

ADVISORY NEIGHBORHOOD COMMISSION 3-C
Government of the District of Columbia

Cathedral Heights

Cleveland Park

McLean Gardens

Woodley Park

MINUTES

September 18, 1978

- I. The meeting was called to order by Lindsley Williams, presiding, at 8:05 pm. The meeting was held at the Pipeline Community Theater, St. Albans Parish. The roll was taken and the following were noted as present: Haugen, Williams, Coram, Arons, Rothschild, and Grinnell. McGrath and Kopff arrived shortly thereafter.

Verification of the posting of notices was ascertained.

- II. The minutes for the August 28th meeting were distributed. There was some discussion about their being unnecessarily long. Rothschild moved that the caption over the first column of the chart on page 7 be amended to read: "Possibly Available Per Qtr." The Chair stated that further changes and approval would be taken up at the Commission's September 25th meeting.
- III. Grinnell had no Treasurer's report; it would be ready on the 25th.
- IV. The Chair stated that there were no election or bylaws items to be considered.
- V. The McLean Gardens Residents Association, represented by Julie Koczela, presented a funding request to the Commission in the amount of \$5,000. Copies of the proposal were distributed. A great deal of discussion ensued, concerning the availability of the Commission's funds, various commitments already undertaken by the ANC, and the usefulness of this kind of expenditure.

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The Chair suggested that the Commission's Housing Committee meet. He requested that Julie Koczela and Ann Fairbanks (in attendance) join with Commissioners Coram and Kopff.

Jack Koczela was introduced as the new Chairman of McLean Gardens.

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X. McGrath reported that a Professor Gritz called and recommended a student who will help with the Commission's Newsletter. Kopff said he knows a professional writer who might help.

XI. The meeting adjourned at 10:45pm.

Also attached to these minutes are comments, submitted by Ruth Haugen, on the minutes of June 26, 1978.

Respectfully submitted:


Phil Mendelson

Attested as correct and approved:

Katherine V. Coram
Recording Secretary

SEP 18 1973

THE MCLEAN GARDENS RESIDENTS ASSOCIATION--
P.O. BOX 39080
Washington, D.C. 20016

PROPOSAL FOR FUNDING TO ADVISORY NEIGHBORHOOD COMMISSION 3-C:

1. Proponent:

McLean Gardens Residents Association

2. Goals and Objectives:

The McLean Gardens Residents Association seeks funding assistance for architectural, engineering, and other technical services that it must employ over the next 3 to 12 months if it is to be able to purchase McLean Gardens and maintain low and moderate income housing on the site.

For almost 10 years the Association and the community at-large (especially CCL, WACC, and, since 1976, ANC-3C) have been engaged in a struggle on behalf of the tenants and the surrounding community to retain the essential character of the 43 acre McLean Gardens complex. The most recent struggle has been with the present owner--Chicago Bridge and Iron Corporation.

On September 6, 1978, CBI-offered to sell McLean Gardens to the Association for \$25 million. The offer must be accepted within 90 days of that date. This offer represents a major victory, not only for the McLean Gardens residents but for the entire community. It is unprecedented in that no other tenant group in this city, and perhaps even in the country, has been offered the chance to buy a tract of land as large and as valuable.

The Association is presently pursuing all reasonable alternatives for the purchase, and has retained Multi-Family Housing Services to be of assistance.

During the next 90 days the Association will incur substantial expenses for technical assistance in our efforts to reach agreement with CBI. If we are successful in going to contract with CBI, there will be further expenses of a similar nature over the course of the following six to nine months. We are seeking financial assistance from the ANC to help defray only a portion of these costs.

3. Impact on Surrounding Community:

Our efforts to reach an agreement with CBI should be of substantial interest to the surrounding community. In the past, owners and prospec-

tive developers of McLean Gardens have advanced various plans for a basic restructuring of the complex, involving significant commercial development, having a significant impact on the Wisconsin Avenue corridor. Whether such development will occur in the future depends in large measure on our ability, over the next 3 to 12 months, to obtain the technical information we need in our efforts to purchase the Gardens and retain it as a heterogeneous residential community. If we fail, the entire community will lose the best chance it has had in years to direct the outcome and finally resolve the McLean Gardens controversy.

It goes without saying that the Residents Association intends to include the ANC and all interested citizen groups in the planning process for the entire 43 acre site.

4. Funding Request:

\$5,000.

5. Budget Items:

We have projected that we will incur, over the next 3 to 12 months, roughly \$17,000 in expenses for the services of firms having necessary technical expertise. Such services will include, for example, preliminary architectural and site engineering work, surveys, real estate and structural appraisals, and miscellaneous consulting work. Our request for \$5,000 from the ANC will obviously cover only a portion of the expenditures which must be incurred in order to enable us to make the \$500,000 deposit and go to settlement.

6. Other Funding Sources:

To date, our financing has come from the Association's membership, primarily as a result of periodic fund-raising efforts. But these funds have been for legal expenses, which will continue. Over the course of the last six months the payment of these necessary legal fees has totalled over \$8,000. Moreover, the efforts of CBI to evict the tenants of McLean Gardens have reduced the number of residents by nearly two-thirds--similarly reducing our financial base.

While we hope to soon be seeking contributions from the community at large, we cannot rely on these efforts to generate enough funds to enable us to meet our costs.

The Association is also planning to seek funding from sources such as the D.C. Department of Housing and Community Development, through the community development block grant program, and the District of Columbia Development Corporation. The Association is also exploring the possibility of approaching various churches and local foundations. But there is no assurance that these approaches will be successful. And the Association believes that chances for obtaining grants from these other sources will be significantly enhanced if the community surrounding McLean Gardens shows its support. ANC-3C can be of great help in this regard by considering our funding proposal.

7. Additional Information:

Additional information may be obtained from Julie Koczela (966-7831 h; 676-7475 w) or from the Association (P.O. Box 39080; zip 20016).

Respectfully Submitted:

McLean Gardens Residents Association

Sept. 18, 1978

SEP 18 1978

ADVISORY NEIGHBORHOOD COMMISSION 3-C
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9 September 1978

Robert K. Stumberg, Esq.
The Anne Blaine Harrison
Institute for Public Law
Georgetown University Law Center
605 "G" Street, N.W.-- Suite 401
Washington, D.C. 20001

Dear Bob:

It was good to chat with you Friday about our work together over the next year on ABC, BZA, ZC, and other alphabet agencies in the District.

This letter, per our conversation, transmits a copy of this ANC's Bylaws. You might want to examine them in general. We would be glad to hear your reactions to them.

With respect to our joint activity, but in light of the Bylaws, it occurred to me (after hanging up) that you might want to draft a working resolution for us to use in getting a "green light" to be used by the Chair on BZA, ABC, and other cases which arise between meetings of the ANC. I think a telephone poll should be sufficient to get your folks moving on the "fact finding." I, or the Vice Chair, would conduct that poll and let you know. I can see no way, however, for the ANC to take a position on a specific case without a formal resolution being made in a business meeting of the Commission. I would appreciate your taking a crack at writing such a resolution -- letting me know, too, whom we would contact to get action started on a particular case.

Also enclosed is a copy of the letter we sent the ABC Board on Transfer Application #78. I surely hope the Board, at least, got the original. I have no idea where the copy we sent you (bcc) went astray. As the ABC hearing date on #78 is September 13, time is of the essence.

I'll try to give you a call when I get back in town, probably September 15th. In the meantime,

Cheers,

Lindsley
Lindsley Williams, Chairperson

Enclosures (2)

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the
D.C.
project

Dean of the Law Center
DAVID J. MCCARTHY

Associate Dean for
Clinical Programs
JOHN R. KRAMER

Director
JASON I. NEWMAN

Administrator
NANCY D. BRADLEY

community
legal
assistance

Deputy Director
ROBERT STUMBERG

Assistant Director
ROY PEARSON
Legislation

Staff Attorneys
SARI B. MARMUR
Administrative Law
BELVA D. NEWSOME
Legislation

Special Counsel
ANN BRITTON
Developmental Disabilities

Economic Consultant
STEPHEN SWAIM

street law

Deputy Director
EDWARD L. O'BRIEN

Assistant Directors
EDWARD McMAHON
LEE ARBETMAN
MARGARET FISHER
PATRICIA MCGUIRE

Director-Corrections
DAVID T. AUSTERN

Georgetown University Law Center
Clinical Program Center - 605 G St., N.W. - Suite 401
Washington, D.C. 20001 (202) 624-8235

September 14, 1978


Lindsley Williams
Chairperson, ANC 3C
2704 Courtland Place, N.W.
Washington, D.C. 20008

Dear Lindsley:

I write only to confirm that as of Monday, September 11th, the ABC Board had received your letter on Transfer Application No. 78. I was shown the correspondence log entry.

Thank you for the copy of your by-laws; I will look them over and will draft a provision for ANC approval of legal service requests along the lines you have proposed. The contact person in our office can be either Suzan Aramaki or myself.

Sincerely,



Bob Stumberg

D R A F T

WORKING AGREEMENT

Provision of Legal Services to ANC 3C by the Harrison Institute, Georgetown University Law Center.

Contents:

1. Scope of Legal Services
2. Requests For Legal Services
3. Budget and Expenses
4. Accountability to the ANC

1. SCOPE OF LEGAL SERVICESA. Legal work under this agreement:

- (1) Representation and preparation related to contested cases before the Board of Zoning Adjustment and the Alcoholic Beverage Control Board, *D.C. and others*
- (2) Written analysis or briefings on legal issues which must be resolved in order for the ANC to function with respect to:
 - (a) planning and zoning
 - (b) alcoholic beverage control licenses
 - (c) the ANC budget and fiscal entitlements

B. Legal work not under this agreement: This agreement does not preclude work outside of its subject areas. Acceptance and terms for performing such work, however, depends upon the availability of additional Harrison Institute staff time.

C. Limitations on legal work:

- (1) The Harrison Institute reserves the right to refrain from undertaking work because of a conflict of interest, because the notice given is not sufficient to arrange for adequate staff time, or because the work is not legal in nature.
- (2) The following work is precluded because of D.C. statute or rule:
 - (a) initiation of legal action in the District or federal courts

- (b) services which primarily benefit individuals, as opposed to the ANC or a single member district as a whole.

- D. Public nature of work: Except when the release of work product would harm the interests of ANC 3C, the Harrison Institute may release information for the benefit of another ANC or ANCs as a whole.

2. REQUESTS FOR LEGAL SERVICES

- A. The Harrison Institute is responsible only for services requested by ANC 3C as a whole. The method of ANC approval of a request is governed by the ANC 3C by-laws. The method of communication of ANC approval of a request may be written or oral. An oral request must be followed by a written request within seven days.
- B. If, in the judgment of the Harrison Institute, an ANC request will exceed the amount of staff time available, it shall notify the ANC, and may defer the request until it is adjusted to reflect available resources. Should the Institute proceed with work after notifying the chairperson of the projected shortfall, it is not obligated to provide staff time beyond the scope of this agreement.

3. BUDGET-AND EXPENSES

- A. ANC 3C grants a budget of \$3,500 to cover staff time at the following rates per hour until the funds are expended:

	<u>hourly rate</u>	<u>fringe per hour</u>	<u>total per hour</u>
(1) director	22.40	4.86	27.26
(2) dep. dir.	11.78	2.56	14.34
(3) staff attorney/ fellow	4.72	- --	4.72
(4) administrator	8.91	1.93	10.84
(5) secretary	4.33	.94	5.27
(6) law students in clinical prog.	- --	- --	- --
(7) law students if paid	3.50	- --	3.50

- B. A projected budget, which includes costs, and which is illustrative only is stated as follows:

<u>Personnel</u>			\$2,563
<u>position</u>	<u>percent of time</u>	<u>hours</u>	<u>subtot.</u>
director	1.0%	20.8	\$466.00
deputy director	3.0%	62.4	\$735.00
staff attorney	6.8%	141.4	\$667.00
administrator	1.5%	31.2	\$280.00
secretary	4.5%	93.6	\$415.00
<u>Fringe Benefits (at 21.7%)</u>			\$ 411
<u>Rent</u>			\$ 225
<u>Supplies and Research Materials</u>			\$ 100
<u>Local Travel & Delivery</u>			\$ 45
<u>Duplication</u>			\$ 156
<u>TOTAL</u>			<u>\$3,500</u>

4. ACCOUNTABILITY TO THE ANC

- A. Quarterly Reports: The Harrison Institute shall file written reports which document services rendered, work product, and accounting of staff time and costs incurred for the fiscal year quarter.
- B. Staff Reports: Upon submission of a quarterly report, a staff representative will be available to report directly to the ANC upon request--- at no charge to the legal services budget.

PROPOSED AMENDMENT FOR ANC 3C BY-LAWS

Article VI.

Meetings and Actions (new section)

Section 15. A request for professional services for which the ANC is paying may be initiated by the Chairperson after having polled the Commission and ^{having found} ~~finding~~ a majority of those polled in favor of the request. The request ~~may~~ be communicated orally or in writing. If made orally, the request must be confirmed in writing.

September 18, 1978

To: Secretary, ANC 3-6

From: Ruth Haugen, ANC 3 C-02

CORRECTION - Minutes of June 26, 1978 meeting of the Commission

1. ~~Item~~ XIV should be corrected to read:

Haugen reported that a PROGRESS REPORT dated April 25, 1978 on the St. Albans Parish Oral History Project had been received from Sara Jenkins, Project Director. Copy of Progress Report and letter of acknowledgement dated June 12, 1978 are in file.

2. Item VIII - ~~TOP SECRET~~ Top of Page 2 end of first sentence:

" Officer Romanelli" should be changed to read "Lieutenant Romanelli"

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Sept. 28, 1978

Dear Commissioner:

Lindsley has asked that I include a note with the minutes of Sept. 18, 1978 to draw your attention to the proposed amendment to the Commission's Bylaws.

This amendment was recommended by Bob Stumberg of the Anne Blaine Harrison Institute at the meeting of the 18th. It is attached to the minutes.

Consideration of Bylaws changes requires that the Commission give 2 weeks notice of the meeting. This matter will come up at the Oct. 23rd meeting.

Sincerely,


Phil Mendelson

PS: Two other items of recent import/interest are included with this mailing. They are both self-explanatory.

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Phil Mendelson

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Recording Secretary

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(new section)

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DRAFT RESOLUTION

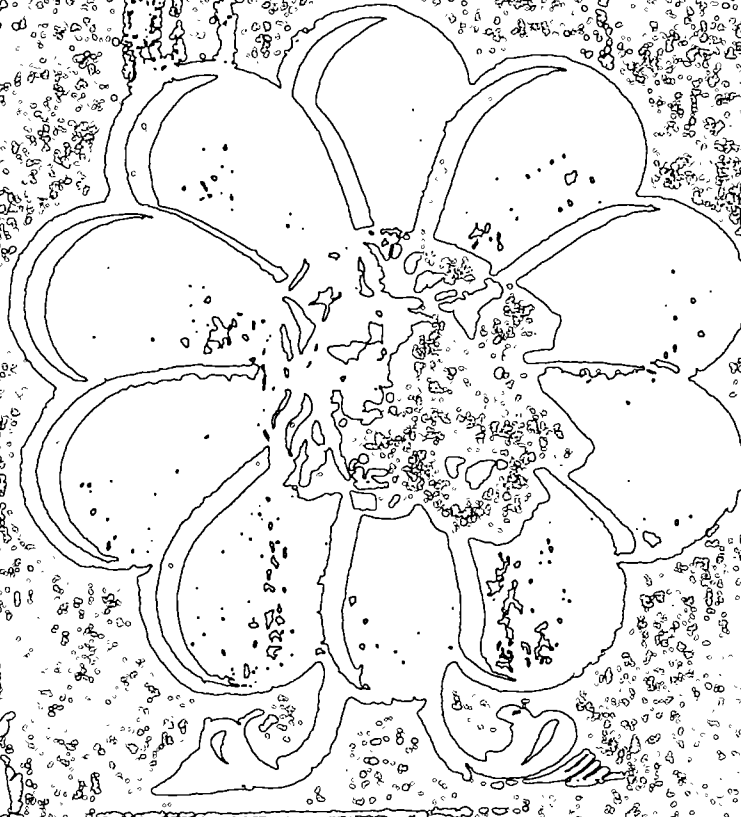
Advisory Neighborhood Commission 3C, having heard a presentation of the proposed redevelopment of McLean Gardens by the McLean Gardens Residents Association and International Properties--as outlined in the attached document "Proposed Site Plan and Information for the Development of McLean Gardens"--~~resolves the following~~ which is incorporated by reference herein.

1. The Commission supports this project in concept and commends those who have found a solution to a longstanding community dilemma;
2. While supporting the concept of balanced development which this plan presents, the Commission regrets the loss of 500 units of low-to-moderate income housing;
3. In specific, the Commission supports the provisions of the proposal which call for:
 - Approximately 225 units to be purchased by the McLean Gardens Residents Association for its members and other moderate income citizens;
 - Conversion of the other existing apartment units to condominiums;
 - Construction of approximately 600 new apartments and town-houses.
4. The Commission approves the effort to seek an increase in density to up to an F. A. R. of 1.1 overall under the existing R-5A zoning, using the P.U.D. process.
5. The Commission urges the McLean Gardens Residents Association to continue to advise and work with other community groups as the project develops.
6. The Commission expects that the Association and International Properties will return to the Commission if there are substantive changes in the plan.

4. The Commission urges the developers to consider following additional features.

- : retain Administration bldg.
- : internal shopping
- : ~~provision of assistance to~~ ^{allow} ~~as many remaining residents~~
- ~~to stay as possible~~

McLEAN GARDENS



BASIC DATA

Location - West side of Wisconsin Avenue, Washington, D.C. between Newark and Rodman Streets. The center of the site is approximately half a mile from Washington Cathedral.

Lot Size - The lot area excluding roads amounts to a little over 33 acres of which 10 acres is unencumbered except for an administration building, the total acreage including roads amounts to approximately 43 acres.

Residential Units on the Site - 723 units exist in thirty-one 3 storey walk-up blocks. The lower ground floor is used for laundry and storage. The covered area amounts to 203,000 sq. ft. and total sq.ft. of gross residential use of 610,000 sq.ft.

Zoning - Zoned R-5-A with a floor area Ratio of 0.9. The D.C. Zoning office has indicated that a PUD with FAR of 1.3 can be supported for a suitable scheme, but this project has been developed on the basis of a FAR of 1.07.

FAR sq.ft. - Amounts to 1.44×1.07 million sq.ft. i.e., 1.54 million sq.ft.

Marketable sq.ft. - Approximately .8 times FAR.sq.ft. is marketable i.e., $1.54 \times .8 = 1.23$ million sq.ft.

Proposed Improvements - Remodelling of thirty one existing blocks comprising of 723 efficiency, one bedroom, and two bedroom units; remodelling of an existing boiler house to provide 2 triplex units.

Construction of 140 additional units at the lower ground floor of the existing blocks.

Construction of 90 new two bedroom units as infilling (60 apartments and 30 duplex units) on the existing built-up area and 385 new units (including 102 town houses) on the 10 acre vacant lot fronting Wisconsin Avenue. If considered feasible, the existing administration block will be remodelled to provide restaurant facilities. 2/

Phasing

Phase 1 - (months 0 - 12) remodelling of 180 existing units and construction of 44 lower ground units for occupation by existing tenants.

Phase 2 - (months 12 - 36) remodelling of remaining 545 1/ existing units, construction of 96 lower ground floor units, construction of 90 infilling units on the existing built-up area, and 200 surface and 22 below grade parking spaces.

1/ Includes two triplex units from remodelled boiler house.

2/ Otherwise 6 additional townhouses will be built.

Phase 3 - (months 15 - 45) construction of 385 new units on the 10 acre vacant lot; underground parking provision for 218 cars, and surface provision for 200 cars.

Parking - A total of approximately 1,340 parking spaces will be provided. Already there exists 700 spaces on the existing streets and alleys; in addition to this 240 underground and 400 at grade spaces will be provided to give a total of 1,340 spaces or one space per residential unit.

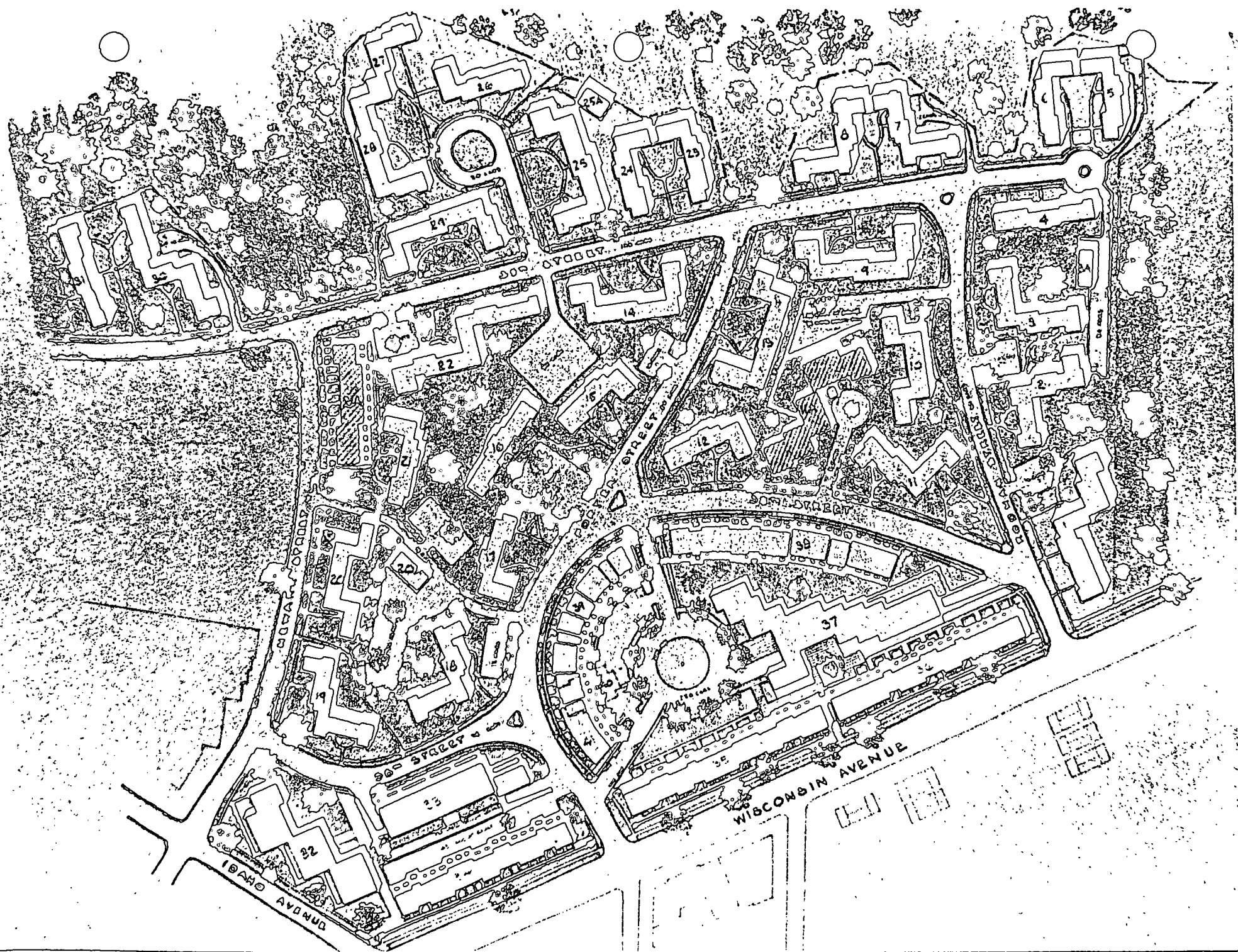
Building Area - Zoning regulations allow for 40% of building area i.e., 1.44 million x .40 or 476,000 sq.ft. leaving 373,000 sq.ft. of building area for new construction.

Structure - The existing buildings are 40 feet high and the infilling units will not exceed this. The new units fronting Wisconsin Avenue will not exceed 40 feet in height, except for two blocks which will be 60 feet high.

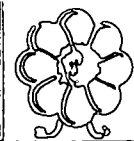
The structure for new units will be reinforced concrete columns and flat slabs with brick infilling panels. Roof finishes will match existing.

Security - Two of the new blocks will have a foyer with security staff and other blocks will be provided with phone, dial, lock/release systems.

Heating, A/C System - Individually controlled heat pumps will be provided.



McLEAN GARDENS



preliminary
site plan

September 25, 1978

ADVISORY NEIGHBORHOOD COMMISSION 3-C
Government of the District of Columbia

Cathedral Heights

Cleveland Park

McLean Gardens

Woodley Park

MINUTES

September 25, 1978

- I. The meeting was called to order by Lindsley Williams at 8:10pm. The roll was taken and everyone was present except Fred Pitts.
- II. Verification of the posting of notices was ascertained.
- III. Phil Mendelson reported that the minutes for the Sept. 18th meeting were done but had not yet been duplicated for distribution.
- The minutes of August 28th were considered. Item "D" on page 5 was corrected to read "Pitts" instead of "Kopff." These minutes had also been considered by the Commission on Sept. 18th, and at that time another correction had been made. With these two corrections, the minutes were approved.
- IV. Grinnell gave the Treasurer's report. He read a letter from David Leonard releasing two more quarters of funding. The Commission had a balance of \$15,692.92 at the end of August 31st. Second and third quarter funding receipts totalled \$5,020. \$2,623.93 is to be disbursed tonight, including the \$1,000 for the Woodley Park Plan that was deducted at the Commission's August 28 meeting pending the receipt of additional quarterly payments. Also included is a payment to Courts Oulihan resluting from the Ireland's Four Provinces ABC case. The final balance, not including the recently released two quarters, is \$3,846.99. The newsletter has not yet been paid for; no bills have been received or are outstanding.
- It was moved that the report be accepted conditioned upon consideration of a motion regarding the payment to Courts Oulihan. The report was approved unanimously.
- A check in the amount of \$167.42 has been prepared to pay one-half of Oulihan's bill (Cleveland Park is paying the other half) in connection with the Ireland's Four Provinces hearing before the ABC Board in August. It was moved and accepted that this amount be approved.
- Kopff reported that Oulihan wants to be retained to pursue the case up to the Court. The Commission felt he could better assist as a pro bono of-counsel to the Anne Blaine Harrison Institute.
- V. There were no election or bylaws matters to be considered.
- VI. Residents concerns: The Chair explained that he wished to see the time limited to 5 minutes each for the following matters.
- A. Convention center: Jack Phelan addressed the Commission. The Chair stated the Commission's policy has been to demand that the city hold, at the least, a referendum. The Commission was asked to assist in lobbying, get a referendum on the ballot for April, and grant some funds. The Chair asked Grinnell to research the Commission's previous position(s) on this matter and to communi-

Single Member District Commissioners, 1978-1979

01-Fred Pitts
02-Ruth Haugen
03-Bernie Arons
04-Lindsley Williams
05-Katherine Coram

ANC-3C Office
2737 Devonshire Place, N. W.
Washington, D. C. 20008
232-2232

06-Kay McGrath
07-Gary Kopff
08-
09-Louis Rothschild
10-David Grinnell

cate it to appropriate parties, particularly members of the U.S. Senate Subcommittee.

B. Community Gardens: Claude Colley and several other representatives from the Gardens expressed their thanks to the Commission for its recent funding.

C. McLean Gardens: Both Jack Koczela and Ann Fairbanks reported to the Commission on recent developments. General discussion followed, including the feasibility of CBI-Fairmac's offer to sell, the need for community involvement, and the trade-off between minimal financing/high development of the front strip and substantial financing/low development of the front strip.

The Chair noted that the Commission is willing to act on something specific and he inquired as to whether there was a motion to untable the McLean Gardens funding proposal. No such motion was made. The Chair said a special meeting is possible if urgency warrants it.

D. Woodley Playground: Christopher Pellani, a volunteer with the National Capital Parks, presented a 13 page "Woodley Park Alternate Site Plan." The area involved is between Courtland Place and Klinge Road. Phil Mendelson was asked to distribute the document to those citizens who have expressed interest and who will form the nucleus of a task force. Mrs. Lenora Cross volunteered to act as liaison between the task force and the ANC.

There was discussion about the expenses involved. McGrath asked Pellani to provide the Commission with information as to who pays for what and how much. Rothchild asked Pellani to provide a list of National Capital Parks' land in the Ward.

E. Chesterfield conversion (3315 Wisconsin Ave.): Gerda Gray and Susan Yeager approached the Commission to report on events with the Chesterfield. The tenants, who are trying to organize, have been told the building will be converted to a cooperative. The Commission was asked for advice.

F. Chester Nauminow informed the Commission that a forum/workshop on air quality will be held on Sept. 27th at the UDC auditorium. The 1973 Clean Air Act, as amended by Congress in 1977, will be the basis for the discussions.

It was also reported that there will be a "Hands Up" crime prevention program on September 28th at the Police Station to plan for a crime reduction fair.

VII. Grinnell raised the point that he and Katherine Coram had earlier objected to Commissioners smoking during the meetings and that nothing had been done about this violation of a decision of the Commission. The Chair, citing the minutes for January 1978, reiterated that smoking is not permitted by anyone at Commission meetings.

VIII. The Commission proceeded to take up other items of business:

A. Arons brought up a proposed resolution, dated July 13, concerning the Emergency Committee to Save Rental Housing. It was decided, unanimously, that this matter should be tabled until more is known about the Committee's current existence.

B. Arons brought up a proposed letter, dated July 13, concerning day care legislation (Bill 2-360). A hearing will be held on this bill on October 26th. Arons proposed that he talk with Bobbie Block, formerly with Polly Shackleton's staff, and get copies of the legislation in order that he might highlight specific issues for the Commission and be able to answer specific questions that were being raised.

C. McGrath reviewed a statement of opposition to the Mayor's FY'80 budget proposal for the funding of ANC's at the level of \$625,000. She submitted this at a hearing on September 22nd, as authorized by the Commission on Sept. 18th.

D. The Chair announced that a meeting, regarding the development of an ANC manual, was scheduled for October 5th at the Munsey Building with Joe Parker. Nobody volunteered to represent the Commission at the meeting.

However, this led to a discussion about the continuing problems the ANC has faced with the current city administration. It was agreed by consensus that a letter should be prepared. This could be sent to Marion Barry in his capacity as Chairman of the City Council Committee on Finance & Revenue. It would detail these problems--particularly the Mayor's Memorandum No. 78-22 regarding the impoundment of ANC funds.

E. Commissioner Coram asked if the ANC would co-sponsor, along with the McLean Gardens Residents Association and other citizen groups yet to be contacted, a candidates forum on October 25th. A motion was duly made and approved. McGrath asked that the record show that she abstained. This would be a non-partisan event.

F. McGrath announced that Herbert Reff had contacted her about traffic problems along Reno Road. A meeting has been tentatively scheduled for October 19th.

G. Williams mentioned that the budget for FY'80 was now before the City Council. He said he would be willing to discuss transportation issues, in relation to the budget, after the meeting.

He also reported that he has heard back from D.C. DOT in response to the Commission's concerns over traffic problems on Wisconsin Avenue at Newark and Macomb Streets. He outlined the response for the Commission.

H. McGrath and Rothschild are to meet with Dr. Rumsey, Director of the D.C. Dep't of Recreation, on the morrow. A list of issues was informally drawn up by the Commission. Included were: the limited public hours for swimming at Reed School; the construction schedule for the tennis courts adjacent to the community gardens; status of the Hearst Wall; maintenance problems at the Hearst Playground; plans for new services; proposed staffing under the FY'80 budget; shuffleboard; and a list of who is in charge of what.

IX. The meeting adjourned at 10:45pm.

Respectfully submitted
for the Commission:


Phil Mendelson

Attested as approved and corrected:

Katherine V. Coram
Recording Secretary

SEP 25 1978

WOODLEY PARK ALTERNATE SITE PLAN

presented to :

Rock Creek Park Sup't.

Advisory Commission members

by :

Christopher A. Pellani

September 25, 1978

AREA PROPOSALS FOR THE SITE PLAN :

Based on notes compiled from visits to the area, and information taken from the neighborhood survey, I propose the following suggestions to improve the quality and safety of Woodley Park:

- ** # the swing seats be replaced with a lighter, safer type of material than the present wooden seats. (See Appendix #1)
- # new and clean sand for the 12'6" / 12'6" sandbox, (approx. 3 to 4 inches deep). This sand should be designated as "play sand".
- * # chain link fencing to surround the sandbox and/or the entire playground equipment area, with signs keeping dogs, or other pets out of the fenced area attached.
- * # installation of 2 to 3 benches in the playground so parents can supervise children's play. Add two additional benches.
- # removal of existing trails in the park; clearing debris, and adding woodchips to the walking surface.
- # a method of controlling erosion on a sloped area of the trail, either by planting ground cover, or by developing steps on the slope as part of the trail.
- # a study of hazardous trees in the park area, and pruning where necessary.
- # installation of a crosswalk on Courtland Place, just above Devonshire, to alert drivers to potential hazards of speeding in the area, and to help notice the "PLAYGROUND" sign which is now partially obstructed by tree branches.

* See appendix #I.

** See appendix #4. # installation of new playground equipment, including : climbing apparatus, of the natural wood type, as well as a large picnic table with a painted set of checkerboards, a horse shoe court, and a shuffleboard court.

*** Special note : The "s" hooks connecting the swing to the chain is worn thin on all the swings currently in the playground. The suggested models do not require the "S" type hook and thereby eliminate the problem.

APPENDIX #I SITE MAP / NOTES

The measured distances are approximate, and are given to provide a clearer idea as to the length of fencing needed.

The areas set aside for new equipment have not been measured.

All new equipment should include the application of wood chips or sawdust under the climbing areas for safety interests.

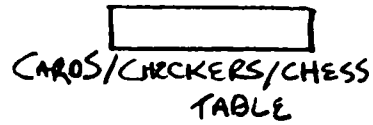
WOODLEY PARK



SHUFFLEBOARD
OR HORSESHOES



BENCH

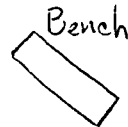


CARDS/CHECKERS/CHESS
TABLE

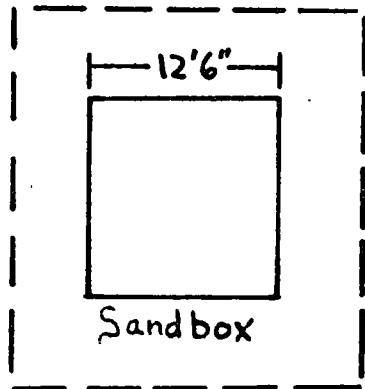


BENCH

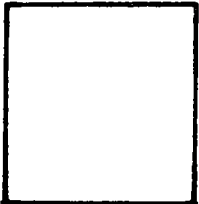
HORSESHOES / SHUFFLEBOARD



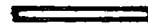
Bench



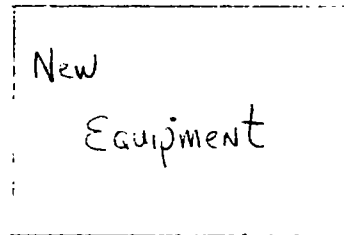
12'6"



Sandbox



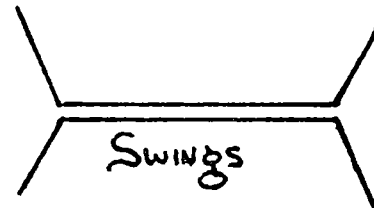
Bulletin
Board



New
Equipment



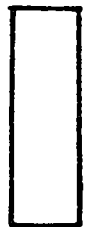
Bench



Swings



Bench



Slide

COURTLAND PLACE



A.P.

WOODLEY PARK

SHUFFLE BOARD/HORSESHOES



SHUFFLE BOARD/HORSESHOES



BENCH

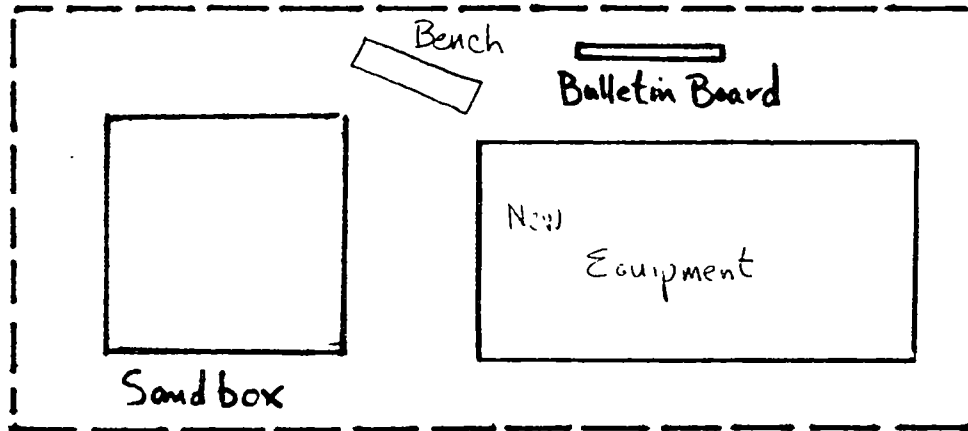
CARDS/CHECKERS/CHESSTABLE



BENCH

New Equipment

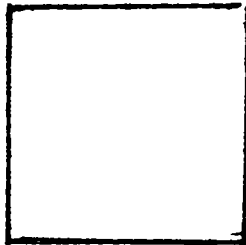
Bench



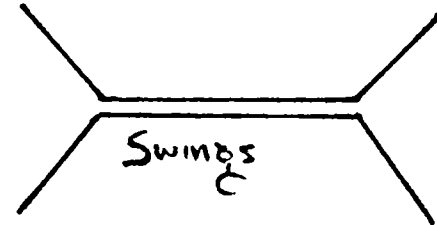
Bench

Bulletin Board

New Equipment



Sand box



Swings



Slide



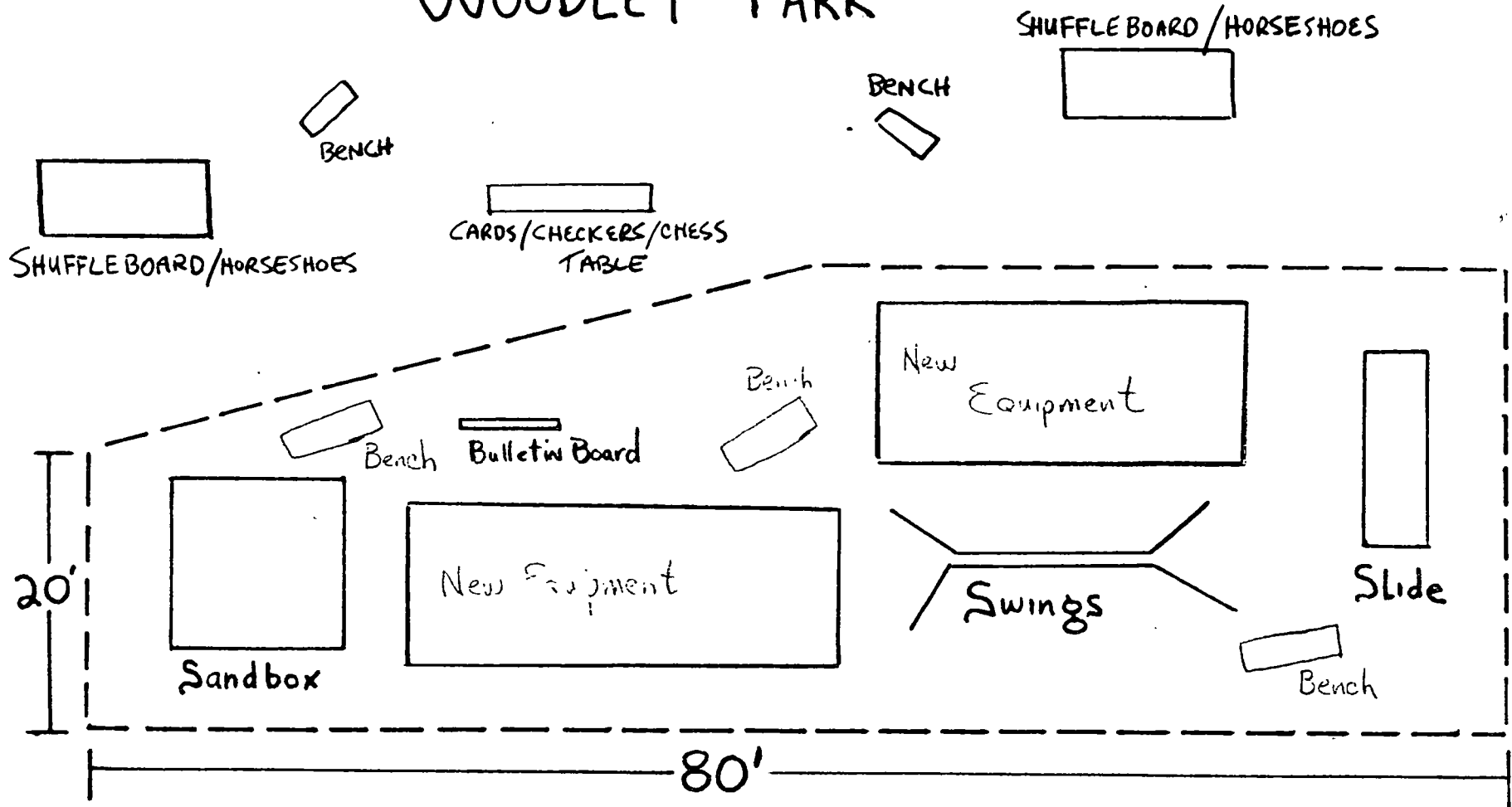
Bench

COURTLAND PLACE



CAP

WOODLEY PARK



COURTLAND PLACE

WOODLEY PARK SURVEY RESULTS

leave park unchanged: 8

remove existing equipment: 11

Add new equipment : 12

(wood) - 12

(Steel) - 2

Other concerns most expressed

general maintenance + area cleanup - 3

add benches for adult supervision - 2

signs to keep dogs out of the area - 4

Build fencing around playground area - 4

remove tables - 1

New parking area - 1

leave park in its natural setting - 2

more trash facilities - 1

No other tables/benches - 1

Add equipment for younger children only - 1

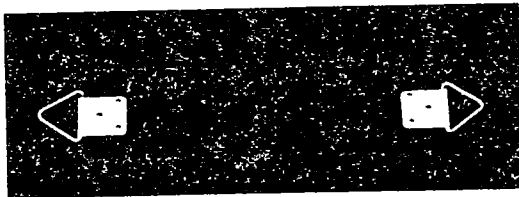
more frequent grass cutting - 1

* put in a crosswalk + stop sign at devonshire + courtland - 1

* " " signs to slow traffic as children cross the street - 1

* these concerns were pointed out as special in that political action with the district should be, or may be necessary.

APPENDIX IV EQUIPMENT SPECIFICATIONS



*

Slashproof Belt Seat 316-000. Strong and comfortable, molded rubber belt seats eliminate the possibility of injury to children by being struck by conventional seats and curbs the urge to stand while swinging.

MATERIALS. Spring Steel Core, molded rubber outer surface with cadmium plated fittings. Size: 6" side x 24" long. Weight: 3 lbs. 4 oz.

Slashproof Belt Seat with Chain and Connecting Links.

316-003 For 8 ft. High Beam. Shipping Weight: 7 lbs. 4 oz.

316-010 For 10 ft. High Beam. Shipping Weight: 8 lbs. 12 oz.

316-012 For 12 ft. High Beam. Shipping Weight: 10 lbs. 4 oz.

Aluminum Contour Chair 321-000. Ideal for even the smallest toddler thanks to one piece cast aluminum construction which assures comfort and strength. Includes plated, sliding bar. Finished in baked-on enamel. Optional on all swings at extra cost. Size: 13 1/8" wide x 5 1/4" deep x 9 3/4" high. Weight: 8 lbs.

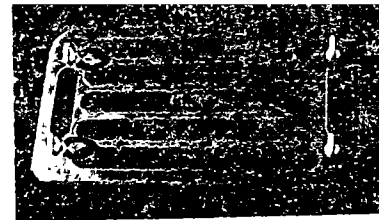
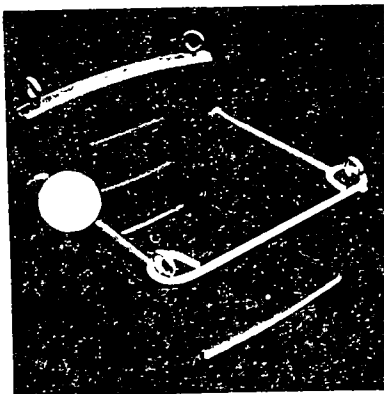
Aluminum Contour Chair with Chain & Connecting Links.

321-008 For 8 ft. High Beam. Shipping Weight: 14 lbs. 4 oz.

321-010 For 10 ft. High Beam. Shipping Weight: 15 lbs. 12 oz.

321-012 For 12 ft. High Beam. Shipping Weight: 17 lbs. 4 oz.

321-012 For 12 ft. High Beam. Shipping Weight: 17 lbs. 4 oz.



Molded Rubber Swing Seat 323-000. Already well established in high vandalism areas, this seat has been shown to be more cost-effective than competing rigid polypropylene, glass-fibre, or wooden seats. Tests by Franklin Institute in Philadelphia indicate that when dropped from heights of up to 8 feet this seat did not exceed 25 g.

MATERIALS. Steel frame in molded rubber with plated hardware. Size: 9 1/2" x 17 1/2" x 1 1/2". Weight: 6 lbs. 4 oz.

Molded Rubber Swing Seat with Chain and Connecting Links.

323-008 Seat w/chain for 8' beam. Shipping Weight: 10 lbs. 4 oz.

323-010 Seat w/chain for 10' beam. Shipping Weight: 11 lbs. 8 oz.

323-012 Seat w/chain for 12' beam. Shipping Weight: 13 lbs. 4 oz.

*

Slashproof Molded Rubber Infant Seat 322-000. For those desiring a lightweight, vandal-proof unit, this seat is ideal. Optional on all swings at extra cost.

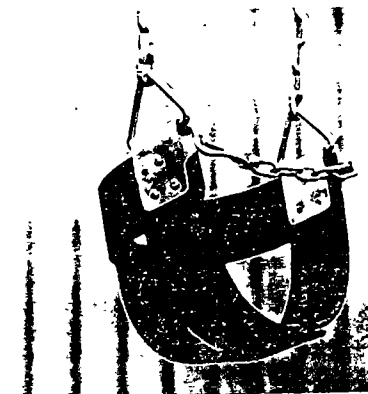
MATERIALS. Spring steel core, molded rubber outer surface with cadmium plated fittings. Spring steel snap on safety chain. Size: 9" x 10" x 12". Weight: 4 lbs. 12 oz.

Molded Infant Seat with Chain and Connecting Links.

322-008 For 8' High Beam. Shipping Weight: 8 lbs. 12 oz.

322-010 For 10' High Beam. Shipping Weight: 10 lbs. 4 oz.

322-012 For 12' High Beam. Shipping Weight: 11 lbs. 12 oz.

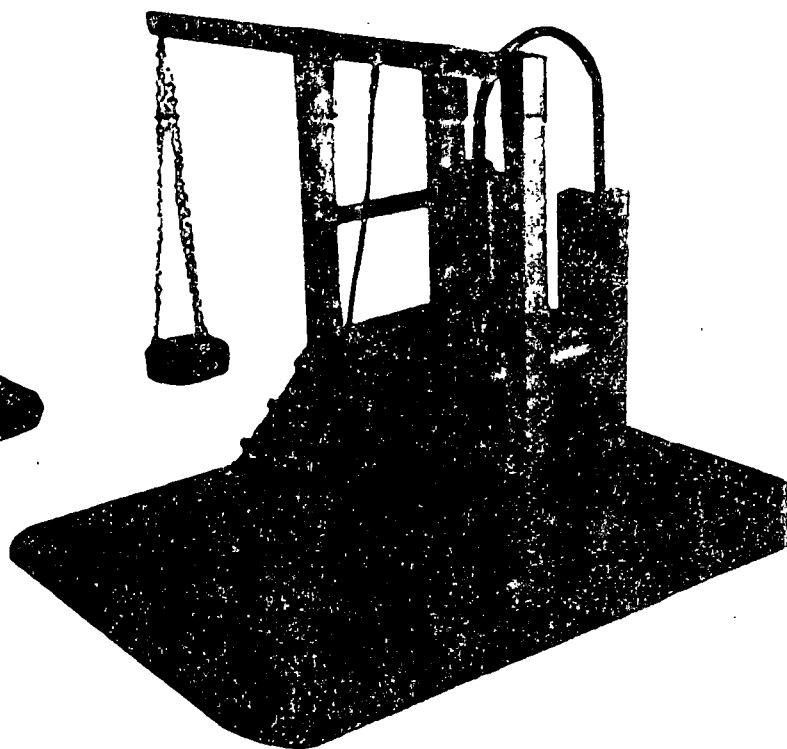
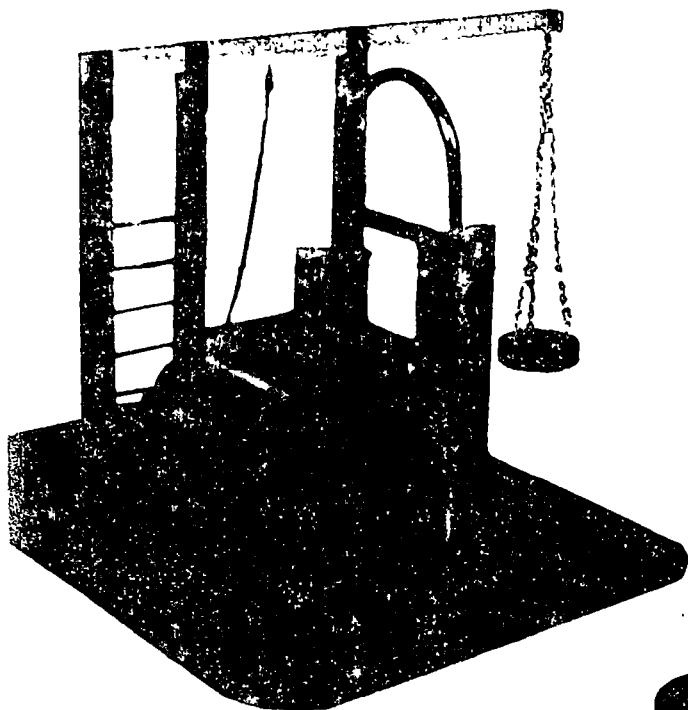


Mexico Forge Co.

a nine activity tot-lot

model 1006
patent pending

.. where else but from
park structures
international?



specifications

wood materials: All Tot-lot wood components shall be manufactured of #1 or better Western Red Cedar, structurally sound and suitable for safe play, free of loose or open knots.

abrication: All wood members shall be surfaced four sides, free of planer skips, surface splinters, and wane. Net finished sizes shall be 1/2" less than nominal dimensions for beam and framing and materials. Siding thickness shall be 1/4" less than nominal dimensions. All contact edges shall be uniformly rounded and sanded to eliminate edge chipping. All contact beam members ends will maintain a smooth 1" chamfer on each side, free of splinters. All bolt holes will be pre-drilled and counter-bored where applicable for nut and bolt fit and recess. All wood components shall be pre-cut and pre-assembled to the fullest most practical extent possible. Printed installation drawings, descriptive diagrams, and parts manual shall be supplied for product assembly.

preservative treatment: All cedar wood members below ground level shall be soaked for a minimum of five minutes in chemical preservatives to further prevent decay and insect deterioration.

hardware: All bolting and nailing hardware required for assembly and installation shall be supplied in sufficient quantities and sizes and shall be hot-dipped galvanized or cadmium plated. Fireman's pole shall be fabricated of 2" O.D. galvanized plated pipe. All chains shall be 1/4" in diameter and hot-dipped galvanized. All tires shall be four ply steel belted with 3/8" diameter galvanized chain connecting eye bolt brackets.

paint coatings: All grafix will be painted with two coats alkyd latex primer and finished with two coats exterior acrylic latex paint. Standard two color combinations shall be selected from the following:

01. LIME GREEN

02. BRILLIANT BLUE

03. PURPLE

04. YELLOW

Game Time Corp.



F. MEDIUM WOOD PLATFORMS

Patent Pending

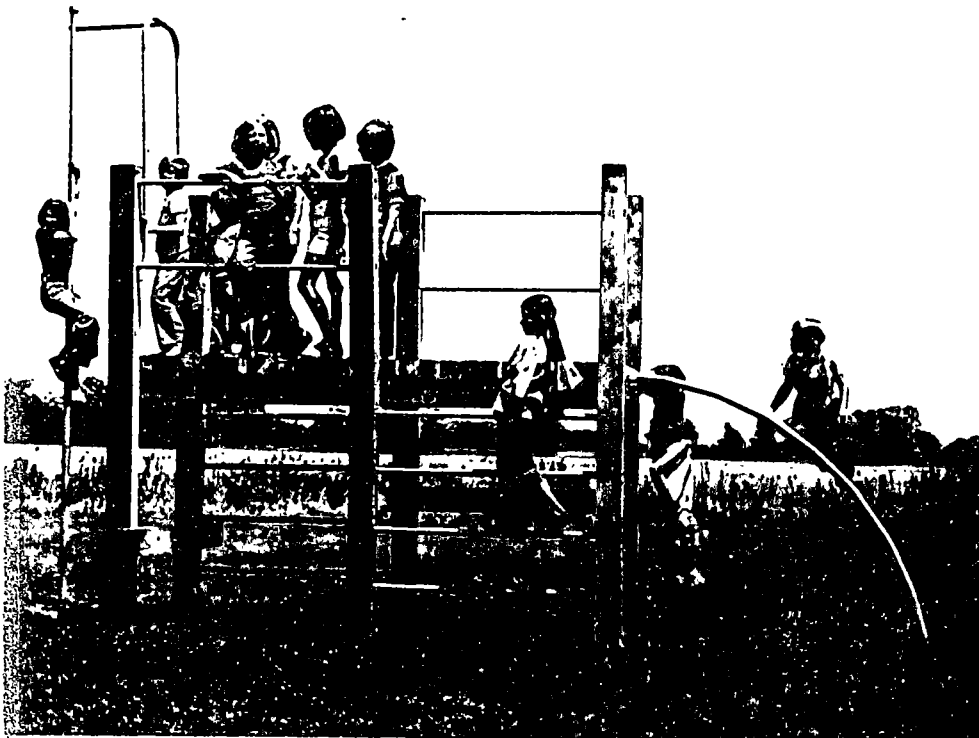
Another climbing and platform unit from Game Time that integrates durable round logs, a metal arch and a new chain net climber providing motion action. A fort...a treehouse...castle...young minds will create unlimited adventure and fantasy because this Wood Platform blends naturally into the outdoor environment of nature's own trees and foliage.

- Galvanized steel rungs bolted to wood, 1 3/8" in diameter.
- Cross rungs on the arch climber are 1" O.D. galvanized pipe for greater holding power.
- New chain net climber is constructed of galvanized steel.

NO. 5718 with chain net and arch, ground space 5'6" x 14'3", platform ht. 5', wt. 1243 lbs.

NO. 5744 with slide and arch, ground space 4'6" x 25', wt. 1204 lbs.

NO. 5745 with pole and arch, ground space 4'6" x 15'3", wt. 1122 lbs.



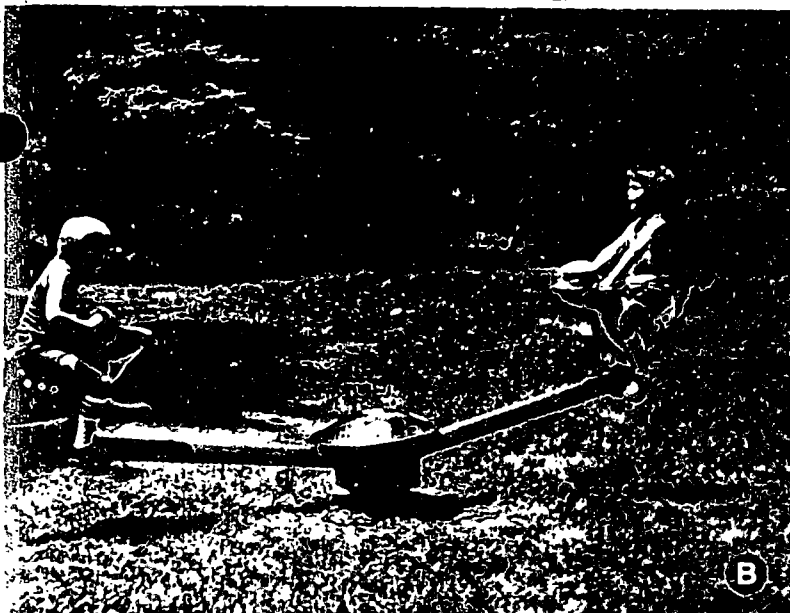
Belson
Corpo

WM 500A HALF WOOD MODULE shall conform to the specifications and as manufactured by Belson Manufacturing Co., Inc. The platform size shall be 5' x 10' with 4" x 4" deck members, semi-enclosed side areas shall be enclosed with a 3' high pipe railing, installed 5' above grade. The timber supporting members shall be 6" x 6" and extend 2'-6" in the ground. All timbers shall be pre-drilled to provide for flush fasteners. The metal peripheral apparatus shall be a full size safe fireman's pole, metal Arch Climber, (8' stainless steel slide optional), 1 3/8" pipe climbing rungs and side railings. All timbers to be Mill-Dressed Southern Yellow Pine CCA pressure treated to meet Federal Specification TT-W-550

HALF WOOD MODULE

This structure is 5' x 10', designed for the same play value as the Full Module but with lessor children capacity. The platform height has been reduced one foot to make it five feet and the slide length reduced to 8 feet long. The same high quality construction throughout,

treated timbers, galvanized steel members and ALL FLUSH fasteners. This structure is offered with the stainless steel slide or the rainbow arch climber, plus the safe full size fireman's pole.



B. BUCK-A-BOUT WITH TWO SEATS

FEATURING NEW RUBBER SPRING

U.S. Patent

Canadian Patent

Game Time's unique rubber spring provides greater spring action for older, heavier riders. The exclusive design permits each animal and support arm to operate on its own spring, providing a fun action-packed ride. Safer than the standard seesaw, the Buck-A-Bout permits one child to ride alone, without fear of hitting the ground. The center dome of 12 gauge steel with 1" rolled edges protects spring mechanism from the weather, and keeps children away from working elements.

- Choice of cast aluminum Saddle Seats or Saddle Mates of one-piece cast aluminum.
- Wraparound footbucks keep children's feet firmly in place and discourages them from dragging their feet on the ground.
- Durable rubber springs bonded to steel plates.
- Game Time Permacryl finish for longer resistance to abrasion from heavy use and ultraviolet breakdown.
- Ground space, 12' x 12'.

NO. 236 Buck-A-Bout, in standard red and white, 4 Saddle Seats, ground space 12' x 12', wt. 388 lbs.

NO. 238 Buck-A-Bout in standard red and white, 2 Saddle Seats and 2 Saddle Mates (Choice of Frog, Elephant, Pelican, Swampy, Pig, Rabbit, Duck, Chicken, Porpy, Bee, Stallion, Rocket, Pony, Donkey), wt. 478 lbs.

NO. 240 Buck-A-Bout in standard red and white, (pictured) with choice of 4 Saddle Mates (Choice same as No. 238), wt. 568 lbs.

NO. 241 Buck-A-Bout in standard red and white, 2 Saddle Seats, wt. 296 lbs.

NO. 243 Buck-A-Bout in standard red and white, 2 Saddle Mates (Choice same as NO. 238), wt. 386 lbs.

C. LADYBUG SPREETER

The Ladybug Spreeter is a new member of the Game Time family, and is a bright, colorful addition to any playground. It's the Pony Spreeter, with a new look, and can be ridden safely by one or two children.

NO. 248 Ladybug Spreeter, ground space 2' x 5', wt. 108 lbs. Included in Wacky World playground (see page 63).

Game
Time
Corp.

Rationale: According to responses solicited by residents of the Devonshire and Courtland Place neighborhood, the Woodley Park playground is a valuable asset to their children's recreation activity. Many people are happy to see The National Park Service taking an interest in developing the park, and many feel the area should continue to serve as a children's playground. In addition, concern has been expressed to provide meaningful activities for neighborhood senior citizens in the park.

Goal: To provide an alternate and feasible site plan for the playground, so it may continue to provide an important recreation facility for the younger neighborhood residents, as well as all concerned residents who would like to use the facility.

Objectives:

- # to provide quality recreation equipment to withstand continuous playing use.

- # to provide a clean, healthy, and safe recreation facility for neighborhood children.

- # to maintain the natural and aesthetic character of the park.

- # to improve the facility in the interests and concerns of the neighborhood residents.

SEP 25 1978

DISTRICT OF COLUMBIA
ADVISORY NEIGHBORHOOD COMMISSION 3C
2737 Devonshire Place, N.W. (202) 232-2232 Washington, D.C. 20008

Cathedral Heights

Cleveland Park

McLean Gardens

Woodley Park

July 13, 1978

Resolution proposed for ANC 3C

from Bernard S. Arons, M.D.

Commissioner for Single Member District 3C-03

Whereas, ANC 3C has one of the highest percentages of elderly in the District of Columbia and

Whereas, ANC 3C has a large number of elderly on fixed incomes who must rent their living quarters, and

Whereas, the diversity and dynamic quality of ANC 3C depends, in part, on the availability of a variety of living quarters options, including rental units, and

Whereas, there is a coalition of community groups called the "Emergency Committee to Save Rental Housing" that is endeavoring through peaceful means to retain such housing options, and

Whereas, the work of this Committee will have a major impact on the ANC 3C area,

Be it hereby resolved that ANC 3C supports the work of the "Emergency Committee to Save Rental Housing" and donate \$100.00 toward their effort to educate the residents in ANC 3C concerning the amendments proposed to the Condominium Conversion Act through a pamphlet that will be distributed through ANC 3C Commissioners as well as other community groups.



Single Member District Commissioners, 1977

01 Fred Pitts
02 Ruth Haugen
03 Neal Krucoff

04 Lindsley Williams
05 Katherine Coram
06 Kay McGrath
07 Sam Smith

08 Charles Van Way, Jr.
09 Thomas Corcoran, Jr.
10 David Grinnell

SEP 25 1978

DISTRICT OF COLUMBIA
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2737 Devonshire Place, N.W. (202) 232-2232 Washington, D.C. 20008

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Woodley Park

July 13, 1978

Councilmember Polly Shackleton (D-Ward 3)
Council of the District of Columbia
District Building
14th & E Streets, N.W.
Washington, D.C. 20004

Dear Councilmember Shackleton:

Advisory Neighborhood Commission 3C notes with great interest the legislation introduced on June 22, 1978 titled: "Day Care Policy Act Amendments and Child Development Center Improvement Act of 1978," Bill Number 2-360.

We wholeheartedly support the attempt to fund and coordinate the functions of day care for the children of the District of Columbia. We are not, however, able to support paragraphs (f), (g), and (h) on pages 7 and 8 of the legislation proposed. We agree that there should be one standard of payment for day care centers contracting with the city. We strongly disagree with the method of estimating the fees expected from parents and deducting 50% of expected payments from the amounts payable to the centers. This method puts unnecessary extra financial stress on the centers, a stress which would much more easily be carried by the District of Columbia. Furthermore, the legislation establishes a special account but does not legislate an interest bearing account, does not specify who shall judge the appropriate expenditures of such money, and by remitting unspent money yearly, the legislation favors rash spending rather than planned development. If an emergency fund account is necessary, it should be supported by a progressive tax on income of corporations instead of sapping the strength of the already vulnerable day care centers.

With the corrections indicated, we believe the legislation to be a sound development in day care center funding.

Sincerely,

Bernard S. Arons
Chair
Education Committee
ANC 3C

Lindsley Williams
Chair, ANC 3C

cc: Lee Partridge
Ms. Louise Sullivan, Washington Committee for Day Care

Single Member District Commissioners, 1977

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September 25, 1978

Mr. John Chappellear
Wm. Brewton & Sons
P.O. Box 10184
Woodbridge Station
Washington, D.C. 20018

Dear Mr. Chappellear:

Thank you for sending us your catalogue which I requested from you in telephone call. Enclosed is a copy of our application for credit. It was Mr. Aubrey E. Estep of the Eastern Liberty Federal & Loan who suggested that our organization as well as the D. C. Providers Council on Services to the Aging might wish to do our business with you.

At the end of the week I would like to pick up the binder clips which were not in stock when I was in the office a week or so ago.

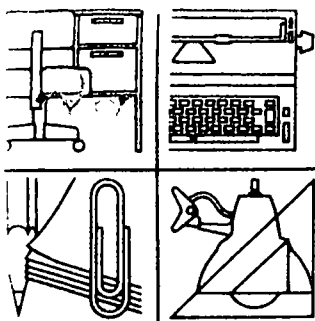
1. Catalogue p 403 8 IDL Binder clips
p3-20-20 3/8" 1 box @ 1.15
PP3050 1 1/4 " 1 box @ 1.50

2. Letter scale - page 429

Pelouze Postal Scales - (C) DUCHESS @ \$8.95

Sincerely yours,

Ruth Haugen
Commissioner, ANC 3C-02
(tel: 232-1468)



W.H. Brewton & Sons, Inc.
3256 M Street, N.W., Washington, D.C. 20007 • 202-338-2377

Brewton's

ADVISORY NEIGHBORHOOD COMMISSION 3-C
2737 Devonshire Place N.W.
Em #1
Washington, D.C. 20008

Dear Customer:

May we take this opportunity to advise you that your application for a credit account with our organization has been approved.

We wish to welcome you to W. H. Brewton & Sons with the express purpose of serving you and your office needs to the best of our ability.

A delivery receipt will accompany all orders. Monthly statements will be mailed to you the first of each month, payment of which will be due prior to the 10th of the month following the dates of the purchases.

Once more, welcome. If any problems arise with your orders or your account, please let us know. The Satisfaction of our customers is our highest aim.

Sincerely Yours,

John Chappellear
Vice President

||| Your account # is 001310.
Also please remember to enclose remittance stub
with your check to keep our record accurate.
Thank you for your order.

ADVISORY NEIGHBORHOOD COMMISSION 3-C
Government of the District of Columbia

Cathedral Heights

Cleveland Park

McLean Gardens

Woodley Park

MINUTES

September 25, 1978

- I. The meeting was called to order by Lindsley Williams at 8:10pm. The roll was taken and everyone was present except Fred Pitts.
- II. Verification of the posting of notices was ascertained.
- III. Phil Mendelson reported that the minutes for the Sept. 18th meeting were done but had not yet been duplicated for distribution.

The minutes of August 28th were considered. Item "D" on page 5 was corrected to read "Pitts" instead of "Kopff." These minutes had also been considered by the Commission on Sept. 18th, and at that time another correction had been made. With these two corrections, the minutes were approved.

- IV. Grinnell gave the Treasurer's report. He read a letter from David Leonard releasing two more quarters of funding. The Commission had a balance of \$15,692.92 at the end of August 31st. Second and third quarter funding receipts totalled \$5,020. \$2,623.93 is to be disbursed tonight, including the \$1,000 for the Woodley Park Plan that was deducted at the Commission's August 28 meeting pending the receipt of additional quarterly payments. Also included is a payment to Courts Oulihan resulting from the Ireland's Four Provinces ABC case. The final balance, not including the recently released two quarters, is \$3,846.99. The newsletter has not yet been paid for; no bills have been received or are outstanding.

It was moved that the report be accepted conditioned upon consideration of a motion regarding the payment to Courts Oulihan. The report was approved unanimously.

A check in the amount of \$167.42 has been prepared to pay one-half of Oulihan's bill (Cleveland Park is paying the other half) in connection with the Ireland's Four Provinces hearing before the ABC Board in August. It was moved and accepted that this amount be approved.

Kopff reported that Oulihan wants to be retained to pursue the case up to the Court. The Commission felt he could better assist as a pro bono of-counsel to the Anne Blaine Harrison Institute.

- V. There were no election or bylaws matters to be considered.
- VI. Residents concerns: The Chair explained that he wished to see the time limited to 5 minutes each for the following matters.

A. Convention center: Jack Phelan addressed the Commission. The Chair stated the Commission's policy has been to demand that the city hold, at the least, a referendum. The Commission was asked to assist in lobbying, get a referendum on the ballot for April, and grant some funds. The Chair asked Grinnell to research the Commission's previous position(s) on this matter and to communi-

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The Chair noted that the Commission is willing to act on something specific and he inquired as to whether there was a motion to untable the McLean Gardens funding proposal. No such motion was made. The Chair said a special meeting is possible if urgency warrants it.

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There was discussion about the expenses involved. McGrath asked Pellani to provide the Commission with information as to who pays for what and how much. Rothschild asked Pellani to provide a list of National Capital Parks' land in the Ward.

E. Chesterfield conversion (3315 Wisconsin Ave.): Gerda Gray and Susan Yeager approached the Commission to report on events with the Chesterfield. The tenants, who are trying to organize, have been told the building will be converted to a cooperative. The Commission was asked for advice.

F. Chester Nauminow informed the Commission that a forum/workshop on air quality will be held on Sept. 27th at the UDC auditorium. The 1973 Clean Air Act, as amended by Congress in 1977, will be the basis for the discussions.

It was also reported that there will be a "Hands Up" crime prevention program on September 28th at the Police Station to plan for a crime reduction fair.

VII. Grinnell raised the point that he and Katherine Coram had earlier objected to Commissioners smoking during the meetings and that nothing had been done about this violation of a decision of the Commission. The Chair, citing the minutes for January 1978, reiterated that smoking is not permitted by anyone at Commission meetings.

VIII. The Commission proceeded to take up other items of business:

A. Arons brought up a proposed resolution, dated July 13, concerning the Emergency Committee to Save Rental Housing. It was decided, unanimously, that this matter should be tabled until more is known about the Committee's current existence.

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C. McGrath reviewed a statement of opposition to the Mayor's FY'80 budget proposal for the funding of ANC's at the level of \$625,000. She submitted this at a hearing on September 22nd, as authorized by the Commission on Sept. 18th.

D. The Chair announced that a meeting, regarding the development of an ANC manual, was scheduled for October 5th at the Munsey Building with Joe Parker. Nobody volunteered to represent the Commission at the meeting.

Follow up
However, this led to a discussion about the continuing problems the ANC has faced with the current city administration. It was agreed by consensus that a letter should be prepared. This could be sent to Marion Barry in his capacity as Chairman of the City Council Committee on Finance & Revenue. It would detail these problems--particularly the Mayor's Memorandum No. 78-22 regarding the impoundment of ANC funds.

E. Commissioner Coram asked if the ANC would co-sponsor, along with the McLean Gardens Residents Association and other citizen groups yet to be contacted, a candidates forum on October 25th. A motion was duly made and approved. McGrath asked that the record show that she abstained. This would be a non-partisan event.

F. McGrath announced that Herbert Reff had contacted her about traffic problems along Reno Road. A meeting has been tentatively scheduled for October 19th.


G. Williams mentioned that the budget for FY'80 was now before the City Council. He said he would be willing to discuss transportation issues, in relation to the budget, after the meeting.

He also reported that he has heard back from D.C. DOT in response to the Commission's concerns over traffic problems on Wisconsin Avenue at Newark and Macomb Streets. He outlined the response for the Commission.

H. McGrath and Rothschild are to meet with Dr. Rumsey, Director of the D.C. Dep't of Recreation, on the morrow. A list of issues was informally drawn up by the Commission. Included were: the limited public hours for swimming at Reed School; the construction schedule for the tennis courts adjacent to the community gardens; status of the Hearst Wall; maintenance problems at the Hearst Playground; plans for new services; proposed staffing under the FY'80 budget; shuffleboard; and a list of who is in charge of what.

IX. The meeting adjourned at 10:45pm.

Respectfully submitted
for the Commission:


Phil Mendelson

Attested as approved and corrected:

Katherine V. Coram
Recording Secretary

LH

ADVISORY NEIGHBORHOOD COMMISSION 3-C
Government of the District of Columbia

Cathedral Heights

Cleveland Park

McLean Gardens

Woodley Park

MINUTES

September 25, 1978

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Katherine V. Coram
Recording Secretary

ADVISORY NEIGHBORHOOD COMMISSION 3-C
Government of the District of Columbia

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Sept. 28, 1978

Dear Commissioner:

Lindsley has asked that I include a note with the minutes of Sept. 18, 1978 to draw your attention to the proposed amendment to the Commission's Bylaws.

This amendment was recommended by Bob Stumberg of the Anne Blaine Harrison Institute at the meeting of the 18th. It is attached to the minutes.

Consideration of Bylaws changes requires that the Commission give 2 weeks notice of the meeting. This matter will come up at the Oct. 23rd meeting.

Sincerely,


Phil Mendelson

PS: Two other items of recent import/interest are included with this mailing. They are both self-explanatory.

Single Member District Commissioners, 1978-1979

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J M

ADVISORY NEIGHBORHOOD COMMISSION 3-C
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MINUTES

September 18, 1978

- I. The meeting was called to order by Lindsley Williams, presiding, at 8:05 pm. The meeting was held at the Pipeline Community Theater, St. Albans Parish. The roll was taken and the following were noted as present: Haugen, Williams, Coram, Arons, Rothschild, and Grinnell. McGrath and Kopff arrived shortly thereafter.

Verification of the posting of notices was ascertained.

- II. The minutes for the August 28th meeting were distributed. There was some discussion about their being unnecessarily long. Rothschild moved that the caption over the first column of the chart on page 7 be amended to read: "Possibly Available Per Qtr." The Chair stated that further changes and approval would be taken up at the Commission's September 25th meeting.
- III. Grinnell had no Treasurer's report; it would be ready on the 25th.
- IV. The Chair stated that there were no election or bylaws items to be considered.
- V. The McLean Gardens Residents Association, represented by Julie Koczela, presented a funding request to the Commission in the amount of \$5,000. Copies of the proposal were distributed. A great deal of discussion ensued, concerning the availability of the Commission's funds, various commitments already undertaken by the ANC, and the usefulness of this kind of expenditure.

At this point, the Chair asked Kopff to report on the status of the Commission's impounded funds. The 2nd and 3rd quarter funds have been released; the 4th and extra quarter funds will not be released, apparently, until the Commission's balance drops further.

Kopff reported that he knew George DeFranceaux at the National Housing Partnerships. This might be useful to the McLean Gardens Residents. It was moved and unanimously approved that Kopff write a letter of introduction, for the tenants, to DeFranceaux. The Chair asked that this letter be flexible enough that it not lock anyone into any specific approach, such as Section 8 rehab.

Grinnell noted that the ANC had already, at an earlier meeting, approved in concept, a proposal from McLean Gardens for the funding of a brochure; no dollar figure had ever been set on this, however. Julie Koczela said the amount had been \$750. Ms. Koczela noted that at the present time the Residents Association felt the \$5000 request to be of a higher priority, in light of the latest developments. She also stated that the two requests were separate, totalling \$5750.

A motion was made to grant the amount of \$750 to the McLean Gardens Residents

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Association for the purpose of a brochure. This would be budgeted for the 4th quarter of FY '78, under the categories of Human Resources/Aging and Housing, in the amount of \$250 for each. The motion was approved unanimously.

Phil Mendelson was instructed to provide the Residents Association with the Commissions rules concerning noting the source of funds for the brochure.

A motion was made to approve the request for \$5000. Rothschild said there was not enough information available to the Commission at this time. The motion was tabled by a vote of 4 aye, 2 nay, and 2 abstentions.

The Chair suggested that the Commission's Housing Committee meet. He requested that Julie Koczela and Ann Fairbanks (in attendance) join with Commissioners Coram and Kopff.

Jack Koczela was introduced as the new Chairman of McLean Gardens.

- VI. Working agreement with the Georgetown University Law Center: Two items were passed out to the Commission. One was a copy of two letters between the Chair and Bob Stumberg. The other was a draft "Working Agreement" between GU and the ANC.

Stumberg explained to the Commission that he felt, after having looked at 3C's Bylaws, that an amendment would be necessary in order for the Chair to authorize action without the Commission's formal approval. McGrath suggested that the Bylaws read as they do because they quote from the ANC Law. A copy of the amendment suggested by Stumberg is attached to these minutes.

Williams pointed out that any references, in the proposed Working Agreement, to the Chair could also mean the Vice-Chair, in cases where the Chair was out of town and/or unable to act. He also pointed out that it would be appropriate if polling of the Commissioners, as provided for in the proposed amendment, was conducted by the Chair of an organized committee, if warranted by the particular issue.

Several corrections were made to the draft. Under 1.A.(1) --Scope of legal services: Legal work under this agreement-- the words "Zoning Commission and others" were added to the end of the clause. Under (2)(b) of the same section, the word "licenses" was struck. Stumberg noted a change in the draft from the proposal submitted to the Commission in August: the addition of \$411 in fringe benefits diminishes the amount of available paid time. The total amount of the proposal/agreement is unaffected.

A motion was made to approve the agreement, with the changes as noted. The vote was unanimous to approve. The Anne Blaine Harrison Institute will also have to approve it before it can be signed.

- VII. The Commission proceeded to consider specific items that the GU Law Center could begin working on under the agreement. ABC applications and reform was raised. GU could research applications before they come up for renewal, and GU could represent the Commission concerning legislation currently pending before the D.C. Council.

Several planning and zoning matters were raised as possible items the Institute could take on. One concerned ally closings. Another concerned below-grade developments and the fact that they are not included in FAR calculations. These

Sept. 18, 1978

items were referred to the Planning & Zoning Committee.

After a great deal of discussion, a motion was made requesting the following of the GU Law Center:

- 1) The drafting of a letter to the ABC Board requesting information on licenses in the 3C area and areas adjacent to 3C, such as at Tenley Circle and the Cleveland Park business district;
- 2) The drafting of a letter to Councilmember John Wilson's committee requesting a hearing on the pending ABC legislation and also identifying issues of concern.

The motion was approved unanimously.

During the discussion under this item, the Commission further considered the current impoundment problem. Stumberg reported that D.C. Auditor Matt Watson is concerned about the problem. Grinnell agreed he would talk with Watson and report back to the Commission on the 25th.

VIII. It was agreed that a proposed letter, regarding the impoundment issue, for all the ANC's would have to wait because of other Commission business. It was mentioned that the FY'80 budget, proposed today, requested funding for only \$625,000. Stumberg said the GU Law Center researched this issue last year and would provide the information to the Commission. McGrath agreed to take this information and submit a statement at a hearing on this issue on Sept. 23rd.

IX. Sea Fair ABC license #9956: No report has been received from Fred Pitts. The Chair recommended that the Commission submit a statement of "no opposition" (to show that the Commission does not only take positions of opposition), unless, after contacting Pitts, it is found that there is some community opposition. This recommendation was moved and approved.

X. McGrath reported that a Professor Gritz called and recommended a student who will help with the Commission's Newsletter. Kopff said he knows a professional writer who might help.

XI. The meeting adjourned at 10:45pm.

Also attached to these minutes are comments, submitted by Ruth Haugen, on the minutes of June 26, 1978.

Respectfully submitted:


Phil Mendelson

Attested as correct and approved:

Katherine V. Coram
Recording Secretary

PROPOSED AMENDMENT FOR ANC 3C BY-LAWS

Article VI.

Meetings and Actions (new section)

Section 15. A request for professional services for which the ANC is paying may be initiated by the Chairperson after having polled the Commission and ^{having found} ~~finding~~ a majority of those polled in favor of the request. The request ~~may~~ be communicated orally or in writing. If made orally, the request must be confirmed in writing.

September 18, 1978

To: Secretary, ANC 3-6

From: Ruth Haugen, ANC 3 C-02

CORRECTION - Minutes of June 26, 1978 meeting of the Commission

1. Item XIV should be corrected to read:

Haugen reported that a ~~PROGRESS~~ REPORT dated April 25, 1978 on the St. Albans Parish Oral History Project had been received from Sara Jenkins, Project Director. Copy of Progress Report and letter of acknowledgement dated June 12, 1978 are in file.

2. Item VIII - ~~TOP SECRET~~ Top of Page 2 end of first sentence:

" Officer Romanelli~~s~~ should be changed to read "Lieutenant Romanelli"

9/18/78

THE MCLEAN GARDENS RESIDENTS ASSOCIATION
P.O. BOX 39080
Washington, D.C. 20016

PROPOSAL FOR FUNDING TO ADVISORY NEIGHBORHOOD COMMISSION 3-C:

1. Proponent:

McLean Gardens Residents Association

2. Goals and Objectives:

The McLean Gardens Residents Association seeks funding assistance for architectural, engineering, and other technical services that it must employ over the next 3 to 12 months if it is to be able to purchase McLean Gardens and maintain low and moderate income housing on the site.

For almost 10 years the Association and the community at-large (especially CCL, WACC, and, since 1976, ANC-3C) have been engaged in a struggle on behalf of the tenants and the surrounding community to retain the essential character of the 43 acre McLean Gardens complex. The most recent struggle has been with the present owner--Chicago Bridge and Iron Corporation.

On September 6, 1978, CBI-offered to sell McLean Gardens to the Association for \$25 million. The offer must be accepted within 90 days of that date. This offer represents a major victory, not only for the McLean Gardens residents but for the entire community. It is unprecedented in that no other tenant group in this city, and perhaps even in the country, has been offered the chance to buy a tract of land as large and as valuable.

The Association is presently pursuing all reasonable alternatives for the purchase, and has retained Multi-Family Housing Services to be of assistance.

During the next 90 days the Association will incur substantial expenses for technical assistance in our efforts to reach agreement with CBI. If we are successful in going to contract with CBI, there will be further expenses of a similar nature over the course of the following six to nine months. We are seeking financial assistance from the ANC to help defray only a portion of these costs.

3. Impact on Surrounding Community:

Our efforts to reach an agreement with CBI should be of substantial interest to the surrounding community. In the past, owners and prospec-

tive developers of McLean Gardens have advanced various plans for a basic restructuring of the complex, involving significant commercial development, having a significant impact on the Wisconsin Avenue corridor. Whether such development will occur in the future depends in large measure on our ability, over the next 3 to 12 months, to obtain the technical information we need in our efforts to purchase the Gardens and retain it as a heterogeneous residential community. If we fail, the entire community will lose the best chance it has had in years to direct the outcome and finally resolve the McLean Gardens controversy.

It goes without saying that the Residents Association intends to include the ANC and all interested citizen groups in the planning process for the entire 43 acre site.

4. Funding Request:

\$5,000.

5. Budget Items:

We have projected that we will incur, over the next 3 to 12 months, roughly \$17,000 in expenses for the services of firms having necessary technical expertise. Such services will include, for example, preliminary architectural and site engineering work, surveys, real estate and structural appraisals, and miscellaneous consulting work. Our request for \$5,000 from the ANC will obviously cover only a portion of the expenditures which must be incurred in order to enable us to make the \$500,000 deposit and go to settlement.

6. Other Funding Sources:

To date, our financing has come from the Association's membership, primarily as a result of periodic fund-raising efforts. But these funds have been for legal expenses, which will continue. Over the course of the last six months the payment of these necessary legal fees has totalled over \$8,000. Moreover, the efforts of CBI to evict the tenants of McLean Gardens have reduced the number of residents by nearly two-thirds--similarly reducing our financial base.

While we hope to soon be seeking contributions from the community at large, we cannot rely on these efforts to generate enough funds to enable us to meet our costs.

The Association is also planning to seek funding from sources such as the D.C. Department of Housing and Community Development, through the community development block grant program, and the District of Columbia Development Corporation. The Association is also exploring the possibility of approaching various churches and local foundations. But there is no assurance that these approaches will be successful. And the Association believes that chances for obtaining grants from these other sources will be significantly enhanced if the community surrounding McLean Gardens shows its support. ANC-3C can be of great help in this regard by considering our funding proposal.

7. Additional Information:

Additional information may be obtained from Julie Koczela (966-7831 h; 676-7475 w) or from the Association (P.O. Box 39080; zip 20016).

Respectfully Submitted:

McLean Gardens Residents Association

Sept. 18, 1978