



HISTORIC LANDMARK AND HISTORIC DISTRICT PROTECTION ACT

2011 ANNUAL REPORT

HISTORIC PRESERVATION OFFICE
DC OFFICE OF PLANNING



HIGHLIGHTING A YEAR OF ACCOMPLISHMENT

The District of Columbia's Historic Preservation Office is pleased to report on the progress of the District's preservation program during Fiscal Year 2011. Highlights of the year's accomplishments include:

Supporting Communities

- Distributed nearly \$230,000 to low- and moderate-income homeowners for house repairs and preservation under the Historic Homeowner Grant program
- Awarded more than \$231,000 in federal preservation funds to community groups, non-profits, and scholars undertaking educational and public information projects, through grants or cooperative agreements
- Partnered with Cultural Tourism DC to reach the goal of 100 marked sites on the city's popular African American Heritage Trail
- Partnered with the Humanities Council of Washington, DC to distribute \$36,000 in preservation education grants to local organizations through the DC Community Heritage Project

Recognizing Our Heritage

- Designated 14 new historic landmarks honoring the architectural richness, history, and cultural diversity of the District of Columbia
- Listed 16 DC properties in the National Register of Historic Places
- Continued progress toward completion of a historic survey database for the District of Columbia, which now includes information on more than 145,000 properties
- Completed a biographical directory of DC's notable historic architects
- Completed phase one of the first comprehensive inventory of the holdings and condition of the District's archaeological collections, which number more than 700 boxes and thousands of artifacts

Encouraging Good Stewardship

- Reviewed 330 District government projects (a 120% increase over FY 2010) and 508 federal government projects (a 35% increase over FY 2010) to ensure appropriate treatment of historic property
- Helped guide compatible redevelopment through master planning efforts at Saint Elizabeths Hospital and Walter Reed Army Medical Center

Promoting High Quality Reinvestment

- Reviewed more than 4,400 permit applications for work compatible with historic properties (a 2% increase over FY 2010), and processed 97% as an expedited "over-the-counter" service
- Approved architectural plans for renovation of the former Italian Embassy, redevelopment of the Hine School site, and construction of major residential projects in the Anacostia, Dupont Circle, Mount Pleasant, Takoma Park, and U Street historic districts
- Assisted developers using federal rehabilitation tax credits to convert four historic buildings for affordable housing—a total of 268 affordable units

Protecting Historic Assets

- Completed more than 380 construction inspections, and took more than 150 compliance actions, including stop work orders, violation notices, and citations for infraction
- Made significant progress in addressing long-standing cases of demolition by neglect, including cases in LeDroit Park, Adams Morgan, and Anacostia

Recognizing Excellence

- Honored distinguished individuals and projects with the eighth annual District of Columbia Awards for Excellence in Historic Preservation

The DC Historic Preservation Law and Program

Since its enactment by the Council of the District of Columbia, the Historic Landmark and Historic District Protection Act of 1978 has been the cornerstone of the District's historic preservation program, and among the most effective laws of its kind in the nation. For more than thirty years, it has protected and enhanced the city's beauty, vibrancy, and cultural heritage, while also promoting the economic and social advantages of historic preservation for the benefit of current and future generations.

The preservation law established both the Historic Preservation Review Board and the Historic Preservation Office, which has been a component of the Office of Planning since 2000. These bodies collectively implement the various public policies established by the preservation law.

Historic Preservation Review Board (HPRB)

HPRB designates historic landmarks and districts, makes recommendations to the Mayor on projects affecting those properties, and serves as a forum for community involvement in historic preservation. HPRB is composed of nine professional members and private citizens appointed by the Mayor and approved by the Council. It also serves as the State Review Board for the District of Columbia, under the provisions of the National Historic Preservation Act of 1966.

Historic Preservation Office (HPO)

HPO acts as the staff to HPRB and provides professional expertise on historic preservation matters to other government agencies, businesses, and the public. It also serves as the State Historic Preservation Office for the District of Columbia. SHPO responsibilities under federal law include historic preservation planning, survey and identification of historic properties, public education, review of government projects affecting historic properties, and facilitation of federal preservation tax incentives. These functions are supported by an annual appropriation from the National Park Service.

Mayor's Agent

The Director of the Office of Planning serves as the Mayor's Agent for historic preservation, providing guidance and helping to balance preservation with other public goals. The Director also ensures that the HPO staff and its OP colleagues work in tandem to ensure that preservation is fully integrated within the city's overall planning programs.



HISTORIC JOHN A. WILSON BUILDING (BUILT 1904-08)

Among its provisions, the Historic Landmark and Historic District Protection Act of 1978 provides for an Annual Report on the implementation of the city's preservation program. This 2011 Annual Report to the Council of the District of Columbia records the activities and accomplishments of the District's historic preservation program from October 1, 2010 to September 30, 2011.

For further information, see the Historic Preservation Office website at preservation.dc.gov or call the Historic Preservation Office at (202) 442-8800.

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SUPPORTING COMMUNITIES

Preservation Planning

Preservation of historic resources begins with planning ahead. HPO's placement within the Office of Planning recognizes this important function and the office's supportive role in overall comprehensive planning for the city. As a certified state historic preservation program, HPO is also required to ground its programs in an established plan that guides preservation efforts for the District of Columbia.

The Historic Preservation Plan is the document that establishes a vision for the future of the city's heritage, and sets out specific policies and targets that promote the historic preservation goals of the District's Comprehensive Plan.

In FY 2011, HPO began the public dialogue leading to a new version of the Historic Preservation Plan. Draft goals for the new plan were developed with the assistance of a steering committee, circulated for public comment, and discussed at a public forum held at the Franklin School.



PUBLIC DIALOGUE ON THE NEW PRESERVATION PLAN

Neighborhood Engagement

Active neighborhoods play a vital role in the District's historic preservation program. HPO joins with neighborhood partners to sustain an on-going dialogue about projects that affect residents, businesses, and communities. To broaden citywide involvement in preservation, HPO's community outreach coordinator helps neighborhood groups with local heritage projects, and promotes familiarity with cultural resources through semi-annual public seminars and events. Other customer service efforts include hands-on assistance, training opportunities, community forums, and informational publications.

HPRB meetings serve as a key public forum for review and discussion of neighborhood development issues involving historic preservation. These meetings are videocast live over the internet, and anyone is welcome to participate without signing up in advance. Members of the public can request regular announcements about HPRB meetings and other HPO activities, either by mail or through HPO's self-service email list of more than 500 addresses.

Some highlights of HPO and HPRB outreach and education efforts undertaken during FY 2011 include:

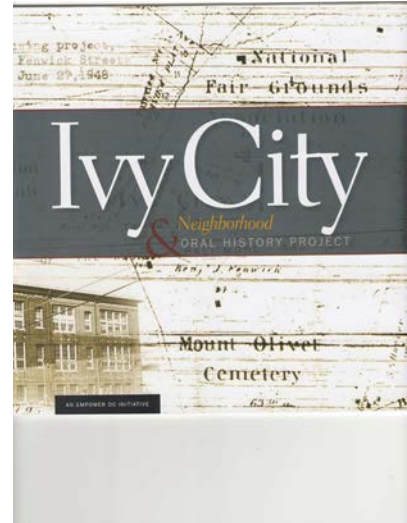
- Participated in 72 community meetings and events, attended by more than 2,400 individuals
- Provided opportunities for public engagement at 12 HPRB meetings, and posted all notices, staff reports and meeting actions on the OP website
- Distributed 3,550 HPO brochures on historic districts and historic property types, free of charge
- Gave presentations on sustainability and HP to an architect's association, and on preservation basics at a citywide realtors' training course. Presentations on archaeology were made at a citywide history and preservation conference, and to regional archaeology meetings.
- Partnered with the DC Preservation League and National Trust for Historic Preservation to produce a brochure on the Saint Elizabeths Hospital Historic District
- Partnered with Cultural Tourism DC to add 20 new sites to the District's popular African American Heritage Trail
- Partnered with the Humanities Council of Washington DC to support 18 community heritage projects
- Led a bicycle tour looking at landmarks of preservation accomplished during 30 years of the DC preservation law

The DC Community Heritage Project

HPO and the Humanities Council of Washington DC have been partners in the DC Community Heritage Project since 2005. This project presents two educational symposia each year, and awards small grants (up to \$2,000) to community sponsors as seed money to build awareness of heritage and support for preservation.

The emphasis of DC Community Heritage Project is on grass-roots involvement in local history and youth participation. Innovative ideas are welcomed to push the envelope of traditional historic preservation concerns.

Each year the grant recipients present the results of their projects at a community forum. The neighborhood brochures, oral histories, videos, and other products are accessible on the Humanities Council and HPO websites.



NEIGHBORHOOD HISTORY PAMPHLET
DEVELOPED UNDER THE DC COMMUNITY
HERITAGE PROJECT

DC COMMUNITY HERITAGE PROJECT SMALL GRANT AWARDS

| Ward | Project | Grantee | Amount |
|-------|---|---|-----------|
| 3 | John Eaton Elementary School Website | John Eaton Elementary School Home School Association | \$ 2,000 |
| 2 | Exterior and Interior Graphic Panels and Video about Historic Adas Israel Synagogue | Jewish Historical Society of Greater Washington | \$ 2,000 |
| 3 | Panel Exhibition on the Re-Opening of Peirce Mill | Friends of Peirce Mill | \$ 2,000 |
| 5 | Ivy City History Project Film | Alliance for Global Justice (Empower DC) | \$ 2,000 |
| All | Profiles of the Trailblazers: A Digital Documentary | Women of the Dove Foundation | \$ 2,000 |
| All | DC Authors' Houses: A Web Exhibit | Split This Rock | \$ 2,000 |
| All | FotoCraft Camera Club: More than Seven Decades of Photography in the Nation's Capital | The Exposure Group African American Photography Association, Inc. | \$ 2,000 |
| 1 | Voices on 14th Street: Columbia Heights in the Sixties, An Oral History Project | Public Communications, Inc. | \$ 2,000 |
| All | African American Pioneer Muslimahs in Washington, DC | African American Holiday Association | \$ 2,000 |
| 1 | Living Images in My World: A History Beneath Us - Forgotten Ground Across the River Creek | Columbia Heights Youth Club | \$ 2,000 |
| 1 | Preserving LeDroit Park: A Historic Community in Washington, DC | Multi-Media Training Institute | \$ 2,000 |
| 7 | Historic Woodlawn Cemetery Records Conversion Project | Historic Woodlawn Cemetery Perpetual Care Association | \$ 2,000 |
| 6/7 | Anacostia Heritage Ride | Anacostia Bicyclist Association | \$ 2,000 |
| 7 | Third Annual Historic Church Tour of Deanwood | Deanwood Heights Main Streets | \$ 2,000 |
| All | The Museum of the Caribbean Diaspora: A Digital Repository | The Institute of Caribbean Studies | \$ 2,000 |
| 6 | Uncovering Capitol Hill History through Stories of the Capitol Hill Arts Workshop | Capitol Hill Arts Workshop | \$ 2,000 |
| 8 | My Neighborhood in 1955 | The Essential Theatre | \$ 2,000 |
| All | Washington Color School Project | The International Artists Support Group | \$ 2,000 |
| Total | | | \$ 36,000 |

SUPPORTING COMMUNITIES

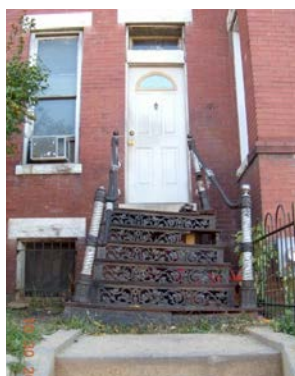
Historic Homeowner Grants

Since 2007, the District has offered financial assistance to low- and moderate-income homeowners in twelve of the city's historic districts. These targeted grants help DC residents in need with the cost of repairing their historic homes. They also support local construction jobs and strengthen the fabric of communities.

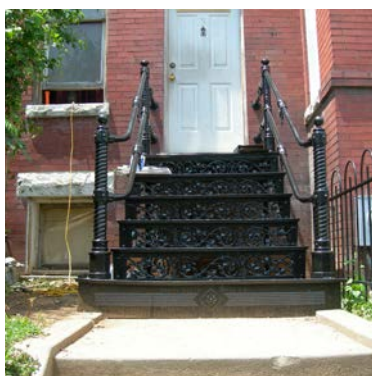
Homeowner grant funds were limited during FY 2011 due to government-wide budget constraints, but the program continued with 13 projects, resulting in a total expenditure of \$229,746. With 133 applications pending from previous grant rounds, no new applications were solicited in FY 2011.



1340 VALLEY PLACE SE



430 10TH STREET NE



HISTORIC HOMEOWNER GRANTS

| Historic District | Address |
|-------------------|--|
| Anacostia | 2118 15th Street SE 1234 V Street SE 1328 V Street SE 1420 V Street SE 1314 W Street SE 1316 W Street SE 2230 Chester Street SE 2319 High Street SE 1358 Maple View Place SE 1340 Valley Place SE |
| LeDroit Park | 414 T Street NW 545 Florida Avenue NW |
| Shaw | 1330 10 th Street NW |

| Total Grants | Amount |
|----------------------------------|-------------------|
| Total FY 2011 (13 grants) | \$ 229,746 |
| FY 2010 (10 grants) | \$ 177,416 |
| FY 2009 (38 grants) | \$ 804,375 |
| FY 2008 (58 grants) | \$ 894,902 |

Grants may be used for structural repairs and exterior or site restoration. The grant limit is 25,000, with a higher limit of higher limit of \$35,000 in historic Anacostia. Recipients in the middle and upper range of income eligibility must provide a progressively greater percentage of matching funds. Work is undertaken by District-licensed general contractors selected by the homeowners. More than 20 local contractors have worked in the program, and some participate in Department of Employment Services or ARCH construction training programs.

Preservation Partnerships

HPO engages and informs the public through cooperative agreements with local non-profit partners whose missions include the promotion of history and historic preservation. These agreements help to maintain preservation websites and produce educational events, historic site documentation, and the annual awards program. HPO uses disbursements from the federal Historic Preservation Fund (HPF) to support on-going partnerships with organizations like the DC Preservation League, Cultural Tourism DC, and the Humanities Council of Washington, DC.

The SHPO also awards community grants competitively to organizations and scholars for historic survey, documentation, and public education projects. Selection priorities are based on the HPO Annual Work Plan, as well as community goals that complement the mission of the District's preservation program.

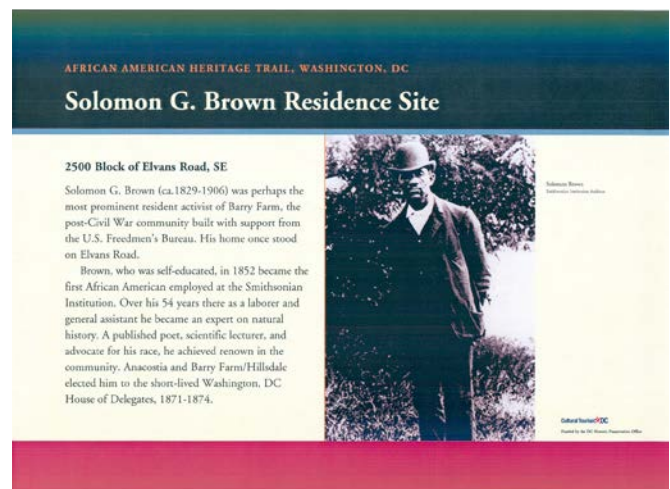
In FY 2011, HPO pursued the following projects through cooperative partnerships and contracted services:

COOPERATIVE AGREEMENTS

| Project | Grantee | Amount |
|---|-------------------------------------|------------------|
| Community Heritage Grants, Education Workshops, and Heritage Resource Website | Humanities Council of Washington DC | \$ 39,000 |
| African American Heritage Trail Signage | Cultural Tourism DC | \$ 30,000 |
| Preservation Awards | DC Preservation League | \$ 20,000 |
| African American Heritage Trail Database Maintenance | Cultural Tourism DC | \$ 2,500 |
| Mayor's Agent Database Maintenance | Georgetown University Law Center | \$ 2,500 |
| Contractor Database Maintenance | DC Preservation League | \$ 2,500 |
| Total FY 2011 | | \$ 96,500 |

COMMUNITY GRANTS AND COMPETITIVE CONTRACTS

| Project | Grantee or Contractor | Amount |
|--|---|-------------------|
| Community Outreach Services | THREAD | \$ 49,500 |
| Archaeological Collections Management and Project Assistance | Barbara Magid Tara Tetrault Charde Reid | \$ 49,400 |
| Historic DC Architects Directory | History Matters LLC | \$ 19,850 |
| Saint Elizabeths Hospital Historic District Brochure | DC Preservation League | \$ 10,000 |
| Barney Circle Freeway Final Archaeological Report | Versar, Inc. (DDOT funds) | \$ 5,990 |
| Total FY 2011 | | \$ 134,740 |



AFRICAN AMERICAN HERITAGE TRAIL SIGN



MONITORING EXCAVATION AT BLADENBURG BATTLEFIELD SITE
 (PHOTO COURTESY OF DDOT)

SUPPORTING COMMUNITIES

Archaeological evidence and artifacts dating back thousands of years are scattered across every part of the District. Even though they may be elusive, these hidden resources can illuminate some of the most intriguing aspects of the city's past. Archaeology is popular with a wide audience and can serve as a superb teaching tool to engage people of all ages in the exploration of local history.

Archaeology Outreach

Day of Archaeology 2011: The first-ever International Day of Archaeology was observed in the District on July 30, 2011. Despite blistering heat, more than 50 people visited Garfield Park on Capitol Hill to learn about the region's archaeology. HPO was joined by participants from Maryland's Jefferson Patterson Park and Museum and State Highway Administration, a professor and students from Howard University's anthropology program, and the Society for American Archaeology. The event was sponsored by Archaeology in the Community, a District-based non-profit.

War of 1812 Bicentennial: HPO's archaeologists have been active in events marking the commemoration of the War of 1812. In FY 2011, they participated in two separate archaeological investigations intended to determine if any traces of the Battle of Bladensburg remain. In August 1814, seasoned British troops marched toward the District from Bladensburg and soundly beat the American defenders. The final stand took place just inside the District's boundary at Eastern Avenue.

The battle site near Bladensburg Road was once occupied by farms and woodlands. Under the lead of the Smithsonian Institution's National Museum of Natural History, archeologists and volunteers investigated a grassy National Park Service parcel on the west side of Bladensburg Road. The project started with remote sensing and geoarchaeological testing, followed by excavation of test units. Volunteers helped uncover foundations from a barn and other buildings. No remains were found that could be definitively dated to the war, but a memorial commemorating the battle is currently being planned for installation on the parcel.

Traditional archaeological approaches could not be used successfully since the Bladensburg battle was waged across open fields and woods, with few trenches or earthworks. The full extent of the battlefield is now being researched and mapped by the Maryland State Highway Administration's Cultural Resources Division, using a National Park Service Battlefield Protection Grant. In June 2011, a metal-detector survey of the District portion of the battlefield was conducted with the assistance of the Battlefield Restoration and Archaeological Volunteer Organization (BRAVO). A few artifacts from the battle were recovered, and the project was filmed for a TV documentary expected to air in 2013.



DAY OF ARCHAEOLOGY 2011



MAP OF THE BATTLE OF BLADENSBURG (PHOTO COURTESY OF LOC)



TESTING AND EXCAVATION AT THE BLADENSBURG BATTLE SITE

RECOGNIZING OUR HERITAGE

Archaeological Collections

HPO lacks a curation facility adequate to ensure long-term preservation of the archaeological collections cared for by the District government. Starting in 2010, HPO began a project to assess the condition of the collections and devise a plan for creation of archaeological curation facility that meets the required professional standards. In FY 2011, HPO began the task of inventorying and assessing the storage conditions. This project identified several important collections that were stored at an environmentally unstable, rodent-infested location. These artifacts from Georgetown's Forrest Marbury House, Halcyon House, and Francis Scott Key Park were donated to the District for permanent protection. With the help of DC Summer Youth Interns, HPO recorded and reboxed these collections in archival packaging that will help preserve the contents for the long term.

In FY 2011, HPO also began work on a collections management database using the PastPerfect museum software. An archaeological curation consultant customized the program and began collation of collections data from archaeological projects from the last 40 years. The consultant trained HPO staff in the use of the program, and established procedures and guidelines for all aspects of the curation process. The first group of data processed and uploaded comprised more than 87,000 records from 42 collections with 339,086 individual artifacts, all now itemized.

These data can now be searched by site number, storage location, report number, artifact type, material, function, class, group, or any of more than 80 data fields. At least two more phases of data conversion will be needed to complete this archival management system.

Barney Circle Collections: Using a \$250,000 Transportation Enhancement Grant obtained from the Federal Highway Administration with District Department of Transportation assistance, HPO engaged a consultant to complete the long-delayed analysis and report summarizing the archaeological investigations conducted for the Barney Circle Freeway in the early 1990s. More than 130 boxes of partially analyzed artifacts and soil samples were temporarily moved to the consultant's laboratory, where they will complete the process started more than 15 years ago. The analysis and report will make the results of this investigation available for the first time and will greatly reduce the number of boxes requiring curation.

The National Park Service will ultimately receive the portion of the artifacts collected on NPS land. The HPO portion of the collection will be about one-quarter to one-third the original size. This project was featured in a *Washington Business Journal* article in July 2011.



A PORTION OF THE BARNEY CIRCLE ARTIFACT COLLECTIONS



DC ARCHAEOLOGICAL COLLECTIONS ON PAST PERFECT

RECOGNIZING OUR HERITAGE

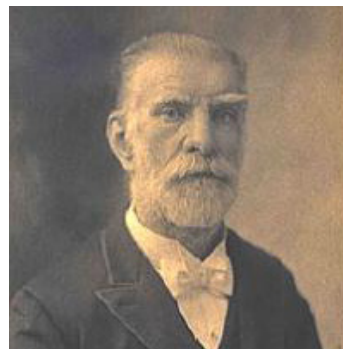
The first step in preserving the District's heritage is often simply to locate and recognize historic resources. A key HPO function is to research, identify, and document architecturally and culturally significant properties. An impressive number of historic landmarks and historic districts are already recognized and protected in the District, but many other properties go unrecognized either because their history has been forgotten or their significance has not yet been investigated and evaluated.

Survey and Documentation

Most historic properties are documented and evaluated through historic resource surveys and scholarly research. The District's Historic Preservation Plan establishes priorities to guide the work of individuals and organizations who contribute to this effort. HPO offers grants to help private entities pursue their initiatives, and also undertakes some survey and research work in-house or with contracted assistance.

In FY 2011, HPO focused on historic contexts, research tools, and key neighborhood projects, including:

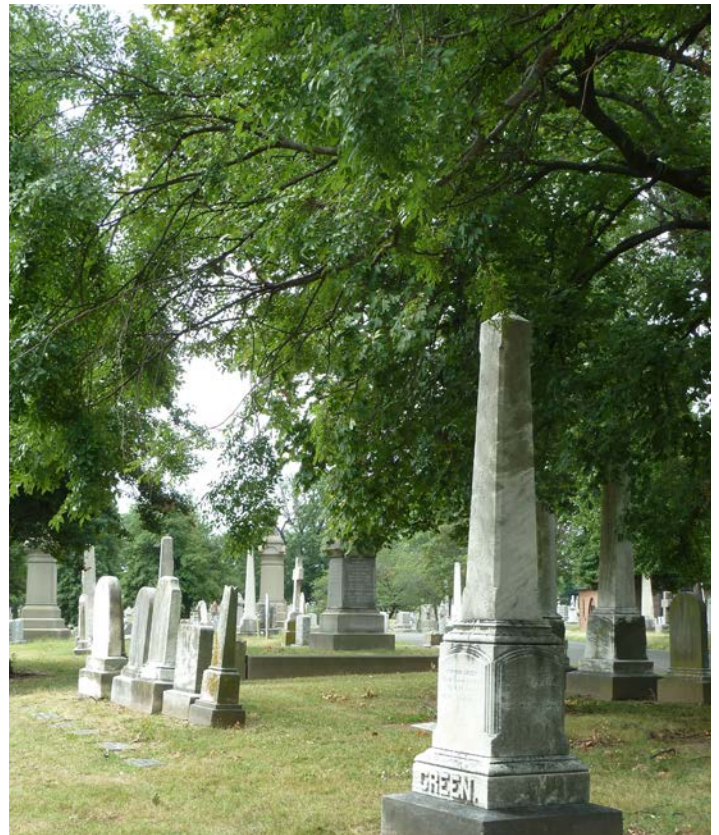
- **Historic Contexts:** Researched and documented the history of DC cemeteries, the Tenleytown/AU Park neighborhood, and Meridian Hill landmarks
- **Historic Architects Directory:** Completed a directory describing the careers and work of 19th and early-20th architects who were active in the District of Columbia. This directory is designed for future expansion as addition research is completed.
- **Downtown Properties:** Continued to document significant downtown properties with the aim of completing historic designations downtown



NOTABLE DC ARCHITECTS ADOLF CLUSS AND JOHN A. LANKFORD



OLD FRENCH EMBASSY ON MERIDIAN HILL, 2460 16TH STREET NW



GLENWOOD CEMETERY

Designation of Historic Landmarks and Districts

The Historic Preservation Review Board maintains the DC Inventory of Historic Sites, designating official historic landmarks and historic districts that meet specific criteria of significance. Nominations for designation may be made by private property owners, government entities, community groups, or preservation organizations. HPRB conducts an open public hearing before making a decision on each application.

Multiple related properties are often considered in the context of common themes, trends, and patterns of history that are documented in advance. The resulting Multiple Property Documentation Form is a cover document and not a nomination in its own right, but serves as a basis for evaluating the DC Inventory and National Register eligibility of related properties.

In FY 2011, HPRB approved one multiple property document, designated four historic landmarks associated with that context, and designated ten other historic landmarks for inclusion in the DC Inventory of Historic Sites. HPRB denied designation of 1024 1st Street SE, determining that it did not meet the criteria for significance. Four applications were withdrawn by the sponsors. The new landmarks are:

Ward 1

Fire Alarm Headquarters

300 McMillan Drive, NW

The Fire Alarm Headquarters was built in 1939 as the hub of the city's fire alarm callbox system. Telegraphic signals from call boxes near conflagrations or accidents were received here and relayed to the nearest fire station. The building's elevated central location allowed its belvedere to serve as a watchtower over the city. It also served double-duty during World War II as the city's "Warning and Control Center" for potential air raids. Designed as a "brick bungalow" by Municipal Architect Nathan Wyeth, its form and Colonial Revival detail is similar to its engine-company contemporaries. The belvedere and round upper windows may have been inspired by Jefferson's Monticello, but the building is fundamentally utilitarian and shows the architect grappling with both financial limitations and the emergence of Modernism. *Nominated by the Capital Fire Museum, and designated on January 27, 2011.*

Congressional Club

2001 New Hampshire Avenue, NW

Chartered by Congress as a social club for the spouses of Senators, Representatives, Cabinet members, and Supreme Court Justices, the Congressional Club is a distinctive wedge-shaped classical building with a prominent domed rotunda at its apex on the corner of 16th Street and New Hampshire Avenue. Designed by Ecole-des-Beaux-Arts-trained architect George Oakley Totten, and built in 1914, it exemplifies the vision of Mary Foote Henderson, a club member and pioneering advocate for the development and embellishment of Sixteenth Street according to the principles of the City Beautiful Movement. *Nominated by the Congressional Club, and designated on July 28, 2011.*

HISTORIC LANDMARK DESIGNATIONS

| Received FY | No. | Approved | | Denied | | No. | Owner-Opposed | |
|----------------|-----|------------|---------------|------------|---------------|----------|---------------|--|
| | | No. | Owner-Opposed | No. | Owner-Opposed | | | |
| 2011 | 21 | 14 | 0 | 0 % | 1 | 1 | 100 % | |
| 2010 | 14 | 14 | 0 | 0 % | - | - | - | |
| 2009 | 10 | 4 | 0 | 0 % | 1 | 1 | 100 % | |
| 2008 | 17 | 11 | 0 | 0 % | 1 | 1 | 100 % | |
| 2007 | 33 | 28 | 2 | 7 % | 2 | 2 | 100 % | |
| 2006 | 14 | 10 | 1 | 10 % | 1 | 1 | 100 % | |
| 2005 | 13 | 8 | 0 | 0 % | 1 | 1 | 100 % | |
| 2004 | 13 | 10 | 0 | 0 % | 3 | 1 | 33 % | |
| 2003 | 15 | 4 | 1 | 25 % | - | - | - | |
| 2002 | 31 | 15 | 0 | 0 % | - | - | - | |
| 2001 | 7 | 7 | 1 | 14 % | 1 | 1 | 100 % | |
| TOTAL | | 125 | 5 | 4 % | 10 | 8 | 80 % | |



CONGRESSIONAL CLUB

RECOGNIZING OUR HERITAGE

Ward 2

Engine Company No. 16/Truck Company No. 3

1018 13th Street, NW

Completed in 1932, and often referred to as the “big house,” this showpiece station became the new home to Engine Company 16, formed in 1904. The last of the historic firehouses erected downtown, it was designed with a higher level of detail and finish than its contemporaries in outlying neighborhoods. The impressive open tower is wholly decorative, as the hose tower is accommodated to the side and within the body of the building. Engine 16 is the most important firehouse design of Municipal Architect Albert Harris, who was responsible for the earliest of the interwar stations. The third story was a police and fire clinic that could handle six doctors and numerous patients, complete with operating room, recovery room, laboratory, and meeting room; more recently it has housed offices and a battalion chief. This important central station was among the first equipped with a two-way radio in 1940. *Nominated by the Capital Fire Museum, and designated on January 27, 2011.*



ENGINE COMPANY NO. 16

Civil Service Commission

1724 F Street, NW

Housed in this building from 1911 to 1950, the Civil Service Commission played a major role in setting the conditions of employment for the federal bureaucracy. Erected in 1911 by the Samuel J. Prescott Company to a design by prominent Washington architect Appleton P. Clark, Jr., the building exemplifies the early-twentieth century office buildings developed privately for long-term use by federal agencies. It is an excellent example of the mid-sized office building of the time, and a rare survivor of this period of rapid government expansion. The six-story building was designed in the Italian Renaissance Revival style, with a classical organization, buff brick facade, and character-defining broad eaves and heavy cornice. *Nominated by the General Services Administration, and designated on June 30, 2011.*

Ward 3

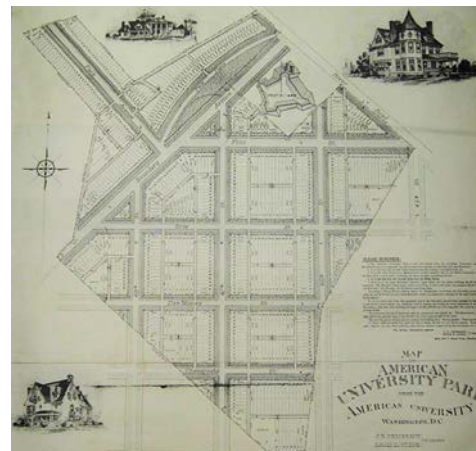
Engine Company No. 31

4930 Connecticut Avenue, NW

Built in 1930 to harmonize with nearby houses, this was among the new generation of modern fire stations built for motorized apparatus. The one-story was design suited to the spacious new suburbs where buildings were lower and land more affordable. Ground level sleeping quarters also obviated the need for fire poles and protected the men from rising truck fumes. Engine 31 incorporated two innovations: “automatic” electric vehicle doors and a warning light in place of a siren to warn motorists of departing apparatus. Its architecture reflects the influence of the Commission of Fine Arts, which promoted the Colonial Revival style for local public buildings. Unfortunately, its neoclassical steeple, one of the visual landmarks of Chevy Chase, was removed decades later. *Nominated by the Capital Fire Museum, and designated on January 27, 2011.*

American University Park in Washington, DC: Its Early Houses, Pre-Civil War to 1911

In the mid-19th century, most of today's American University Park was owned by two families, the Murdocks and the Burrows, who farmed the land and built homesteads there. With residential subdivision in 1896-97, AU Park began the transition from a rural farming community to a Washington suburb. Seventeen houses, almost all frame Queen Anne-style dwellings, were built in the decade and a half following the 1896-97 subdivisions. Now surrounded by later mid-20th century development, these and the handful of pre-subdivision farmhouses are among the neighborhood's most notable homes. *Multiple Property Document prepared by HPO and the Tenleytown Historical Society; adopted by HPRB on March 24, 2011. The four AU Park and Tenleytown houses below were nominated by THS in cooperation with the homeowners, and designated by HPRB on the same date.*



AMERICAN UNIVERSITY PARK PLAT

Samuel and Harriet America Burrows House

4624 Verplanck Place, NW

This two-story, three-bay, side-passage frame farmhouse with Italianate detailing, dating from about 1850, is a rare intact survivor of the area's agrarian settlement.

Robert and Lillie May Stone House

4901 47th Street, NW

Built in 1897, this late Victorian Queen Anne style house has a prominent corner tower and front porch presenting a commanding presence among its 20th-century neighbors.



ROBERT AND LILLIE MAY STONE HOUSE

Walde-Carter House

4628 48th Street, NW

Built in 1899 by Tenleytown builder and real estate promoter Thomas Giles, this house reflects a stylistic transition between Queen Anne and a more regularized American foursquare. It is characterized by a full-width front porch and central tower rising from the porch roof to well above the cornice.

N. Webster Chappell House

4131 Yuma Street, NW

This house was designed by its original owner and erected in 1909-10 by the builder A.C. Warthen. Though located in the center of Tenleytown, its architecture, an excellent intact example of a transitional Queen Anne/American foursquare, is more typical of the early suburban houses in nearby AU Park. *The building relates to the Multiple Property Document, Tenleytown in Washington, DC: Architectural and Historic Resources, 1791-1941.*



N. WEBSTER CHAPPELL HOUSE

Ward 4

Engine Company No. 22

5760 Georgia Avenue, NW

Engine 22 is Washington's oldest firehouse still in service, serving Brightwood and Takoma Park. It was built in 1897 for Chemical Engine Company No. 2, and expanded in 1907 and 1911. Chemical companies were established in new suburbs lacking public water service, instead using engines that pumped chemical fire suppressants. The firehouse was probably designed by Leon Dessez, one of a small group of local AIA chapter members who received multiple public building commissions during the "Eclectic" period of firehouse design. Congress's acceptance of private architects ushered in an era of architectural experimentation and individuality. In this design, as in many others, Dessez drew heavily on Italian Renaissance classicism. A pioneer in the use of concrete and steel construction, Dessez was also well-suited to the creation of hard-wearing functional buildings. *Nominated by the Capitol Fire Museum, and designated on January 27, 2011.*

Marjorie Webster Junior College

1638-40 Kalmia Road and 7753-75 17th Street, NW

This small intact campus was built by Marjorie Webster, a significant figure in the education of women in Washington, as a private junior college dedicated to the educational needs of working women. The campus dates from 1928, and is a unique example of a small, privately funded and developed college whose buildings reflect a coherent Mediterranean Revival architectural theme. The historic district's site plan and natural topography are among its most distinctive features, with the picturesque Main Building sited midway up a steep hill overlooking the site against a natural backdrop of tall trees. The Webster House serves compositionally as a gatehouse at the Kalmia Road entrance. The historic district also includes a mid-19th century springhouse and later buildings. *Nominated by the DC Preservation League and designated on September 22, 2011.*



MARJORIE WEBSTER COLLEGE - THE LOWELL SCHOOL

RECOGNIZING OUR HERITAGE

Ward 5

Engine Company No. 26

1340 Rhode Island Avenue, NE

Like the other suburban firehouses of the time, Engine Company 26 was designed by Municipal Architect Nathan Wyeth in 1936 as a Colonial Revival-style, one-story "bungalow." The style was considered suited to this region, with its Georgian tradition, and was favored by the Commission of Fine Arts for neighborhood government buildings. The form of the low-slung interwar firehouses was consistent with this style, and also took advantage of larger suburban building lots and adaptation to all-automotive apparatus. *Nominated by the Capital Fire Museum, and designated on February 24, 2011.*

Margaret Murray Washington School

27 O Street, NW

Originally the O Street Vocational School, this public school was established in 1912 to provide "manual training for boys and domestic science and art for girls." It is a product of the movement to encourage training in the mechanical, craft, and domestic skills, which spread across America in the late-19th and early-20th centuries. In 1926, the school was renamed in honor of Margaret Murray Washington, the "Lady Principal" of Tuskegee Institute and late widow of Booker T. Washington. While he championed manual training as a path for advancement of African Americans, she was a leader of black feminist organizations and the anti-lynching movement. The main school block was designed by Municipal Architect Snowden Ashford in a simplified version of Collegiate Gothic or Tudor style, and shows his favored use of Gothic and Elizabethan styles for schools. Additions were built in 1928 and 1938. *Nominated by the Deputy Mayor for Planning and Economic Development, and designated on November 18, 2010.*



MARGARET MURRAY WASHINGTON SCHOOL

Ward 6

Saint Paul AUMP Church

401 I Street, SE

Saint Paul African Union Methodist Protestant Church is the only DC church evolved from what is considered the oldest incorporated, independent African-American denomination in the country. Dating from 1813, the AUMP denomination is also noted for having initiated America's oldest continuously celebrated African American religious festival, the Big Quarterly, or "August Quarterly," founded in 1814. The church building from 1924 was designed by local architect R.C. Archer, Jr., and is significant as a modest place of worship for a working-class African-American community in the industrial environment surrounding Washington's Navy Yard. *Nominated by the DC Preservation League, and designated on November 18, 2010.*



SAINT PAUL AUMP CHURCH



Ward 7

Engine Company No. 27

4201 Minnesota Avenue, NE

Deanwood's Engine Company 27 is most important for being the second African-American fire company in Washington, having received its officers from the first, No. 4 Engine, in 1945. Black firemen could only rise to command in these units, which had grown to only four in number when the racially segregated system began to be dismantled in the 1950s. This unit received a commendation as "fire company of the year" in 1962 for saving nine lives at a Grant Street fire. Engine Company 27 was the next to last firehouse commission for Leon Dessez, the most prolific private sector firehouse architect in Washington. It was erected in 1908 to accommodate Chemical Company 1, which was disbanded in 1914 when Engine 27 was formed. The building is a hipped-roof Renaissance Revival style "villa" form. *Nominated by the Capitol Fire Museum, and designated on January 27, 2011.*

National Register Listings

The National Register of Historic Places is the nation's official list of resources worthy of preservation and commemoration. Listing in the National Register affords a level of protection from federal government actions which might degrade the property's historic characteristics or setting. It also makes the property eligible for federal preservation tax incentives and preferential consideration in federal leasing.

In FY 2011, the National Register listed one multiple property form and 16 DC properties nominated by the SHPO. In addition, the nominations of two existing listings were amended to establish a national level of significance.

About National Register and NHL listing

The State Historic Preservation Officer nominates properties to the National Register, which is maintained by the National Park Service. In DC, the SHPO routinely forwards properties that have been designated in the DC Inventory of Historic Sites to the Register, since the listing criteria are substantially the same.

National Historic Landmarks, the nation's most significant historic properties, are designated by the Secretary of the Interior and are automatically listed in the National Register. With 74 NHLs, the District of Columbia has more of these highly significant properties than all but seven states.

NATIONAL REGISTER LISTINGS

| Ward | Property | Address |
|---------------------|----------------------------------|------------------------------|
| 1 | Fire Alarm Headquarters | 300 McMillan Drive NW |
| | Congressional Club | 2001 New Hampshire Ave NW |
| 2 | Engine Company No. 16 | 1018 13th Street NW |
| | American University Park | (Multiple Property Document) |
| | Hilleary Burrows House | 4520 River Road NW |
| | Samuel Burrows House | 4624 Verplanck Place NW |
| 3 | Webster Chappell House | 4131 Yuma Street NW |
| | Engine Company No. 31 | 4930 Connecticut Ave NW |
| | Linnaean Hill * | 3545 Williamsburg Lane NW |
| | Morris Residence | 4001 Linnean Avenue NW |
| | Stone House | 4910 47th Street NW |
| 4 | Walde-Carter House | 4628 48th Street NW |
| | Battleground National Cemetery * | 6625 Georgia Avenue NW |
| 5 | Dahlgreen Courts | 2504 & 2520 10th Street NE |
| | Engine Company No. 26 | 1340 Rhode Island Ave NE |
| 6 | Atlas Theater and Shops | 1313-31 H Street NE |
| | James C. Dent House | 156 Q Street SW |
| | Saint Paul AUMP Church | 401 I Street SE |
| 7 | Engine Company No. 27 | 4201 Minnesota Avenue NE |
| * Listing amendment | | |



ATLAS THEATER AND SHOPS



ENGINE COMPANY 31

ENCOURAGING GOOD STEWARDSHIP

District Government Projects

The District of Columbia is one of the major owners of historic property in Washington. Under the DC preservation law, the SHPO advises District agencies on the historic preservation impacts of their projects at the conceptual design stage, following the best practice models of the federal government and commercial developers. Not only does the process help protect historic resources, but it also promotes sound facilities planning and efficient use of District government funds.

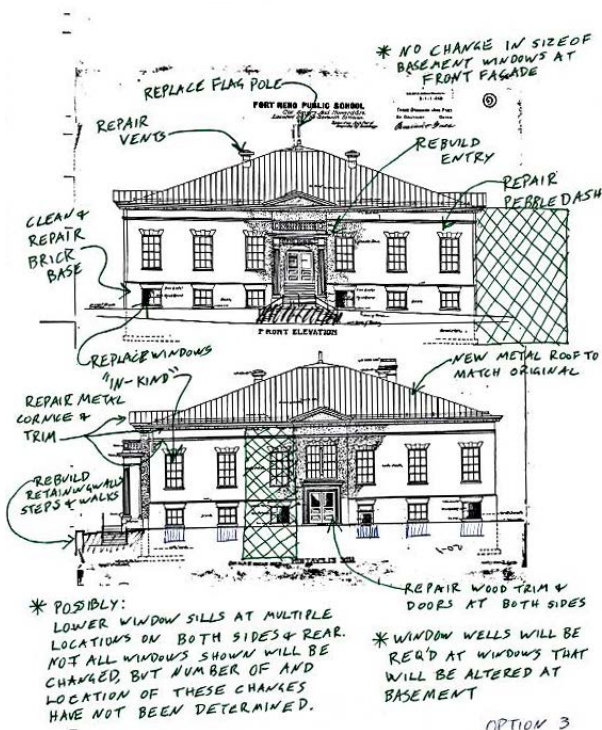
In FY 2011, the SHPO reviewed 330 District projects, a nearly 120% increase over the number reviewed in the previous fiscal year. Major project reviews included:

Public Schools: The SHPO, Department of General Services, and DC Public Schools met early in the year to discuss the full range of upcoming projects to identify preservation priorities in advance. Specific consultation was also held with project architects on the modernization plans and concept designs for new additions at Cardozo, Ketcham, Reno, Whittier, and Cardozo Schools. Smaller projects were also reviewed at Biers, Brent, Brightwood, Buchanan, Emery, Hart, Johnson, Key, Maury, Montgomery, Moten, Seaton, Slater, Thomas, and Turner schools.

Public Libraries: To help facilitate future consultation with DC Public Libraries, the SHPO prepared an analysis of all libraries, noting potential historic preservation considerations for each. SHPO staff toured the Northeast and Petworth libraries to discuss renovation approaches, and initiated consultation on the Northeast library renovation and addition.

Review of DC Government Projects

To help preserve the city's historic assets, District agencies are required to consult with the State Historic Preservation Officer before designing or seeking permits for their construction projects, and to take into account the effect of their projects on listed and eligible historic properties. This requirement is coordinated with other mandatory reviews of DC projects by the Commission of Fine Arts and National Capital Planning Commission.



CONCEPT IDEAS FOR HISTORIC RENO SCHOOL



CARDOZO HIGH SCHOOL WITH PROPOSED ADDITION



GEORGETOWN LIBRARY AFTER RESTORATION

Transportation: The SHPO and District Department of Transportation established regular monthly meetings to facilitate discussions about ongoing and upcoming projects. A Programmatic Agreement between the SHPO and DDOT continues to streamline the review of Federal-Aid projects that comprise much of DDOT's construction. Streetcar projects were also the focus of consultation, with early consultations on the H Street/Benning Road Streetcar line. DDOT also initiated the Section 106 review of the Anacostia streetcar project, with the SHPO participation in numerous public and agency meetings to evaluate alternative routes.



Stream Restoration: The SHPO worked with the DC Department of the Environment and DC Water on projects to improve stream drainages and reduce runoff from stream valleys where sewer pipes are present. Targeted streams included Popes Branch, Bingham Run, and Milkhouse Run, all of which are on National Park Service land and are sensitive for prehistoric archaeological resources. For these projects, no resources were found in any of the areas affected.

River Terrace Elementary School: HPO archaeologists undertook an unusual project on the grounds of River Terrace Elementary School. A prehistoric archaeological site was previously recorded for the area, but without establishing the exact location. During the replacement of a subsurface stormwater drain system in the playing field, HPO archaeologists monitored the excavation and inspected trenches revealing the history of landscape changes on the site. A buried plowzone contained prehistoric artifacts—mostly stone tool-making debris—covered by a protective layer of fill that ensures most school activities will not affect the site. HPO participation allowed the project to proceed without contracting costs or delays, and also provided valuable information on the location and integrity of the archaeological site.

DISTRICT GOVERNMENT PROJECTS

| Lead Department or Agency | No Effect | No Adverse Effect | Adverse Effect | Under Review | Total |
|--|-----------|-------------------|----------------|--------------|------------|
| Chief Financial Officer | - | 1 | - | - | 1 |
| Convention and Sports Authority | - | 3 | - | - | 3 |
| Courts | - | 6 | - | - | 6 |
| Environment | 1 | 11 | - | 1 | 13 |
| Fire and Emergency Medical Services | - | 3 | - | - | 3 |
| General Services | 3 | 13 | - | 3 | 19 |
| Health | - | 2 | - | - | 2 |
| Housing Authority | 5 | 27 | - | 20 | 52 |
| Housing and Community Development | 69 | 41 | - | 6 | 116 |
| Metropolitan Police | - | 1 | - | - | 1 |
| Parks and Recreation | 4 | 10 | - | 6 | 20 |
| Planning | - | 1 | - | - | 1 |
| Planning and Economic Development | - | 3 | 1 | 2 | 6 |
| Public Library | 1 | 2 | - | - | 3 |
| Public Schools | 9 | 32 | - | 4 | 45 |
| Surveyor | 3 | 6 | - | - | 9 |
| Transportation | 1 | 9 | - | 13 | 23 |
| University of the District of Columbia | 1 | - | - | - | 1 |
| DC Water | 1 | 11 | - | 3 | 15 |
| Total FY 2011 | 95 | 176 | 1 | 60 | 330 |
| FY 2010 | 55 | 84 | 3 | 9 | 151 |
| FY 2009 | 45 | 58 | 1 | 19 | 123 |
| FY 2008 | 137 | 5 | 4 | 24 | 216 |
| FY 2007 | 0 | 4 | 0 | 2 | 6 |



RIVER TERRACE INVESTIGATION AND MONITORING

ENCOURAGING GOOD STEWARDSHIP

Federal Government Projects

In its role as the State Historic Preservation Office for the District, HPO reviews federal government projects to ensure that historic and archaeological resources are adequately protected. This process under Section 106 of the National Historic Preservation Act also applies to projects on federal land, as well as federally funded or licensed projects.

During FY 2011, HPO completed 508 federal agency reviews—an increase of more than 35% over FY 2010. Some of the more complex projects included:

Union Station: Intensive consultation continued with various stakeholders on long-range redevelopment as well as specific projects such as the proposal to make significant changes to the Main Hall, including openings to the lower level. The SHPO also organized tours and discussions with review agencies and preservation groups to focus on historic preservation issues related to Union Station.



UNION STATION IN THE 1920S

Southeast Federal Center "The Yards": Consultation continued with federal agencies, the Yards developer, and the public on the rehabilitation of the historic Lumber Shed, a proposed new apartment building, and repairs and modifications to the historic Navy Yard wall.

Eisenhower Memorial: The SHPO continued consultation with sponsoring agencies and the public on the proposed Eisenhower Memorial in Southwest. The National Park Service identified the potential for "adverse effect" on historic resources including the L'Enfant Plan and the adjacent Lyndon B. Johnson and Wilbur Wright office buildings, which the General Services Administration identified as eligible for listing in the National Register of Historic Places, as significant examples of early Modern Era federal buildings. Testing of the area for archaeological potential will continue when a final project alternative is selected.

About Section 106 Review

Section 106 project reviews are typically conducted in close coordination with other regulatory bodies such as the Advisory Council on Historic Preservation, National Capital Planning Commission, and Commission of Fine Arts. The public is also invited to participate, and civic groups are often included as consulting parties on major projects. The results of consultation are typically recorded in a binding Memorandum of Agreement (MOA) among the principal parties, or a Programmatic Agreement (PA) for a multi-year plan involving a sequence of separate construction projects.

Historic Navy Yard Piers and Guard Booth: The SHPO and US Navy executed a Memorandum of Agreement on demolition of two of the historic piers at the Navy Yard. Although the deteriorated piers could not be preserved or reused, the agreement provides for the return of a historic pre-Civil War guard station to its original home at the Navy Yard. The guard booth was floated on a barge down the Potomac to Indian Head Naval Station sometime around 1905. An added benefit of the relocation and restoration of the guard station is that it also avoids the Navy's proposal to demolish it as excess at the Maryland installation.



1853

HISTORIC NAVY YARD GUARD BOOTH



CURRENT

Miner Building, Howard University: The SHPO helped to develop a scope of work and identify appropriate treatment options for a Historically Black Colleges and Universities Grant provided by the National Park Service. The grant allowed Howard University to install a new slate roof and make other minor repairs to the historically significant Miner Normal School Building. In addition, a conservation easement was placed on the building to ensure long-term protection.



National Museum of African American History and Culture:

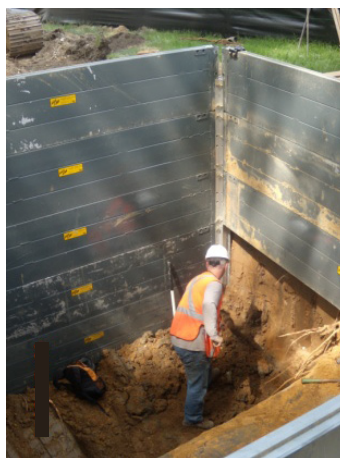
After several years of consultation, including more than thirty consultation and agency coordination meetings, a Programmatic Agreement was executed for the National Museum of African American History and Culture on the Washington Monument Grounds. Under the PA, the Smithsonian agreed to fund tree planting on the Grounds, document panoramic views of the National Mall before construction, develop National Register documentation for the Grounds, and conduct on-going research on African-American history topics. Procedures for reviewing final design elements and archaeological impacts were also established. Subsequent archaeological monitoring revealed deeply buried features including wooden pilings, posts, and planking likely associated with either the Washington Canal or the ornamental fish ponds that were once part of the Grounds. Further investigations and study of prehistoric stone artifacts held by the Smithsonian demonstrated that buried soil horizons are present beneath layers of later fill that may yet provide information on prehistoric use of the area.

DC National Guard Armory: The SHPO worked closely with the National Guard to select appropriate replacements for the deteriorated windows in the historically significant Art Deco DC Armory. The project included restoration of the decorative panels over the main entrance; security upgrades, site alterations, and other improvements were also reviewed.

National Museum of American History: The SHPO reached agreement with the Smithsonian and other parties to alter the western façade of the National Museum of American History. The agreement stipulates restoration and return of Alexander Calder's "Gwenfritz" sculpture to its original location on the west front.



AFRICAN AMERICAN MUSEUM



AFRICAN AMERICAN MUSEUM - ARCHAEOLOGY MONITORING



NATIONAL MUSEUM OF AMERICAN HISTORY AND "GWENFRITZ"



BEFORE
DC NATIONAL GUARD ARMORY WINDOW REPLACEMENT



AFTER

ENCOURAGING GOOD STEWARDSHIP

Washington Monument: The National Park Service continued consultation with the SHPO and others regarding the proposal to construct a permanent visitor screening facility at the Washington Monument. Numerous public and agency consultation meetings and site visits were held to evaluate a wide range of alternatives. Prehistoric stone points, spanning the Archaic and Woodland time periods, were collected from the Washington Monument Grounds and are stored at the Smithsonian National Museum of Natural History Collection Facility.



(PHOTO COURTESY OF NMNH)

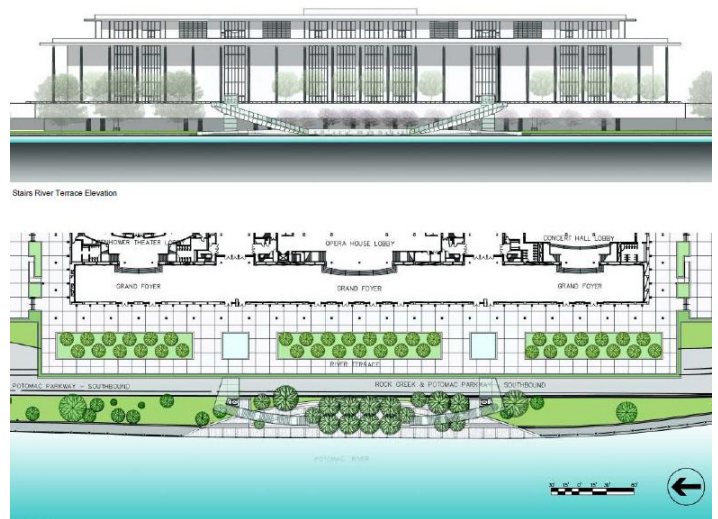
Old Interior Building: The SHPO consulted with the General Services Administration on plans to add ground floor retail along the E Street façade of the GSA headquarters in the Old Interior Building. The agreement calls for a reduction of perimeter security elements and consideration of enhancements to Rawlins Park, across the street from the new retail space.



NATIONAL OFFICE BUILDING

Kennedy Center Pedestrian Access Project: The SHPO reviewed the proposal to construct new stairs on the west side of the Kennedy Center for pedestrian access to the riverfront. Meetings with multiple federal agencies involved in the proposal and other parties led to an agreement to evaluate the eligibility of the Kennedy Center for National Register listing.

South Capitol Street Project: SHPO consultation on the major improvements to South Capitol Street and the replacement of the Frederick Douglass Memorial Bridge neared completion during FY11. The final draft agreement among the consulting parties includes on-going design review of the proposed new traffic oval, restoration of nearby triangular park reservations, interpretive signage for the L'Enfant Plan, and roadway improvements for the historic Suitland Parkway.



KENNEDY CENTER PEDESTRIAN ACCESS PROJECT



SOUTH CAPITOL STREET PROJECT

Walter Reed Medical Center: As the Army prepared to close the historic hospital at the end of the fiscal year, it conducted a public consultation to resolve adverse effects of the closure and a proposed transfer of most the installation to the District government. The District began to plan for reuse of the property, to include infill development and preservation of most of the historic buildings and landscapes.

Saint Elizabeths Hospital: Construction of the Department of Homeland Security headquarters proceeded on the West Campus of the historic hospital, beginning with the new Coast Guard building, parking garage, road improvements, and rehabilitation of support buildings. The public consultation continued to refine the designs of the main access road, perimeter security, and building rehabilitations. On the East Campus, archaeological investigations were conducted to determine if remnants of a small Civil War fortification, Fort Snyder, are present along Alabama Avenue, but no Civil War-era remains were identified.



SAINT ELIZABETHS HOSPITAL - WEST CAMPUS

Armed Forces Retirement Home: In accordance with a Programmatic Agreement governing implementation of the Home's master plan, the SHPO reviewed the replacement of the Scott Building and exterior alterations to the Sheridan Building. Two small archaeological surveys were also conducted, at the Sherman Building and at the Lincoln Cottage National Historic Landmark, an identified archaeological site. After encountering two 19th century features, a brick walkway and deposit of artifacts, a new route for an IT conduit was identified to avoid these resources.

FEDERAL GOVERNMENT PROJECTS

| Lead Department or Agency | No Effect | No Adverse Effect | Adverse Effect | Under Review | Total |
|--------------------------------------|------------|-------------------|----------------|--------------|------------|
| Agriculture | - | 1 | - | 2 | 3 |
| Amtrak | | | | 1 | 1 |
| Armed Forces Retirement Home | - | 4 | - | - | 4 |
| Defense | | | | | |
| Air Force | - | - | - | - | - |
| Army | - | 9 | 2 | 5 | 16 |
| Marines | - | 3 | - | - | 3 |
| National Guard | - | 7 | - | - | 7 |
| Navy | - | 24 | - | 3 | 27 |
| Energy | - | 5 | - | - | 5 |
| EPA | - | 6 | - | - | 6 |
| Federal Communications Commission | 29 | 82 | - | 1 | 112 |
| Federal Reserve | - | 1 | - | - | 1 |
| General Services Administration | - | 22 | 5 | 6 | 33 |
| Health and Human Services | - | 4 | - | 1 | 5 |
| Homeland Security | - | - | - | - | - |
| Housing and Urban Development | 80 | 90 | 2 | 25 | 197 |
| Interior | | | | | |
| National Park Service | - | 22 | 1 | 17 | 40 |
| Fish and Wildlife | - | 1 | - | - | 1 |
| National Capital Planning Commission | - | 7 | - | - | 7 |
| Postal Service | - | 3 | - | - | 3 |
| Smithsonian | - | 7 | 1 | 2 | 10 |
| State | - | 1 | 1 | 2 | 4 |
| Transportation | - | 9 | - | 9 | 18 |
| Treasury | - | 2 | - | 1 | 3 |
| Veterans Affairs | - | - | - | 1 | 1 |
| Total FY 2011 | 109 | 312 | 12 | 75 | 508 |
| FY 2010 | 130 | 188 | 13 | 43 | 374 |
| FY 2009 | 35 | 114 | 7 | 28 | 184 |
| FY 2008 | 22 | 79 | 9 | 27 | 137 |
| FY 2007 | 21 | 58 | 5 | 17 | 101 |

PROMOTING HIGH QUALITY REINVESTMENT

HPRB Review of Major Private Construction Projects

Under the District's preservation law, the Historic Preservation Review Board advises the Mayor's Agent to ensure that construction affecting historic landmarks and districts is consistent with their historic and architectural character. The law protects designated properties from demolition, promotes compatible alterations and additions, and encourages the adaptation of historic properties for current use.

Some of the more important cases involving HPRB review during FY 2011 were:

Ward 1

Italian Embassy (2700 16th Street, NW): After several review sessions, the Board approved conceptual plans to renovate the Renaissance style mansion and construct a nine-story apartment building behind it. The Zoning Commission later approved the project as a Planned Unit Development.



ITALIAN EMBASSY

Meridian Hill Baptist Church (Mount Pleasant HD): The Board reviewed and approved conceptual plans for rehabilitation and conversion of the former church to residential use, with an adjacent nine-story L-shaped apartment tower.

15th & V Streets, NW (U Street HD): The Board approved the conceptual design for a new nine-story apartment building.

14th & Wallach Place, NW (U Street HD): The Board reviewed the concept for a new apartment building with ground level retail. In response to HPRB and community concerns about its impact on adjacent Wallach Place houses, the design was successfully modified and then approved.

Ward 2

The Harrison (704 3rd Street, NW): For the city's oldest extant apartment house, named in honor of President Benjamin Harrison, HPRB approved conceptual plans for an eleven-story addition and conversion to a hotel.

The design review process at HPRB

HPRB considers major projects while delegating to HPO the processing of more routine applications. Most HPRB reviews occur at the concept design stage, after an initial consultation with the HPO staff. Advisory Neighborhood Commissions and civic groups often review these projects at the same time, providing comments for HPRB consideration.

801 7th Street, NW (Downtown HD): The Board approved concept plans for renovation and additions to three commercial buildings at 7th & H Streets. The project was coordinated with the Chinatown Steering Committee.

Samuel Bryan House (2025 Massachusetts Avenue, NW): The Board reviewed and approved plans for renovations and additions to this Romanesque mansion, for conversion to a non-profit education and learning center for at-risk youth.

17th & O Streets, NW (Dupont Circle HD): HPRB approved the concept design for a new nine-story apartment building on a vacant lot behind the First Baptist Church.

1427-29 Rhode Island Ave, NW (14th Street HD): The Board approved concept plans for a new eight-story apartment building.



801 7TH STREET, NW

Ward 4

231 Carroll Street, NW (Takoma Park HD): HPRB completed conceptual review for construction of two co-housing apartment buildings on a vacant infill site.

Ward 5

Margaret Murray Washington School (27 O Street, NW): The Board reviewed and approved conceptual plans for conversion of this 1912 school into 82 units of affordable housing for seniors. The rehabilitation is being done according to the Secretary of the Interior's Standards for Rehabilitation in order to qualify for the federal rehabilitation tax credit.

Ward 6

Hine Junior High School (Capitol Hill HD): After conducting multiple review sessions, HPRB approved conceptual plans for redevelopment of this site adjacent to Eastern Market. The project will result in multiple buildings organized around a new public plaza, totaling about 450,000 square feet of residential, office and retail uses.

The Maples (Friendship House), 619 D Street, SE: HPRB reviewed and approved concept plans for a comprehensive rehabilitation of this rare surviving early-19th century farm and its surrounding grounds in the Capitol Hill Historic District. The project includes adaptation of the house and its later additions for market rate housing, and construction of two new houses on the site.



THE MAPLES

450 K Street, NW (Mount Vernon Triangle HD): The Board approved the concept for a thirteen-story residential building incorporating adjacent three-story historic rowhouses.

1232, 1234, 1236 New Jersey Avenue NW: HPRB approved plans for stabilizing and repairing the remaining portions of three deteriorated 1870s rowhouses in the Mount Vernon Square Historic District. The owner subsequently applied for raze permits to demolish the structures (which are pending before the Mayor's Agent).



DETERIORATED HISTORIC BUILDINGS ON NEW JERSEY AVENUE NW

Ward 8

13th & W Streets, SE (Anacostia Historic District): For a vacant site, the Board approved construction of 23 new townhouses designed to relate to the character of the historic district.



13TH AND W STREETS SE

PROMOTING HIGH QUALITY REINVESTMENT

Public Hearings by the Mayor's Agent

If HPRB recommends denial of a permit application, the permit applicant may request a public hearing by the Mayor's Agent. The Mayor's Agent also holds public hearings on any proposed demolition of a historic building or subdivision that divides property from the site of a historic landmark.

The Mayor's Agent held no public hearings during FY 2011.



NATIONAL PUBLIC RADIO (NPR) HEADQUARTERS, APPROVED BY THE MAYOR'S AGENT IN 2010, IS NOW UNDER CONSTRUCTION.

About the Mayor's Agent

Unlike HPRB, the Mayor's Agent may consider the economic impacts and other public benefits of a proposed project. For approval, the Mayor's Agent must find that failure to issue a permit would result in unreasonable economic hardship to the owner, or that issuance of the permit is necessary in the public interest, by virtue of exemplary architecture, specific features of land planning, or social and other high priority community service benefits.



THE MAYOR'S AGENT HAS PLAYED AN IMPORTANT ROLE IN GUIDING DOWNTOWN REVITALIZATION

Building Permit Reviews

While HPRB considers major projects, HPO reviews more routine applications under delegated authority. The overwhelming majority of construction permits for work affecting historic property are processed on an expedited basis “over the counter” by the HPO staff, acting under delegation from HPRB. HPO also reviews subdivision and raze applications citywide. Under a cooperative agreement with DCRA, an HPO staff member is assigned to DCRA's one-stop permit processing center during all business hours to ensure continuous customer service on a walk-in basis.

During FY 2011, HPO reviewed more than 4,300 permits and related applications for work on historic properties, processing 97% of nearly 4,500 total permit applications over the counter—typically with a turnaround time of a few minutes to a few days. Compared to FY 2010, this is a slight decrease in the number of permits reviewed over the counter, but a slight increase in the total number of permits reviewed overall.

PERMIT REVIEWS BY TYPE

| Application Type | HPO | HPRB | Mayor's Agent | Total |
|---|-------------------|----------------|---------------|-------------|
| Alteration | 3694 | C: 4 A: 5 | 0 | 3831 |
| Concept Review | - | C: 54 A: 44 | 0 | 150 |
| Preliminary Review | - | 0 | 0 | 0 |
| New Construction | 28 | C: 1 A: 1 | 0 | 22 |
| Public Space | 80 | - | 0 | 29 |
| Demolition/Raze | 94 | C: 3 A: 3 | 0 | 73 |
| Subdivision | 177 | A: 1 | 0 | 147 |
| Other * | 254 | A: 1 | 0 | 103 |
| TOTAL FY 2011 | 4327 (97%) | 117 | 0 | 4444 |
| FY 2010 | 4253 (98%) | 102 | 4 | 4355 |
| FY 2009 | 3498 (97%) | 110 | 3 | 3608 |
| FY 2008 | 4265 (94%) | 272 | 4 | 4537 |
| FY 2007 | 4187 (90%) | 479 | 5 | 4666 |
| FY 2006 | 3809 (89%) | 470 | 6 | 4279 |
| C = Consent Calendar A = Agenda | | | | |
| * Change of use permits, permit revisions, temporary work, and work confirmed to be interior only | | | | |



REVIEWS AT DCRA PERMIT CENTER

Expedited review of “green” projects

Every year DC sees an increase in green projects that integrate sustainable solutions and historic preservation. In addition to a wide variety of solar installations and green roofs, HPO reviewed ten projects for geothermal wells in FY 2011 on residential properties, government projects, and landmark buildings. These projects, encouraged by District and federal subsidies, can be accomplished in a manner that respects with the character of historic properties and promotes sustainability in the city.

PROMOTING HIGH QUALITY REINVESTMENT

PERMIT REVIEWS BY HISTORIC DISTRICT

| Ward | Historic District or Category | FY 2011 | | FY 2010 | |
|----------------------|-------------------------------|-------------|-------------|---------|------|
| | | Number | % | Number | % |
| 8 | Anacostia | 69 | 1.5 | 40 | 0.9 |
| 2 | Blagden Alley/Naylor Court | 10 | 0.2 | 7 | 0.2 |
| 6 | Capitol Hill | 969 | 21.8 | 904 | 20.8 |
| 3 | Cleveland Park | 151 | 3.3 | 171 | 3.9 |
| 2/6 | Downtown | 101 | 2.2 | 74 | 1.7 |
| 2 | Dupont Circle | 190 | 4.3 | 230 | 5.3 |
| 2 | Fifteenth Street Financial | 14 | 0.3 | 14 | 0.5 |
| 2 | Foggy Bottom | 19 | 0.4 | 10 | 0.3 |
| 2 | Fourteenth Street | 133 | 3.0 | 116 | 2.7 |
| 3 | Foxhall Village | 32 | 0.7 | 19 | 0.4 |
| 2 | Georgetown | 439 | 9.9 | 513 | 11.8 |
| 3 | Grant Road | 1 | - | 1 | 0.0 |
| 1 | Kalorama Triangle | 37 | 0.8 | 44 | 1.0 |
| 2 | Lafayette Square | 6 | 0.1 | 6 | 0.1 |
| 1 | LeDroit Park | 78 | 1.8 | 75 | 1.7 |
| 2 | Logan Circle | 10 | 0.2 | 31 | 0.7 |
| 2/3 | Massachusetts Avenue | 32 | 0.7 | 21 | 0.5 |
| 1 | Mount Pleasant | 220 | 5.0 | 210 | 4.8 |
| 2/5/6 | Mount Vernon Square | 54 | 1.2 | 64 | 1.5 |
| 6 | Mount Vernon Triangle | 2 | - | 5 | 0.1 |
| 6 | Navy Yard | 2 | - | 0 | - |
| 2/6 | Pennsylvania Avenue | 105 | 2.4 | 111 | 2.5 |
| 2 | Shaw | 96 | 2.2 | 74 | 1.7 |
| 2 | Sheridan-Kalorama | 68 | 1.5 | 69 | 1.6 |
| 1/2 | Sixteenth Street | 39 | 0.9 | 60 | 1.4 |
| 1/2 | Strivers Section | 63 | 1.4 | 50 | 1.1 |
| 4 | Takoma Park | 19 | 0.4 | 20 | 0.4 |
| 1/2 | U Street | 321 | 7.2 | 279 | 6.4 |
| 1 | Washington Heights | 56 | 1.3 | 64 | 1.5 |
| 1/3 | Woodley Park | 55 | 1.2 | 44 | 1.0 |
| all | Historic Landmarks | 161 | 3.6 | 181 | 4.2 |
| all | D.C. Government Properties | 237 | 5.3 | 235 | 5.4 |
| all | Commission of Fine Arts | 345 | 7.8 | 368 | 8.5 |
| all | Non-Historic Clearances | 310 | 7.0 | 245 | 5.6 |
| TOTAL FY 2011 | | 4444 | 100% | | |
| FY 2010 | | | | 4355 | 100% |
| FY 2009 | | | | 3608 | |
| FY 2008 | | | | 4537 | |
| FY 2007 | | | | 4666 | |

NOTES:

Neighborhoods listed in bold experienced the greatest increases in construction activity.



Affordable Housing Projects

The District of Columbia has a dwindling supply of large historic commercial and industrial buildings in need of rehabilitation, but a vast number of modest apartment buildings, many of them eligible for historic designation, are in need of reinvestment. These buildings constitute an essential resource in a city struggling to provide adequate affordable housing for its working population.

Increasingly in recent years, affordable housing providers have combined federal preservation tax credits with other incentive programs to upgrade these buildings for affordable housing.

During FY 2011, using the federal preservation tax credits, 268 affordable housing units were under rehabilitation throughout the District, all of which are new affordable units. Many of these buildings were recently designated as historic in part to assist developers seeking to utilize the tax credits. Affordable housing projects are now the major beneficiaries of the federal preservation tax credits in the District of Columbia.

Federal preservation tax incentives

The federal tax code offers two financial incentives for historic preservation. The rehabilitation tax incentive allows a 20% tax credit for construction and other development costs incurred in the substantial rehabilitation of an income-producing property listed in the National Register of Historic Places. To be eligible, all work must be executed in accordance with the Secretary of the Interior's Standards for Rehabilitation, as certified by the SHPO and National Park Service. The value of the credit is critical to the economic feasibility of many preservation projects.



DALHGREEN COURTS

AFFORDABLE HOUSING PROJECTS

| Project | Location | Date of Historic Designation | Affordable Units Rehabilitated | New Affordable Units | Project Cost (\$) |
|-------------------------|--------------------------|------------------------------|--------------------------------|----------------------|-------------------|
| Fort Stevens Apartments | Brightwood | 2010 | 0 | 62 | 5.27 M |
| Dahlgreen Courts | Brookland | 2010 | 0 | 96 | 8.8 M |
| Saint Dennis Apartments | Mount Pleasant HD | 1986 | 0 | 32 | 3.55 M |
| MM Washington School | Mid North Capitol Street | 2010 | 0 | 78 | 12.6 M |
| Total | | | 0 | 268 | 30.22 M |

PROMOTING HIGH QUALITY REINVESTMENT

Preservation Tax Incentives

Federal preservation tax credits remain a significant factor in encouraging local reinvestment in historic buildings. The SHPO promotes the use of these credits by assisting property owners seeking National Register listing in order to qualify for the credits, and helping owners to obtain National Park Service approval for their rehabilitation plans.

During FY 2011, the SHPO reviewed seven rehabilitation projects for preliminary or final tax credit certification. This represents an investment of more than \$39.9 million in the rehabilitation of historic buildings. The SHPO also certified 3 properties as eligible for an easement donation or rehabilitation, a 86% decrease from 2010. The decrease is consistent with the substantial decline in easement donations since peaking in 2005.

CERTIFIED REHABILITATION PROJECTS

| Historic Property | Address | Amount |
|--|-----------------------|----------------------|
| PRELIMINARY CERTIFICATION OF CONSTRUCTION | | |
| U Street HD | 620 T Street NW | \$ 12,900,000 |
| Webster Gardens | 4 Logan Circle NW | \$ 8,400,000 |
| Capitol Hill HD | 501 Seward Square SE | \$ 750,000 |
| Shaw HD | 1543 8th Street NW | \$ 400,000 |
| Capitol Hill HD | 418-426 C Street NE | \$ 150,000 |
| Total FY 2011 | | \$ 22,600,000 |
| FINAL CERTIFICATION OF COMPLETED CONSTRUCTION | | |
| The Euclid | 1740 Euclid Street NW | \$ 9,779,000 |
| Washington Heights HD | 2233 18th Street NW | \$ 7,585,000 |
| Total FY 2011 | | \$ 17,363,000 |
| Total FY 2010 | | \$ 40,827,000 |
| Total FY 2009 | | \$ 89,700,000 |
| Total FY 2008 | | \$ 89,500,000 |
| Total FY 2007 | | \$ 60,000,000 |

Preservation Easements

A second federal incentive allows the owner of a National Register property to deduct the value of a preservation easement as a charitable contribution for income tax purposes. If the property is in a Register-listed historic district, the owner must obtain certification from the SHPO and National Park Service that the property contributes to the character of the district and is thus eligible for the tax deduction. The easement can then be donated to a private organization without further government involvement.

CERTIFICATIONS OF SIGNIFICANCE

| Historic District | FY 2011 | 2010 | 2009 | 2008 | 2007 | 2006 | 2005 |
|---------------------------|----------|-----------|-----------|-----------|-----------|------------|------------|
| Blagden Alley | - | - | - | - | - | - | 2 |
| Capitol Hill | 1 | 3 | 6 | 13 | 29 | 43 | 102 |
| Cleveland Park | - | 1 | 2 | 2 | 2 | 8 | 15 |
| Downtown | 1 | - | 2 | 1 | - | 2 | - |
| Dupont Circle | - | 2 | - | 3 | 13 | 15 | 38 |
| Foggy Bottom | - | - | 1 | - | - | - | - |
| Foxhall Village | - | 2 | 7 | 2 | 1 | - | - |
| Fourteenth Street | - | 2 | 1 | 3 | 6 | 8 | 23 |
| Georgetown | - | 5 | 5 | 8 | 13 | 30 | 68 |
| Grant Road | - | - | - | - | - | - | - |
| Kalorama Triangle | - | - | - | 1 | 2 | 3 | 11 |
| LeDroit Park | - | - | - | 1 | - | 1 | 6 |
| Logan Circle | - | 1 | 1 | - | 3 | 2 | 2 |
| Massachusetts Avenue | - | - | - | - | 1 | 2 | 1 |
| Mount Pleasant | - | 1 | 1 | 3 | 8 | 3 | 16 |
| Mount Vernon Square | - | - | - | 1 | - | 4 | 4 |
| Shaw | - | - | 1 | 1 | 1 | 8 | 15 |
| Sheridan-Kalorama | - | 1 | 1 | 2 | 1 | 7 | 7 |
| Sixteenth Street | - | - | - | - | - | - | 1 |
| Strivers' Section | 1 | - | - | - | 2 | 3 | 1 |
| Takoma Park | - | - | - | - | - | 1 | - |
| U Street | - | 3 | 2 | 3 | 4 | 19 | 21 |
| Washington Heights | - | - | 1 | 2 | 6 | - | n/a |
| Woodley Park | - | - | 2 | - | 3 | 1 | 4 |
| | | | | | | | |
| Historic Landmarks | - | 1 | 1 | 2 | 2 | - | - |
| Total | 3 | 22 | 34 | 49 | 97 | 160 | 347 |

PROTECTING HISTORIC ASSETS

Property Maintenance

An attractive and well-maintained environment helps build strong communities, and the historic preservation program supports this objective through its compliance program. HPO works directly with property owners and neighborhood organizations to keep historic properties from deteriorating. HPO coordinates these activities with the Department of Consumer and Regulatory Affairs and other District agencies to promote voluntary compliance with the property maintenance standards in the building code.

HPO inspectors are available to monitor compliance and respond to violations of the building code and preservation law. When necessary to address egregious cases of neglect, HPO also initiates concerted enforcement action in coordination with DCRA and the Board for the Condemnation of Insanitary Buildings.

FORMERLY DETERIORATED PROPERTIES REHABILITATED IN 2010



3324 18TH STREET NW



1461 FLORIDA AVE NW



PROTECTING HISTORIC ASSETS

Demolition by Neglect

As a last resort when efforts to obtain voluntary compliance fail, HPO and the Office of the Attorney General may take further action under the demolition by neglect provisions of the preservation law. Two cases of demolition by neglect proceeded during FY 2011:

- **1326 Valley Place, SE (Anacostia HD):** Following stabilization plans developed by DCRA's engineer in coordination with HPO, the collapsed rear of the building was removed and the building was then successfully stabilized.
- **2228, 2234, and 2238 Martin Luther King Jr. Avenue, SE (Anacostia HD):** DHCD held public meetings in preparation for the issuance of a request for proposals to preserve and develop the "Big K Liquor" properties. HPO continued to advise DHCD on preservation issues in preparation for an offering of the property for development.

HLP Fund: Demolition by neglect efforts in FY 2011 did not require HPO to draw from the Historic Landmark-District Protection (HLP) Fund, the non-lapsing preservation revolving fund established under the DC preservation law. HLP funds were allocated as permitted to other preservation program needs.

HISTORIC LANDMARK-DISTRICT PROTECTION (HLP) FUND

| | | |
|------------------------------------|----------------------------------|---------------------|
| Beginning Balance (10/1/10) | | \$ 27,100.11 |
| Revenues | Assessments and collections | 101,631.25 |
| Expenses | Video broadcast of HPRB meetings | 19,362.40 |
| Transfer out | Executive decision | -109,368.96 |
| Ending Balance (9/30/11) | | \$ 0.00 |



BIG K PROPERTIES WILL BE OFFERED FOR DEVELOPMENT



1033 7TH STREET NW BEFORE STABILIZATION

Inspections and Compliance

HPO works directly with owners and contractors to encourage voluntary compliance with permit requirements, thus avoiding the imposition of fines and minimizing administrative hearings. Nonetheless, inspections and enforcement remain essential functions. During FY 2011, HPO inspectors conducted 387 inspections, and took 153 enforcement actions. The decline in total enforcement activity from 2010 reflects the effects of the recession on construction and the extended absence of one of the HPO inspectors.

Owners who come into compliance after receipt of a violation notice avoid further enforcement action. When necessary, however, HPO inspectors can stop work and issue a notice of infraction and fine, which is typically \$2,000.

The tickets issued by HPO in FY 2011 resulted in a total assessment of \$58,000 in fines. Fines may be suspended, reduced or compounded through adjudication by the Office of Administrative Hearings. After these adjustments, HPO collected \$100,400 in fine and lien payments from FY 2011 and previous years. As a last resort, 20 liens totaling \$95,600 were placed on properties for non-payment of fines, and \$38,300 in liens were paid and the liens discharged.

INSPECTIONS AND COMPLIANCE

| Ward | Historic District | Inspections | Stop Work | Violations | Infractions |
|----------------------|----------------------------|-------------|-----------|------------|-------------|
| 8 | Anacostia | 38 | 8 | 1 | 5 |
| 2 | Blagden Alley/Naylor Court | 2 | - | - | - |
| 6 | Capitol Hill | 66 | 17 | 2 | 1 |
| 3 | Cleveland Park | 5 | 1 | 1 | - |
| 2 | Downtown | 9 | 1 | - | 4 |
| 2 | Dupont Circle | 20 | 4 | - | 9 |
| 2 | Fifteenth Street Financial | - | - | - | - |
| 2 | Foggy Bottom | 5 | - | - | 1 |
| 2 | Fourteenth Street | 9 | 3 | - | - |
| 3 | Foxhall Village | - | - | 1 | - |
| 2 | Georgetown | 70 | 12 | 7 | 14 |
| 3 | Grant Road | - | - | - | - |
| 1 | Kalorama Triangle | 7 | 1 | 1 | - |
| 2 | Lafayette Square | - | - | - | - |
| 1 | LeDroit Park | 19 | 1 | 1 | - |
| 2 | Logan Circle | - | - | - | - |
| 2/3 | Massachusetts Avenue | - | - | - | - |
| 1 | Mount Pleasant | 29 | 5 | 2 | 4 |
| 6/5 | Mount Vernon Square | 10 | 1 | - | - |
| 6 | Mount Vernon Triangle | - | - | - | - |
| 2 | Pennsylvania Avenue | - | - | - | - |
| 2/6 | Shaw | 26 | 4 | - | 7 |
| 2 | Sheridan Kalorama | - | - | - | - |
| 2/1 | Sixteenth Street | 1 | 1 | - | - |
| 2/1 | Strivers Section | 4 | 1 | - | - |
| 4 | Takoma Park | 5 | - | - | 1 |
| 1/2/6 | U Street | 41 | 10 | 2 | 11 |
| 1 | Washington Heights | 5 | 2 | - | 2 |
| 3 | Woodley Park | - | - | 2 | - |
| all | Historic Landmarks | 6 | 2 | - | - |
| Total FY 2011 | | 387 | 74 | 20 | 59 |
| FY 2010 | | 422 | 89 | 40 | 66 |
| FY 2009 | | 694 | 106 | 103 | 44 |
| FY 2008 | | 946 | 107 | 96 | 40 |
| FY 2007 | | 757 | 161 | 109 | 49 |
| FY 2006 | | 1141 | 203 | 139 | 38 |

RECOGNIZING EXCELLENCE

Historic Preservation Awards

Each year the District of Columbia honors distinguished achievement in historic preservation at an annual awards program. These awards are selected by an advisory committee representing the historic preservation program, government agencies, businesses, and the community. The eighth annual District of Columbia Awards for Excellence in Historic Preservation took place in November 2010 at the Carnegie Institution for Science, celebrating the 100th anniversary of this National Historic Landmark building.

The award recipients were:

Katherine Schneider Smith

Individual Lifetime Achievement Award

Tersh Boasberg

HPRB Chairman's Award for Law and Public Policy

American Pharmacists Association

State Historic Preservation Officer's Award

Hartman-Cox Architects, LLP
JBG Companies
American Pharmacists Association
Thornton Tomasetti Group LLC
TOLK
Tishman Construction Corporation
Holland & Knight, LLP



KATHERINE SCHNEIDER SMITH



TERSHER BOASBERG



INDIVIDUAL ACHIEVEMENT AWARDS

Individual Achievement Awards

Richard T. Busch

Community organizer: DC Preservation League, Dupont Circle Conservancy, Historic District Coalition
Community Involvement and Advocacy

Cornelia R. Stokes

Archivist, St. Luke's Episcopal Church
Stewardship

Audrey Schwartz and Diane Tamayo

Founders, Methodist Cemetery Association, Tenleytown
Stewardship

Judith M. Capen, AIA

Educator, writer and columnist
Education



AMERICAN PHARMACISTS ASSOCIATION

Project Awards Residential

19 Fourth Street, NE

Cunningham | Quill Architects
GreenSpur, Inc.

CITTA 50

1450 Church Street, NW

Bonstra | Haresign ARCHITECTS LLP
DC Hampton LLC
EHT Traceries, Inc.
Holland & Knight, LLP
Camden Build/Design LLC

Woodward Building

733 Fifteenth Street NW

Martinez + Johnson Architecture PC
SJG Properties
James G. Davis Construction Corporation
Betty Bird & Associates
Smislova, Kehnemui & Associates PC
Nixon Peabody LLP

19 FOURTH STREET, NE



House Before renovation



After renovation



Backyard

CITTA 50



Street View



Street View



Main Entrance

WOODWARD BUILDING



General View

RECOGNIZING EXCELLENCE

Project Awards Public Buildings

The School Without Walls

2130 G Street NW

Ehrenkrantz Eckstut & Kuhn Architects
D.C. Office of Public Education Facilities Modernization
The School Without Walls of Washington, D.C.

Langston Terrace Dwellings

2101 G Street NE

Supreme Aluminum Products
District of Columbia Housing Authority
Universal Window and Door

Eastern Market

225 Seventh Street SE

Department of Real Estate Services,
Construction Division
Quinn Evans Architects
Minkoff Company, Inc.
Forney Enterprises, Inc.
The Craftsmen Group, Inc.

Project Awards (Institutional)

Washington National Cathedral

3101 Wisconsin Avenue NW

SmithGroup
Protestant Episcopal Cathedral Foundation
Michael Vergason Landscape Architects
Advanced Project Management
James G. Davis Construction Corporation

Project Awards Honorable Mention

1228 9th Street, NW

Bell Architects, PC

907 11th Street, SE

Ginkgo Gardens

1001 F Street, NW

GTM Architects, Inc.

Buddhist Cultural Center

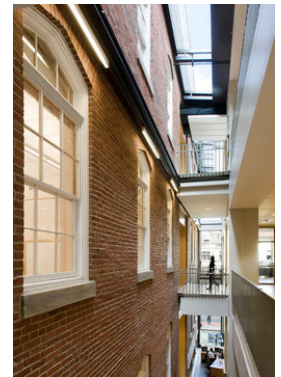
3417 Massachusetts Avenue NW

Hellmuth, Obata + Kassabaum

THE SCHOOL WITHOUT WALLS

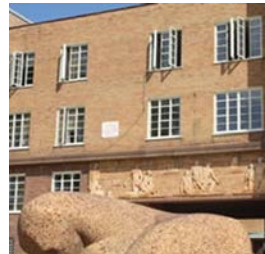


Street View



Interior View

LANGSTON TERRACE DWELLINGS



Building View

EASTERN MARKET



Interior View

WASHINGTON NATIONAL CATHEDRAL



Exterior View



HISTORIC PRESERVATION REVIEW BOARD

Catherine Buell Chair
Elinor Bacon Citizen Member
Tersh Boasberg Citizen Member
Maria Casarella Architect
James S. Kane Historian
Christopher Landis Architect
Pamela Scott Architectural Historian
Robert Sonderman Archaeologist
Joseph E. Taylor Architect



OFFICE OF PLANNING

Harriet Tregoning Director
Jennifer Steingasser Deputy Director for
Development Review and Historic Preservation



HISTORIC PRESERVATION OFFICE

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Toni Cherry Senior Enforcement Officer
Joyetta Delaney Administrative Assistant
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Kim Elliott Architect
Patsy Fletcher Community Outreach Coordinator
Keith Lambert Enforcement Officer
C. Andrew Lewis Senior Preservation Specialist
J. Brendan Meyer Preservation Specialist
Amanda Molson Preservation Specialist
Chardé Reid Archaeology Assistant
Ruth Troccoli Archaeologist
Kim Prothro Williams Architectural Historian
Bruce Yarnall Operations and Grants Manager

The mission of the Office of Planning is to guide development of the District of Columbia, including the preservation and revitalization of our distinctive neighborhoods, by informing the city's investment decisions, advancing the city's strategic goals, encouraging the highest quality development outcomes, and engaging citizens. OP plans for historic preservation, neighborhoods, transit and walkability, public facilities, parks and open spaces, commercial corridors, districts, and individual development sites.

OP uses a range of tools to accomplish this work including land use and economic analyses, urban design, GIS mapping and analysis and zoning review. OP also engages in community visioning, research on and the protection of historic resources in the District, and the analysis and dissemination of US Census data.

