0

10. 223 1/2 9th St SE, HPA 19-388

Owner, Neil King, and architect Meredith Martin, presented plans for an addition to an accessory building. The existing alley has many two-story accessory buildings and is a very large T-shaped alley. The design is consistent with the surrounding context. The applicant indicated they would likely have to return to seek zoning relief but the committee did not evaluate those needs at this time.

Motion [Holtzman/Thomas] Recommend support on consent 10-0-0

Adjourns: 9:30