

ANC 2F Community Development Committee
August 26, 2009, 7:00PM
Washington Plaza Hotel

In Attendance:

Joel Heisey, at-large
Brian Vargas, Vice-Chair 2F03
Helen Kramer, 2F04
Ben Harris, 2F01

Lou Cipro
Andrew Warth

Jim Loucks, 2F06
Matt Raymond, 2F04

Absent:

Mike Benardo, Chairman -2F06

Monica Schneider, 2F02

Dustin Cole, 2F05

Vargas called the meeting to order.

Add: Logan Circle Neighborhood Investment Fund (NIF)

Loucks moved **Kramer** seconded to approve the agenda with the addition.

Vote 8-0 Unanimous

K Street Lounge- 1301 K Street, NW -DDOT Sidewalk Café-

Kijun Sung, owner of K Street Lounge presented the plans for an outdoor café and seating. For the design submitted, the maximum occupancy for the seating areas and queue area will be: 40 seated 40 standing. The CDC recommends 40 persons total occupancy.

Locuks moved **Kramer** seconded that CDC advise ANC to write a letter to DDOT in support of the public space permit of sidewalk seating limited to 40 persons in total.

ANC2F ARTS Overlay Review Committee

Andrea Doughty gave an in-depth report on the preliminary findings of the Arts Overlay Review Committee. Please go to the ANC2f web site for the preliminary report www.anc2f.org/arts. The ANC2F ARTS Overlay Review Committee will be asking the Zoning Commission to update the guidelines, and to take into account the committee's recommendations, etc. This will also be on the ANC2F September 2nd agenda.

1207 Q Street, NW- Vermont Ave Baptist Church extension of tax status

At the July 1, 2009 ANC2F meeting the following transpired: **Mark Griffin**, counsel to the Church, requested ANC support to extend for another year the pending exception from enhanced taxation of the above property as a vacant property. Griffin represented that the property is under active development for market rate housing, and the higher property tax would unfairly

penalize the owner. In the extended discussion, the Church was criticized for having left the property as a community eyesore for an unconscionable period, but upon further representation by Mr. Griffin that the development will be completed within six months, a consensus developed to grant the requested relief.

It was resolved, that ANC 2F notify DCRA that the ANC does do not oppose the one year extension of the exemption of the property from treatment as a nuisance property for purposes of real property tax.

Logan Circle resident Danny Sebright expressed concern about the church's intent to start construction, and was disappointed with the ANC's action not to oppose the extension of tax status. In addition Mr. Sebright pointed out to the CDC committee that the property was recently hit with graffiti.

Kramer moved **Heisey** seconded that CDC advise ANC to set a deadline of December 31, 2009 for the church to obtain a valid building permit and start construction on the property. The CDC recommends that the ANC use the remedy of the extant stop work order for illegal removal of the historically protected windows on the property as a reasonable indicator of construction progress. In addition, if the deadline is not met, the CDC recommends to the ANC to recommend to DCRA to revoke the vacant property tax exemption, and further to recommend to the DC Office of Tax and Revenue (OTR) to seek retroactive tax payments because the exemption was granted on testimony in bad faith to the ANC.

Vote 8-0 Unanimous

Vermont Ave. Baptist Church- parking at R and Vermont Streets

CDC committee member Joel Heisey wants the ANC2F to get DCRA to enforce the parking requirements.

Heisey moved, **Loucks** seconded that CDC advise the ANC to send a letter to DCRA and Office of Zoning requesting enforcement of residential parking lots owned by Vermont Avenue Baptist Church and to ensure that there are proper public hearing are held before any special zoning regulations are given.

Vote 8-0 Unanimous

1207 Rhode Island Ave- vinyl window installation without permit

No Action

Logan Circle Neighborhood Investment Fund- NIF

Kramer moved **Warth** seconded that CDC advise ANC to write a letter to Deputy Mayor for Planning and Economic Development and DC Council member Jack Evans to have NIF use the categories of funding for the Logan Circle neighborhood. Add under September ANC agenda

Vote 8-0 Unanimous