

GOVERNMENT OF THE DISTRICT OF COLUMBIA
HISTORIC PRESERVATION REVIEW BOARD



HPRB ACTIONS
June 22 and 29, 2017

JUNE 22 AGENDA

Present: Marnique Heath (Chair), Rauzia Ally, Andrew Aurbach, Outerbridge Horsey, Gretchen Pfaehler, Joseph Taylor. Absent: Brian Crane, Linda Greene, Chris Landis.

HISTORIC LANDMARK/CLEVELAND PARK HISTORIC DISTRICT

Tregaron, 3100 Macomb Street NW, HPA 16-053, revised concept/construction of classroom building and site alterations. *[continuation of May 25 hearing]*

The Board concurred with the findings and recommendations in the HPO report that the proposal was incompatible with the character of the landmark. The Board specifically cited the height, mass and relationship to the edge of the hillside, rather than the architectural vocabulary, as incompatible.

Vote: 6-0.

U STREET HISTORIC DISTRICT

1811 14th Street NW, 17-340, concept/roof addition.

The Board found the concept compatible with the character of the building and the surrounding historic district and delegated further review to staff with the recommendation to use glass in the second floor window openings and work on the symmetry of the main door. Vote: 6-0.

CAPITOL HILL HISTORIC DISTRICT

525 A Street, NE, HPA 17-417 concept/five new townhouses.

The Board approved the concept as consistent with the purposes of the preservation act, contingent on the applicant revising the proposal to feature a consistent window configuration and cornice height at all five buildings; that the stair bulkheads be the minimum height required by building code and finished to not detract from the streetscape; and that the applicant continue to work with HPO on design development, materials selection and finalization of the public space plan. Vote: 6-0.

CAPITOL HILL HISTORIC DISTRICT

501 C Street NE, HPA 17-427, concept/construct rear additions, alter façades.

The Board found the preservation aspects of the proposal to be consistent with the purposes of the preservation act, however, asked the applicant to locate the proposed elevator within the interior of the building if feasible or reduce the height of the exterior elevator shaft from three to two stories; reduce the size of the proposed roof terrace; pull the proposed pergola away from the 5th Street elevation; and simplify the design of 5th Street elevation. The applicant was encouraged to work closely with the ANC and the community before returning to Board with their revisions. The Board gave great weight to the ANC's comments and concurred with many of the issues raised. Vote: 6-0

SHERIDAN KALORAMA HISTORIC DISTRICT

2206 Decatur Place, NW, HPA 17-339, permit/replace special windows.

The Board found the proposal to replace the leaded glass casement windows with custom replacements to be compatible with the character of the historic district contingent on a field mock-up being coordinated with and approved by HPO. Vote: 4-1.

JUNE 29 AGENDA

Present: Marnique Heath (Chair), Rauzia Ally, Andrew Aurbach, Brian Crane, Linda Greene, Chris Landis, Gretchen Pfaehler, Joseph Taylor. Absent: Outerbridge Horsey.

HISTORIC LANDMARK

Carnegie Library (Central Public Library), 801 K Street NW, HPA 17-415, concept/rehabilitation and exterior restoration.

The Board expressed unanimous support for the project, endorsed the HPO report, and recommended that HPO focus its remaining review on limiting the quantity, size and location of banner signs, and ensuring that building signage be subtly designed and attached in a manner that would not damage historic fabric. The Board also emphasized the importance of documenting the history of the building and its site through interpretive media, especially those that utilize the most up-to-date electronic technologies. The HPO report recommended that the Board approve the concept and delegate the remaining design review to HPO. Vote: 7-0. (Pfaehler recused)

HISTORIC LANDMARK/MERIDIAN HILL HISTORIC DISTRICT

2300 16th Street NW (1624 Crescent Place - White-Meyer House) HPA 15-205, revised concept/new construction

The Board found option C to be compatible with the character of the White-Meyer house and the Meridian Hill Historic District, and final approval was delegated to staff. The Board considered and gave great weight to the resolution of the ANC asking the Board to deny the proposal or alternatively to approve option E, but found that option C more successfully responded to the previous direction and findings of the Board and that option E had incompatible proportions for a building of this type in the historic district. Vote: 6-2.

TAKOMA PARK HISTORIC DISTRICT

218 Vine Street NW, HPA 17-429, concept/new construction of six-story residential building.

The Board concurred with the recommendations in the HPO report that further study of the parking/loading entrance, simplification of the use of materials, the prominence of the entrance, and the massing and treatment of the top floor were needed. The project should return to the Board when ready for further review when appropriate. Vote: 7-0.

606 Butternut Street NW, HPA 17-083, revised concept/new construction.

The Board approved the revised concept conditioned on the need for revisions to fenestration, the porch roof and other issues outlined in the HPO report, and delegated final approval to staff. Vote: 7-0.

437 Cedar Street NW, HPA 17-189, revised concept/rear and side addition.

The concept application was moved to the consent calendar and approved as compatible with the historic district and consistent with the purposes of the preservation act and delegate final approval to staff. Vote: 6-0 (Landis recused).

CONSENT CALENDAR

The Board considered and approved all of the following items on the consent calendar on June 22, with the comments on select cases as noted. Vote: 5-0.

CAPITOL HILL HISTORIC DISTRICT

1362 East Capitol Street, NE, HPA 17-403 concept/two-story rear addition.

The Board asked that the extent of demolition be minimized.

Square 762, Lot 828, HPA 17-426 concept/new two-unit dwelling in alley.

The Board made clear that it was not taking on the zoning relief needed, and asked that the height be reduced to less than 20 feet and no higher than then adjoining buildings at 207 and 209.

CLEVELAND PARK HISTORIC DISTRICT

3225 33rd Place, NW, HPA 17-421, concept/new garage.

The Board acknowledged that the applicants had agreed to reduce the height of the garage by 2 feet in response to concerns by the ARC.

3030 Macomb Street, NW, HPA 17-428, concept/porch enclosure.

2938 Newark Street, NW, HPA 17-387, concept/porch alteration.

MOUNT VERNON SQUARE HISTORIC DISTRICT

210 Morgan St NW, HPA 17-433, concept/addition, rear third floor.

The Board asked that the roof drainage plan be developed in consultation with HPO, and expressed their pique that no rear elevation had been submitted.

DUPONT CIRCLE HISTORIC DISTRICT

1524 18th Street NW, HPA 17-431, concept/rear third floor extension and roof deck.

The Board found the extent of demolition to be excessive and asked that it be reduced, that further design work was needed on the rear elevation, and that the side parapet walls step down in height beyond the proposed roof deck.

SIXTEENTH STREET HISTORIC DISTRICT

1600 I Street, NW (Motion Picture Association of America), HPA 15-575, request for extension of concept approval and concept revision for recladding.

The Board granted the extension.

WOODLEY PARK HISTORIC DISTRICT

2607 Connecticut Avenue NW, HPA 17-251, revised concept/five-story rear addition.

Transcripts of Historic Preservation Review Board Meetings may be purchased from the court reporting agency that covered this hearing – Neal R. Gross & Co., Inc., (202) 234-4433, www.nealrgross.com or info@nealrgross.com. Individual staff reports that are prepared in advance of the hearing are posted on our website at <http://planning.dc.gov>