

Government of the District of Columbia
ADVISORY NEIGHBORHOOD COMMISSION 3F
Van Ness • North Cleveland Park • Wakefield • Forest Hills

3F01 – David Cristeal, Chair
 3F02 – Alexandria Appah, Vice Chair
 3F03 – Dipa Mehta
 3F04 – Stan Wall, Treasurer
 3F05 – Claudette David
 3F06 – Monika Nemeth, Secretary
 3F07 – James Tandaric



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Public Meeting – November 16, 2021
 Virtual Meeting via Zoom

MINUTES

ANC 3F convened their regular meeting on Tuesday, November 16, 2021, virtually at <https://zoom.us/j/93710420949?pwd=MFpweFBFRVR1dGdzbGEyUytkekNkQT09>. Meeting number: 937 1042 0949 Password: f107JL. The meeting was duly noticed and open to the public. Copies of resolutions approved are available at www.anc3f.com.

Commissioners Present: Cristeal
 Appah
 Mehta
 Wall
 David
 Nemeth
 Tandaric

ITEM	VOTE	KEYWORDS
1. Approval of Agenda and Consent Agenda. Motion made by Commissioner Nemeth	6-0-0	
2. Resolution to Rename Wilson High School. Motion made by Commissioner Tandaric	7-0-0	
3. Application for Zoning Variances – 3007 Albemarle St. Motion made by Commissioner Mehta	7-0-0	
4. Motion to Adjourn. Motion made by Commissioner Nemeth	7-0-0	

Call to Order: 7:00 PM
 Adjournment: 9:15 PM

AGENDA ITEMS

1. Approval of Regular Agenda and Consent Agenda

Item #4 - Settlement agreement for 4221 Connecticut Ave was removed from the agenda. No other changes or amendments made. Commissioner Nemeth moves to approve the agenda. The agenda is approved by a vote of 6 in favor, 0 opposed, and 0 abstentions (6-0-0).

2. Commissioner Updates

Commissioner Mehta: No Updates

Commission Appah: I did a wonderful tour at the Levine School and was able to meet with the new president there. In the next year they will have a new master plan and will come to the ANC asking for our support.

Commissioner Tandaric: There are complaints from UDC and Howard Law School, and they ask people to please pick up after their pets. Mask restrictions lift on Monday per Mayor Bowser

Commissioner Nemeth: No Updates

Commissioner Wall: Reminder, effective January 1, gas powered leaf blowers are banned in DC. There is community meeting scheduled for the DC Water Soapstone Valley project on Tuesday December 7 at 7-8:30pm. There was an MPD meeting with the managers of the Brandywine, Saratoga, and Chesapeake where there have been ongoing public safety issues. It was a very constructive meeting. It was also joined by DC Housing Authority and DC Department of Human Services representatives.

Commissioner David: Crossing Guard issue at Connecticut and Ellicott was resolved with DDOT's assistance. Working with DDOT on speeding issue on 36th Street. Look out for ANC 3F at the UDC Farmer's Market this Saturday from 10 am-1pm.

Commissioner Cristeal: Meeting with DDOT and MPD regarding Van Ness Resolution that ANC 3F passed last month to discuss the resolution on Monday at 4pm.

Treasure's report: There is not a lot of activity to report. It consists of payroll to our admin person Rachel and the grant disbursement. Our current balance is: \$51,647.

Regular Agenda

1. Resolution in Support of Renaming Woodrow Wilson High School Draft

- Presented by Commissioner Tandaric.
- This is a resolution supporting school and community efforts to rename this public high school from Woodrow Wilson to August Wilson.

- The resolution is approved by a vote of 7 in favor, 0 opposed, and 0 abstentions (7-0-0).

2. Application for Zoning Special Exception 3200 Ellicott Street

- Presented by Commissioner Mehta. Brandon (Woody) and Stephanie Glier, Applicants, Marty Sullivan, Zoning Counsel
- This is a request to consider the Applicant's request a Special Exception from rear yard setback requirements to construct detached accessory dwelling unit (ADU).
- The design is:
 - i. 2 story ADU
 - ii. 1 floor apartment for parents, extended stay guests
 - iii. 2nd floor work from home office space
 - iv. Corner of 32nd and Ellicott St.
 - v. Put in required rear yard
 - vi. 515 sq ft footprint
- Michael and Catherine Hein, neighbors, have concerns. Their property is immediately next door. Concerned about impact to their basement because ADU will be 11 feet away from their basement. The storm drain is a concern. Concerns about privacy have been raised. The windows will look right into their bedrooms
- Andy Altman 4810 32nd Street, concerned neighbor has a long history of planning. He is the Former Director of the Office of Planning under Mayor Williams. He regrets to oppose the ADU. He believes it has a significant adverse impact. These are not large yards. This ADU is out of proportion for the neighborhood and the lots. Proposed size is 1,500 sq ft.
- Response from applicant: Marty Sullivan – This does not have an undo impact on light and air. Woody Glier - we have tried to be considerate
- Commissioner Wall: What else did you consider? Response: Primary alternative was an addition. Not feasible from cost and construction perspective.
- At the conclusion of the discussion, applicants decide to withdraw request at this time and will resubmit request at a later date.

3. Application for Zoning Variance 3007 Albemarle Street

- Presented by Commissioner Mehta. Paul and Inez Harrison, property owners
- Variances are being sought in connection with plans to raze an existing dwelling unit and subdivide the lot to construct two new dwelling units
 - i. New home for Harrisons
 - ii. Second home for sale
- This is a request to consider the Applicant's request for two Zoning Variances:
 - i. lot frontage requirements
 - ii. minimum lot dimensions.
- Neighbor: Mary Lee - Glad that Harrison's submitted stormwater management plan. What is the neighbor's recourse if it fails? Concerned by the primary structure. Lee's house 4,300. Proposed house 6,500 is 1/3 bigger. Opposed to variance.

- Michela Perrone - In agreement with Dr. Lee and opposes the project. Feels she was not adequately treated as a citizen. Believes his property value will be negatively affected. Lives 13' feet next door to property in question.
- Deb Hernandez - Opposed to variance and increased density
- Commissioner Mehta: It is not my intention to ignore anyone or mistreat anyone. Regarding water management plan, she is sympathetic to not being able to judge plan. DOEE will review this plan.
- Commissioner Mehta moves to approve the resolution with the recommendation that DOEE review the Storm Water Management Plan at the appropriate time in the approval process. The resolution is approved by a vote of 7 in favor, 0 opposed, and 0 abstentions (7-0-0).

4. Committee Reports

Streets and Sidewalks: No Report

Parks & Watershed: No Report

Schools & Universities: (James Tandoric)

- Tvonne Donovan is working on scheduling a community event.
- Met with Director of Operations and Facilities at Howard Law to discuss the develop of their master plan. It will be a continuing community conversation.

Housing & Neighborhoods: (Stan Wall)

- Reiteration that the buildings on Connecticut Ave will continue to work with the DC Agencies and MPD as per the recent meeting held.

5. Community Forum

- i. Shahin Farrokhnia
 1. A neighbor of 3200 Albemarle is concerned about Commissioner Mehta's comments in last meeting and asking to handle conversation in civil manner. Everyone in the meeting heard civil comments and the meeting was very civil. Mr. Farrokhnia is concerned as to why the comment was made. Commissioner Mehta's response: The comment was made due to emails she received that called into question her integrity.
- ii. Juanita Gray - UDC
 1. COVID update - 5 additional students - 3 residential students roommates, 2 law students - total 8 for academic year.

6. Adjournment

Commissioner Nemeth moved to adjourn. Motion was approved with 7 voting in favor, 0 voting against, and 0 abstaining (7-0-0). The meeting adjourned at 9:15 pm.