

ANC 6B March Planning and Zoning Committee Report

1) BZA 21245. 1227 Independence Ave SE.

To construct a detached, two-story accessory garage, to an existing, attached, two-story with cellar, principal dwelling unit in the RF-1 zone. Special Exception for Lot Occupancy

Architect Bill Putnam presented plans to add a two story accessory building on the alley, in line with the garage adjacent to the west. The project needs relief for lot occupancy, going from 57% to just below 70%. The ANC review this project before it went to the Historic Preservation in 2024. Resident Member D'Andrea inquired about the lot occupancy calculations to confirm it was under 70%. Resident Member Lea also inquired about neighbor discussions and support. Mr. Putnam confirmed that one neighbor was in support and the other adjoining neighbor had not engaged in the process.

Motion from Chair Holman to support on consent passed unanimously

2) HPA 25-90 4-5 Library Court SE

Will Teass of Teass/Warren architects presented updated plans for a two story addition at 4 and 5 Library Court. The updated plans changes the materials of the second story addition number 4 to brick which is the building with three exposed sides on the alley system. The second building will have standing seam siding to make clear #4, 5, and 6 are all separate buildings. Other changes made including removal of the second story rear roof deck as well as other slight changes to window placement and sizes as well as adding a planter in front of all the south facing windows. Commissioner Sroufe inquired about the use and Mr. Teass said the intent was to do long-term leasing instead of student housing. Resident member Lea encouraged the developer to consider non-plant screening on the south facing window to ensure the screening would work rather than relying on residents to maintain the plants. Resident Member D'Andrea inquired about some of the architectural details. When it came to the project, none of the committee members expressed concerns about the design but did note a lack of neighbor opposition compared to last month

Motion from Commissioner Sroufe to support on Consent passed unanimously

3) Withdrawal of Barney Circle Historic District and Amendment

(See draft letter below)

At the request of the Historic Preservation Office, the committee recommended that the ANC vote to withdraw this application from 2009. The area is no longer exclusively in 6B and the application is out of date regardless. The ANC voted in late 2022 to do this but the letter was never transmitted to HPO.

Motion from Commissioner Hughes to send letter of withdrawal passed unanimously

4) Discussion on ANC 6B Participation in DC2050, the rewrite of the comprehensive plan

The committee discussed the two prior iterations of ANC 6B's comprehensive plan subcommittees and OP's plans for this cycle. The committee noted a subcommittee might work again and decided to work together offline over the next month before presenting a plan to the committee for a possible comprehensive plan subcommittee

No Motion

David Maloney, Associate Director for Historic Preservation
DC Office of Planning
899 North Capitol Street, NE, Suite 7100,
Washington, DC 20002
(via email at historic.preservation@dc.gov)

Associate Director Maloney,

Please withdraw the following Historic District Nominations, originally filed by Advisory
Neighborhood Commission 6B:

08-10 Barney Circle Historic District
10-19 Barney Circle Historic District Amendment

At a properly noticed public meeting on March 11, 2025, ANC 6B voted ___-___-___ in support of
this request.

Thank You

(Not sure who will sign this)