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**HISTORIC PRESERVATION REVIEW BOARD  
STAFF REPORT AND RECOMMENDATION**

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Landmark/District: **Hawthorne School** [pending designation]     Agenda  
Address: **501 I Street SW**     Consent

Meeting Date: **October 2, 2014**     Raze  
Case Number: **HPA 14-563**

Staff Reviewer: **Tim Dennée**

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The applicant, property owner Southeastern University, Inc., requests the Board's review of a permit application to raze the former university building, which had previously been the Hawthorne School and before that, at least in part, the Metropolitan Police Boys Club. There is a landmark nomination pending for the property.

**Background**

The applicant has circulated raze clearance letters to the necessary review agencies and disciplines since May 29, 2014. The copy sent to the Historic Preservation Office was signed prior to the July 14 receipt of the landmark nomination. A raze had not been issued by that date, however, and a landmark nomination renders a property historic for the purposes of the law until a decision on designation settles the matter finally. The preservation law requires that, prior to the issuance of a permit to raze a historic property or demolish it in significant part, the application must first be referred to the Board.

**Evaluation**

The staff recommendation and Board action turn on the decision whether to designate the property. If the Board designates the property as being of sufficient importance and integrity to merit landmark designation, then it must also find then find that its total demolition would fail to retain and enhance the landmark, which would be contrary to the purposes of the preservation law. The Board would leave to the Mayor's Agent any consideration of whether demolition may otherwise be necessary in the public interest.

If the Board does not designate the property, the property is no longer subject to the Board's jurisdiction, and the city's issuance of a raze permit may proceed without further preservation review.

**Recommendation**

*If the subject property is designated, the HPO recommends that the Board advise the Mayor's Agent that the proposed demolition is inconsistent with the purposes of the preservation law, because it does not retain a historic landmark property. If the Board does not designate the property, no further action will be taken on this case.*