

**ADVISORY NEIGHBORHOOD COMMISSION 3-C
GOVERNMENT OF THE DISTRICT OF COLUMBIA**

Cathedral Heights · Cleveland Park · Massachusetts Ave. Heights · McLean Gardens · Woodley Park

**2737 DEVONSHIRE PLACE, NW
WASHINGTON, DC 20008
(202) 232-2232 FAX: 232-2232**

Regular Monthly Meeting Minutes
April 19, 2004

I. CALL TO ORDER

Chair Nancy MacWood called to order Advisory Neighborhood Commission 3C (ANC 3C's) regular monthly meeting for April 19, 2004 at 7:48 p.m. The meeting was held in the community room at the Second District Police Station, 3320 Idaho Ave., NW, Washington, DC. Other commissioners present were Sheila Hogan, Trudy Reeves, John Welsh and Kurt Vorndran.

II. VERIFICATION OF NOTICE

Chair MacWood verified that the proper notice was published in the *Northwest Current* and posted on the Cleveland Park listserv and ANC 3C web site.

III. ESTABLISHMENT OF QUORUM

Chair MacWood acknowledged that a quorum (at least five members of the commission) was present. Chair MacWood asked the commissioners to introduce themselves.

IV. APPROVAL OF AGENDA

Chair MacWood called for approval of the month's agenda. Commissioner Hogan asked to include consideration of a resolution regarding the D.C. renewable energy portfolio. There was no objection and Chair MacWood added the item under Community Forum.

Due to an air conditioning malfunction in the meeting room, Commissioner Hogan suggested moving up consideration of the Sidwell Friends concept for a master plan so that the majority of meeting attendees would not have to contend with the heat. There was no objection. With those modifications, the agenda was unanimously approved.

V. ANNOUNCEMENTS

a. Chair MacWood asked if the commissioners had any announcements. Commissioner Hogan announced that Earth Day was April 24 and that D.C. would be holding the electronics portion of their semi-annual hazardous waste recycling day on that day at the Carter Barron Ampitheatre.

b. Chair MacWood announced on behalf of Commissioner MacDonald that DDOT had signed a contract for the upgrading of Woodley Park streetlights. DDOT told Commissioner MacDonald that work would be completed by the end of the year.

c. Chair MacWood announced that May's ANC meeting would be held at the McLean Gardens ballroom.

d. Commissioner Welsh announced that the board of WASA proposed a resolution on April 2 to remove all known lead service lines from public space and that a public meeting on the matter would be held on May 3 at Chevy Chase Branch Library, 5625 Connecticut Ave NW.

VI. COMMISSION BUSINESS

a. Chair MacWood announced consideration of the concept of a master plan for Sidwell Friends School, including construction of new meeting house adjacent to Zartman House. She stated that the ANC would be looking only at the historic preservation issues during the April meeting.

Lane Heard from Sidwell Friends presented an overview of the planning process and the current design by Kieran Timberlake architects. Chair MacWood expressed concern about the view of the parking structure from Wisconsin Avenue. The architect stated that they plan to place thick plantings to obstruct the public view of the structure.

Commissioner Reeves asked why the roof was designed with two levels. The architect responded that the higher level is an interior balcony and the lower level was planned to reduce the height and mass where possible. Chair MacWood expressed her concern over the proximity and mass of the meeting house in relation to Zartman House. She said that while she appreciated the need for a meeting house at a Quaker School, part of Zartman House's significance as a historical landmark is the openness around it. The architect responded that a sacred meeting house is the only thing they would consider putting next to Zartman House.

Chair MacWood asked if the school had looked at the Fannie Mae site for a meeting house. The architect responded that the site Sidwell Friends currently owns is extremely limited and they have to work with what they have.

Commissioner Welsh asked for the seating capacity of the meeting house. The architect said it would accommodate 550. Commissioner Reeves asked why preserving the open space is so important to the school. Ann Adams, a school representative, responded that the open space had already been reduced by the school and that the open land is necessary at a Quaker institution.

Mike Saxenian, Assistant Head of School and CFO, stated that the school should maintain its presence on Wisconsin Ave. Bruce Stewart, Head of School, noted that Sidwell sought Fannie Mae property the last time it was available and lost, so it is unlikely that they could afford the property and even if they could, it would need costly rehabilitation.

Commissioner Reeves asked whether the school could tear down the old gymnasium and use the center of the campus. The head of the school said that the Quakers are committed to having a peaceful area with open space and green areas so that they can connect spiritually with the earth and themselves.

Commissioner Welsh moved that ANC3C has no objection with the proposed construction of the meeting house, while suggesting that Sidwell Friends consider lowering the meeting house to minimize its influence on the Zartman House. As a condition of ANC support of the massing plan, the applicant must return to the ANC for consideration of materials and final detailing. Commissioner Vorndran seconded. Chair MacWood stated that she would vote against the plan and suggested a friendly amendment that the HPRB look very closely at these plans and lend their expertise on revising the massing. Commissioner Vorndran called the question. **The motion passed 4-1, with Chair MacWood in opposition.**

b. Chair MacWood introduced consideration of a concept for a two-story rear addition at 3100 Newark Street, which was constructed in 1897 by Waddy Wood. The architect stated that the plans called for incorporation of the porch into the master bedroom and restoration of the original glass windows. Commissioner Welsh asked for a summary of HPRB's staff report. The architect replied that HPRB would like to preserve the cantilever while still allowing the one-story addition. Chair MacWood asked what the ARC report entailed. The architect responded that that ARC preferred the simplicity of the original design, but HPRB did not. Commissioner Welsh moved to

support the concept with no objection. Commissioner Reeves seconded. **The motion passed 4-1, with Chair MacWood in opposition.** Chair MacWood stated that she felt that the cantilever is unique and captures the spirit of the house. She further expressed her concern about the number of recent large additions requested by homeowners in the Cleveland Park Historical District.

c. Chair MacWood introduced consideration of a concept for an addition atop an existing side garage, dormer additions on the front roof, a rear porch addition, and reconfiguration of site conditions in the front yard of 3021 Ordway Street. Owner Lisa Goodglick and architect McCain McMurray provided an overview of the design plans. Ms. Goodglick stated that she and her husband had met with all of their neighbors and no one expressed any concerns. Chair MacWood stated that the plans were well-designed and her only concern was the driveway extension. Commissioner Hogan expressed structural concern about placing a car very close to a neighbor's retaining wall. The architect replied that the neighbor's house is set further back and is much higher than the retaining wall. Commissioner Welsh moved to support the concept with no objection. Commissioner Hogan seconded. Chair MacWood offered a friendly amendment to support the plan with the exception of the driveway portion. Commissioner Welsh rejected the friendly amendment and accepted Commissioner Hogan's suggestion that the applicant consider permeable pavers and increased plantings. Commissioner Reeves seconded the amendment. After further discussion, Chair MacWood called the question. **The motion passed unanimously (5-0).**

VII. COMMUNITY FORUM

a. Cindy Petkac from the Office of Public Space announced that she would be devoting all of her time to Ward 3 and moving forward on Wisconsin Avenue planning. Commissioner Reeves asked for a status update on Wisconsin Ave. Chair MacWood said that the steering committee would be holding a meeting on May 1. Ms. Petkac said that her office was compiling public comments and data to present at that meeting.

b. Commissioner Hogan introduced a resolution supporting the Renewable Energy Portfolio Standard Act of 2004. She stated that a D.C. Council hearing would be held on May 13 and requested that the ANC pass a resolution to support the proposed legislation. Commissioner Hogan read the resolve. Commissioner Vorndran seconded. Commissioner Reeves asked if anyone had done studies on what the legislation will cost consumers. Commissioner Hogan replied that in both the long-term and immediate term, it will cost less than the current energy options and that the total cost difference is dependant on how much public subsidy there is for extraction.

Commissioner Welsh commented that Councilmember Mendelson's proposed 11 percent seems miniscule over 15 years and that it's not drastic enough. Commissioner Vorndran asked what level was currently being purchased. Commissioner Hogan replied that the level is between 2 – 3 percent.

A community member commented that such a low percentage is pathetic and objected to the idea that there are costs involved to this that should be weighed in the ANC's support of the legislation. He stated that the costs involved in not having renewable energy options (*i.e.*, health costs) are not measured well and that anything that reduces those costs helps in the long run. Chair MacWood replied that he had a reasonable question. Commissioner Hogan stated that the currently available energy types are subject to a lot of flux in cost.

Chair MacWood asked which companies were currently offering renewable energy portfolios. Commissioner Hogan replied that there were three companies formally offering alternative energy sources to consumers – possibly five for energy and three for gas. Chair MacWood asked if they have the capability to supply up to the proposed 11 percent. Commissioner Hogan stated that they will be able to do so in D.C., but would need to ramp up their offerings over the 11-year period.

Commissioner Vorndran called the question. **Resolution 2004-012 was approved unanimously.**

c. Chair MacWood updated the commission on the Tregaron site. She stated that the developers filed a new application for development for 10 houses on the site. The board heard the previous application and opposed all parts of the development except two houses on Macomb. The applicant came back with a very similar proposal and the ANC's historic preservation committee raised concerns about the similarities. HPRB decided to schedule a preliminary hearing to examine whether the proposal was sufficiently different to schedule a full hearing. For that reason, applicant asked ANC to move consideration to May. All that HPRB will consider from ANC 3C in May is whether plan is sufficiently different to warrant consideration.

d. Chair MacWood updated the commission on the status of the NCRC case. She stated that the Board of Zoning Adjustment had issued a *sua sponte* motion rescinding their decision in part by a vote of 3-1. Commissioner Welsh suggested writing a letter to the health department because the school is over their health department license capacity limit of 108 people. He further proposed writing a letter to the zoning enforcement officer to determine if staff and enrollment are in compliance. Commissioner Welsh moved to approve his drafting the two letters on behalf of the full ANC. Commissioner Hogan seconded. A community member asked whether anyone had looked at safety issues at the school due to their increased occupancy. Chair MacWood replied that they have a current waiver of their health department requirements. Commissioner Vorndran called the question. **The motion was unanimously approved 5-0.**

VIII. OFFICERS REPORTS

a. Chair MacWood moved consideration of the March 2004 minutes. Commissioner Reeves seconded. The minutes were approved with minor changes.

b. Commissioner Welsh presented the treasurer's report. He reported that there was \$16,578.10 in the checking account and \$20,359.02 in the savings account.

The commissioners discussed a letter from the auditor upholding the penalty imposed on the ANC. Commissioner Hogan asked if Councilmember Catania was aware of the issue. Chair MacWood said he was. Gottlieb Simon said that the issue had been experienced by many ANCs. Chair MacWood suggested that Commissioner Welsh request an appointment directly with the auditor and invite Mr. Simon to join them.

X. ADJOURNMENT

Commissioner Vorndran moved for adjournment. Chair MacWood adjourned the meeting at 10:22 p.m. without objection.