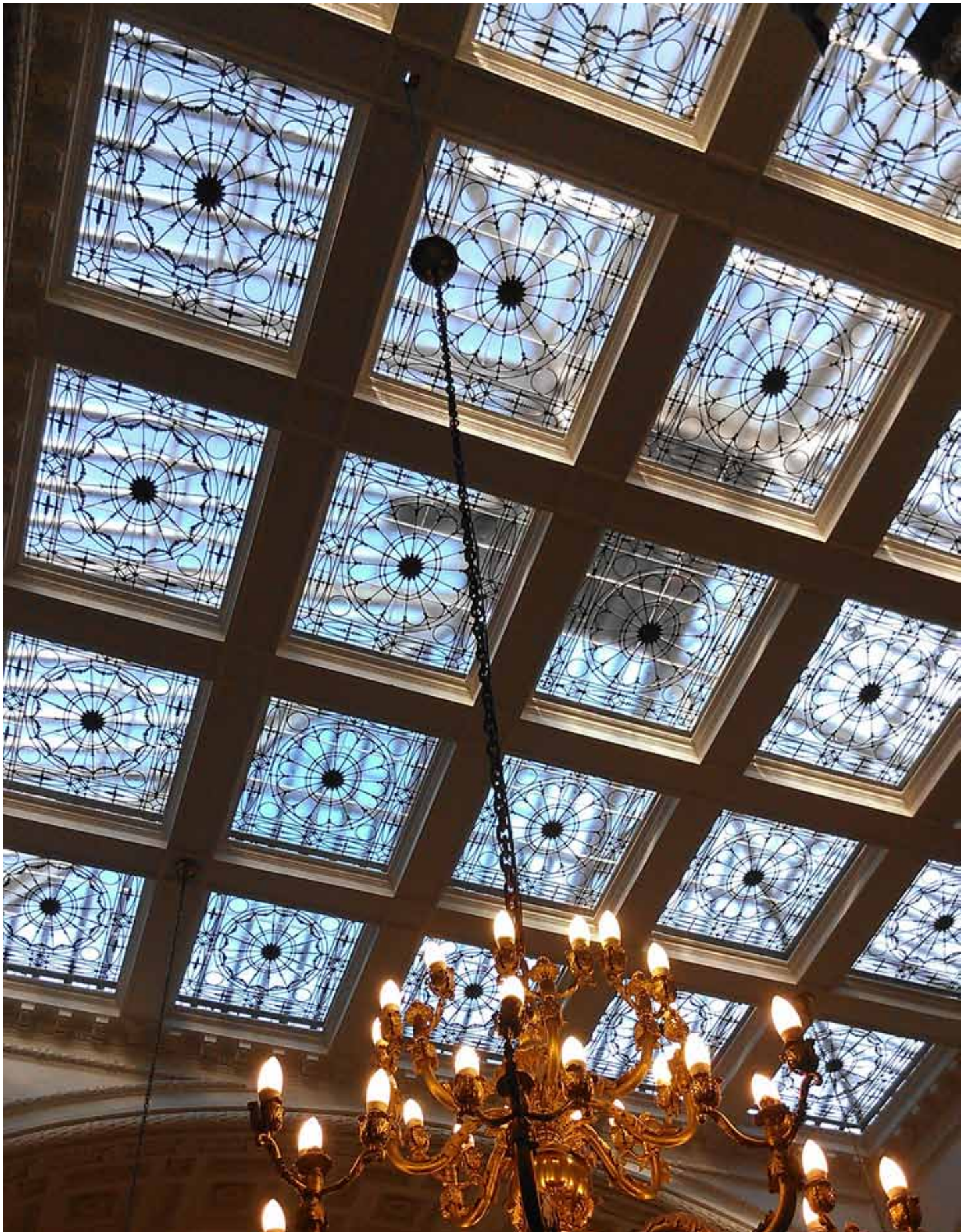




2013 ANNUAL REPORT

HISTORIC PRESERVATION OFFICE
DC OFFICE OF PLANNING





DAUGHTERS OF THE AMERICAN REVOLUTION CEILING RESTORATION
FRONT AND AND BACK COVERS: FRANKLIN SCHOOL; SHERMAN BUILDING SPIRE RESTORATION; DAR CEILING DETAIL; NPR HEADQUARTERS

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 2013. Highlights of the year's accomplishments include:

Supporting Communities

- Released *Enriching Our Heritage*, the 2016 District of Columbia Historic Preservation Plan, after a year-long planning and outreach effort (*see page 2*)
- Completed the Ward 7 Heritage Guide, the second in a series of community heritage guides for each ward (*see page 3*)
- Partnered with the Humanities Council of Washington, DC to complete 17 projects that encourage residents to participate in discovering and telling their own community stories (*see page 3*)
- Distributed \$170,000 under the Historic Homeowner Grant program, providing critical home maintenance assistance to 14 low- and moderate-income owners in historic neighborhoods (*see page 4*)
- Maintained five partnership arrangements with local non-profit organizations to provide mutually beneficial preservation and outreach services (*see page 5*)
- Awarded more than \$365,000 in federal preservation funds to professional consultants and contractors for critical information technology, historical research, community outreach, and archaeological services (*see page 5*)
- Actively engaged District residents through community outreach and education programs (*see pages 3 and 6*)
- Expanded the District archaeological program through educational outreach and continued progress toward the establishment of a fully professional curation facility for the city's artifact collections (*see page 6 and 7*)

Recognizing Our Heritage

- Completed a survey to identify all of the remaining farmsteads, springhouses, and country estate houses the District (*see page 8*)
- Documented more than 1249 historic alley buildings in the original city and Georgetown (*see page 8*)
- Designated 15 new historic landmarks honoring the architectural richness, history and cultural diversity of the District of Columbia (*see page 9*)
- Listed 14 DC properties in the National Register of Historic Places (*see page 15*)

Encouraging Good Stewardship

- Reviewed more than 400 District agency projects, including the Pavilion at Saint Elizabeths, *Play DC* playgrounds and other modernizations, to ensure appropriate treatment of historic property (*see page 16*)
- Helped guide planning and preservation efforts at the Walter Reed campus and other federal properties, completing more than 500 reviews (*see page 19*)

Promoting High Quality Reinvestment

- Promoted superior architectural design and public input in plans for renovation and new construction in the city's historic neighborhoods (*see page 22*)
- Reviewed more than 4,700 permit applications for compatibility with historic properties, processing 96% as an expedited "over-the-counter" service (*see page 27*)
- Supported developers seeking federal preservation tax credits for projects like the renovation of Mayfair Mansions for affordable housing, which benefited from a \$21.5 million federal credit (*see page 29*)
- Promoted use of the tax credits for more affordable housing, including four projects currently under construction (*see page 30*)

Protecting Historic Assets

- Made significant progress in addressing long-standing cases of failure to maintain property and threats of demolition by neglect (*see page 31*)
- Maintained an active enforcement system to address unauthorized construction work, with more than 400 inspections (*see pages 32*)

Recognizing Excellence

- Honored distinguished individuals and projects with District of Columbia Awards for Excellence in Historic Preservation (*see page 34*)

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 and public members 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 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 to the Council of the District of Columbia on the implementation of the city's preservation law. This 2013 Annual Report includes that information and records other activities and accomplishments of the District's historic preservation program from October 1, 2012 to September 30, 2013.

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

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SUPPORTING COMMUNITIES

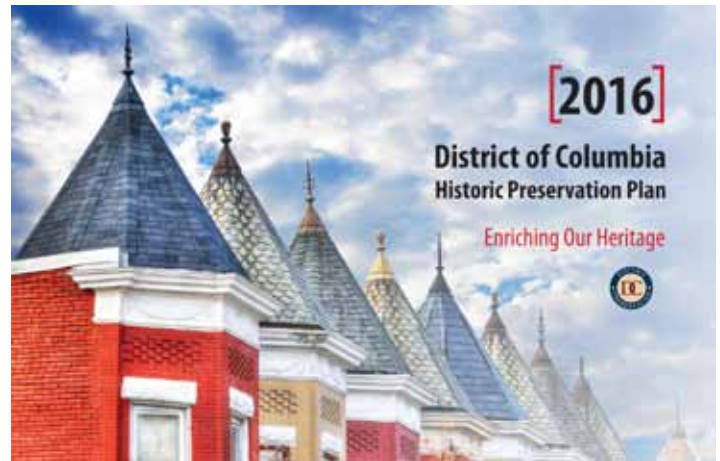
Preservation Planning

Preservation of historic resources begins with sound planning. As part of the Office of Planning, the Historic Preservation Office is ideally positioned to lead this effort in coordination with overall planning for the city. HPO also ensures compliance with the federal requirement for an approved preservation plan that guides preservation activities in the District.

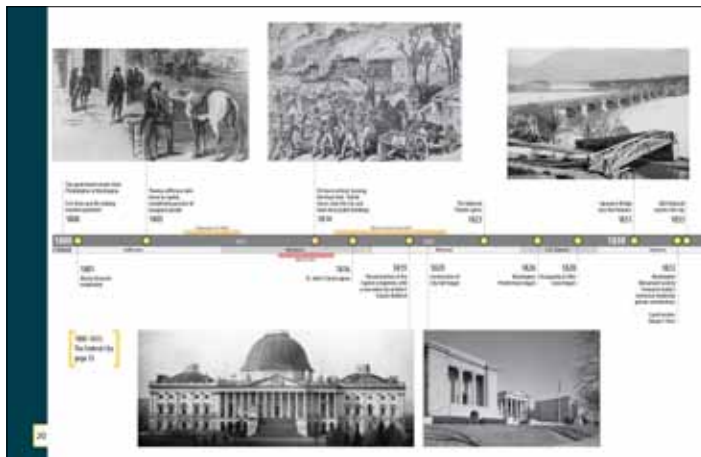
The 2016 DC Historic Preservation Plan takes an innovative approach to preservation planning for the next few years. Through illustrated timelines of history and analytical graphics, the plan aims to engage the public in exploring the city's heritage, while also explaining preservation goals and measurable milestones.

The plan identifies 73 objectives under 13 main goals, with targeted actions for each year through 2016. The plan goals are grouped under these general themes:

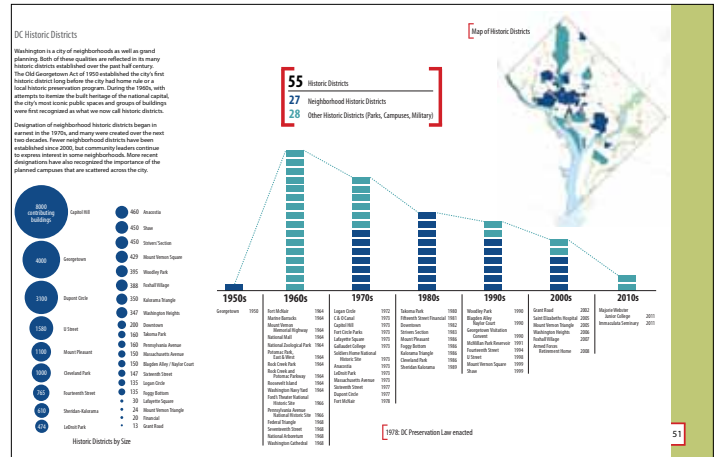
- Recognizing historic resources
- Appreciating our history
- Protecting historic properties
- Planning for our heritage



2016 HISTORIC PRESERVATION PLAN



LANDMARKS AND MILESTONES TIMELINE



DC HISTORIC DISTRICTS BY THE NUMBERS

Achieving our goals

This chapter lays out a more detailed action plan with targets for each year. These will be accomplished through the plan. And who will take the lead in carrying out the action items that are identified? This is an ambitious agenda requiring coordinated efforts.

City preservation officials will be responsible for a large share of the more than 70 tasks programmed in this plan. But this is not a program plan for the DC Historic Preservation Office, and many other groups and individuals will also be involved. Communities, not just government, and property owners are just as important in accomplishing the goals of this plan.

Also critical are the formal and informal partnerships that achieve shared goals. Joint efforts will vary, depending on the nature of each goal.

Recognizing Historic Resources

HPO is best equipped to sustain the effort to complete the city survey, and to create the national capacity to display survey information on maps. Much of the work will be done with the expertise of specialized contractors. But partnerships are essential for making history more available to residents in all parts of the city.

recognizing historic resources

Category	Percentage
A1	65%
A2	25%
A3	10%

Who's taking action

- Government agencies
- Community and non-profits
- Partnership
- Government agencies

Goal	Action Agent	Objective or Action	Target for 2013	Target for 2014	Target for 2015	Target for 2016
Complete the City Survey						
A1	HPO and contractors	Complete a comprehensive survey of basic historical information on all of the city's buildings.	Complete documentation of eight districts in downtown and the Shaw/ Mount Vernon Square area.	Complete documentation of the remaining 10 neighborhood historic districts.		
	HPO and contractors	Complete a comprehensive survey and evaluation of the city's oldest buildings.	Complete identification and dating of buildings in the original city (except the Capital Hill Historic District).	Complete identification and dating of buildings in Georgetown, Capitol Hill, and all historic districts outside the original city.	Create and post on the HPO website a preliminary list of DC's pre-Civil War buildings.	Evaluate the preliminary list of buildings to identify those eligible for historic designation.
A2	HPO interns, and volunteers	Survey the outlying parts of the city—the area once known as Washington County—its identity now farmhouses and country homes.	Complete a reconnaissance survey of the old Washington County (mostly Wells 1, 1A, 5, 7, and 8).	Conduct research on selected buildings from the 18th identified to document properties that may be eligible for designation.	Conduct archaeological assessments on selected properties. Draft an informational brochure for public distribution.	Finalize brochure and begin work on a multiple property nomination addressing both built and archaeological resources.
	HPO interns, and volunteers	Conduct a phased alley survey to identify and document alley resources including dwellings, service buildings, and other structures.	Complete the survey of the original city and Georgetown. Begin work on a preliminary survey report on an estimated 1,000 buildings.	Establish a survey plan for the remaining 10 neighborhood historic districts.	Survey alley buildings in the northeast neighborhood just north of Florida Avenue.	Survey alley buildings in historic districts outside the original city.
A3	HPO and contractors	Survey and evaluate downtown architectural heritage between 30 and 35 years old.	Complete a watershed survey of downtown modern buildings.	Prepare and distribute information on the results of the survey.	Complete evaluation of downtown modern buildings.	Identify preservation priorities for modern buildings downtown.
	HPO and contractors	Document all primary buildings in DC's outlying wards beyond the original city and Georgetown.		Engage a contractor and complete basic documentation of the outlying neighborhoods north of Florida Avenue.		Complete basic documentation of outlying neighborhoods dominated by single-family housing.

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GOALS AND ANNUAL TARGETS



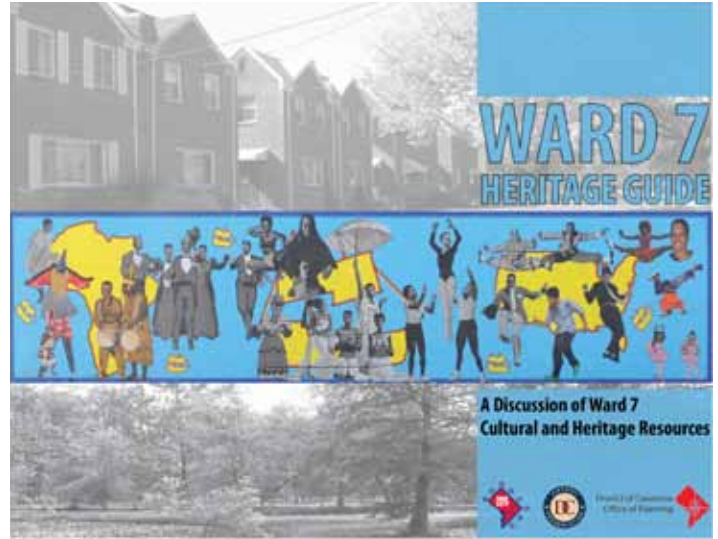
PUBLIC COMMENTS

DC Community Heritage

Local voices are emerging through the DC Community Heritage Project, an 8-year partnership between HPO and the Humanities Council of Washington DC. In this program, preservation professionals present two educational symposia each year, and award small grants of up to \$2,000 for community projects that build awareness of DC heritage and familiarity with preservation.

One emphasis of this partnership is to encourage grass-roots organizing and youth participation in recording local history. Innovative ideas are welcomed to push the envelope of traditional historic preservation concerns.

Each December, grant recipients showcase their projects at an open community forum. The neighborhood brochures, oral histories, videos, and other products remain accessible on the Humanities Council and HPO websites. The following 17 projects were completed in FY 2013:



WARD 7 COMMUNITY HERITAGE GUIDE, THE SECOND IN A SERIES OF GUIDES FOR EACH WARD

DC COMMUNITY HERITAGE PROJECT SMALL GRANT AWARDS

Ward	Project	Sponsoring Organization	Amount
All	African American Pioneer Muslimahs in Washington, DC (Part 2)	African American Holiday Association	\$ 2,000
8	Marcus Garvey Enrichment School Documentary Project	All African People's Development and Empowerment Project	\$ 2,000
5	The Langston Terrace Dwelling Oral/Video History Project	Anacostia Community Outreach Center	\$ 2,000
7	We Are Fairfax Village	ANC 7B	\$ 2,000
All	Remembering the Dream Makers of Black Student Fund	Black Student Fund	\$ 2,000
4	The Gold Coast	Chowan Discovery Group	\$ 2,000
All	A Loud Silence: A Visual Code on the Underground Railroad	Community Resources Incorporated	\$ 2,000
7	Master Builders of Deanwood	Deanwood Heights Main Streets	\$ 2,000
2	Mt. Zion/Female Union Band Historic Memorial Park Website Development Project	Female Union Band Society	\$ 2,000
1	Citizens We	Henson Arts in Learning	\$ 2,000
2	Logan Circle Heritage Trail Education Curriculum	Logan Circle Community Association	\$ 2,000
4	Oral History of the Military Road School Alumni Before 1954	Military Road School Preservation Trust	\$ 2,000
All	DC Garden Oral History Project	Neighborhood Farm Initiative	\$ 2,000
5	Dunbar High School Student Project on Dunbar Alumni Legends and Pioneers	Paul Lawrence Dunbar High School Convocation and Alumni Federation	\$ 2,000
5/8	Documenting the History of Rehoboth Baptist Church (150 Years)	Rehoboth Baptist Church Historical Committee	\$ 2,000
All	Impact of Marcus Garvey and the UNIA in Washington, DC	Universal Negro Improvement Association	\$ 2,000
5	Kendall Green and the National College for the Deaf	WSC Avant Band	\$ 2,000
Total			\$ 34,000

SUPPORTING COMMUNITIES

Historic Homeowner Grants

Keeping up with critical home repairs is especially challenging for homeowners with limited financial means. To help prevent small problems from turning into major deterioration, the District offers financial assistance to low- and moderate-income homeowners in twelve of the city's historic districts. These targeted non-taxable grants help committed DC residents with the cost of repairing their historic homes. They also support local construction jobs and strengthen the fabric of communities.

In FY 2013, HPO worked closely with five homeowners who were completing grant projects begun in FY 2012, and nine homeowners awarded new grants to repair their properties. A total of \$169,951 was expended on construction, with no expenditures for administrative costs. New applications were solicited in FY 2013, and 20 homeowners were selected for new grants from a pool of 28 applicants.



1330 VALLEY STREET, SE, BEFORE



1330 VALLEY STREET, SE, AFTER

Grants may be used for structural repairs and exterior or site restoration. The grant limit is \$25,000, with a 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.

HISTORIC HOMEOWNER GRANTS

Historic District	Address
Anacostia	2106 16th Street SE
	2020 16th Street SE
	1606 U Street SE
	1629 U Street SE
	1231 V Street SE
	1518 V Street SE
	2239 Mount View Place SE
	1221 Pleasant Street SE
	1330 Valley Place SE
LeDroit Park	1953 3rd Street NW
	1955 3rd Street NW
	316 U Street NW
	223 Rhode Island Ave NW
	414 T Street NW

Total Funds Expended	Amount
Total FY 2013 (9 grants)	\$ 169,951
FY 2012 (15 grants)	\$ 242,287
FY 2011 (13 grants)	\$ 229,746
FY 2010 (10 grants)	\$ 177,416
FY 2009 (38 grants)	\$ 804,375
FY 2008 (58 grants)	\$ 894,902

Preservation Partnerships

HPO engages and informs the public through cooperative agreements with non-profit partners whose missions include the promotion of local 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) and other sources to support on-going partnerships with the DC Preservation League, Cultural Tourism DC, and the Humanities Council of Washington, DC.

The SHPO also awards community grants competitively to non-profits 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.

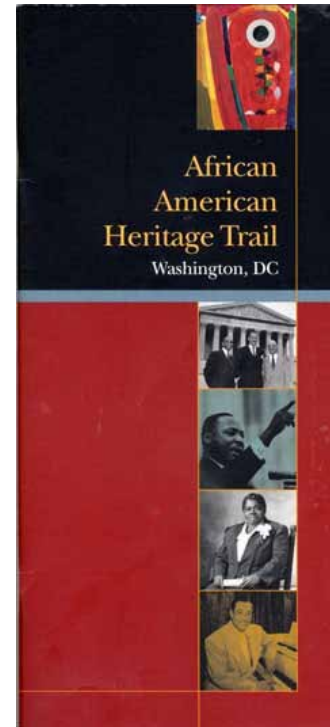
In FY 2013, HPO pursued the following projects through cooperative partnerships and contracted services:

COOPERATIVE AGREEMENTS

Project	Grantee	Amount
Community Heritage Grants, Education Workshops, and Heritage Resource Website	Humanities Council of Washington DC	\$ 55,700
African American Heritage Trail Brochure Reprinting	Cultural Tourism DC (DMPED funds)	\$ 39,500
Preservation Awards	DC Preservation League	\$ 25,000
African American Heritage Trail Database Maintenance	Cultural Tourism DC	\$ 5,000
Mayor's Agent Database Maintenance	Georgetown University Law Center	\$ 2,500
Contractor Database Maintenance	DC Preservation League	\$ 2,500
Total FY 2013		\$130,200

COMMUNITY GRANTS AND COMPETITIVE CONTRACTS

Project	Grantee or Contractor	Amount
Building Documentation and GIS Recordation (Phase II)	Johnson, Mirmiran and Thompson	\$152,315
Barney Circle Freeway Final Archaeological Report	Versar, Inc. (DDOT funds)	\$ 101,356
Community Outreach Services	THREAD	\$ 64,896
Archaeological Data Management and Project Assistance	Chardé Reid	\$ 25,000
DC Preservation Plan Printing	Toucan Printing	\$ 21,975
Total FY 2013		\$365,542



AFRICAN AMERICAN HERITAGE TRAIL GUIDE



ARTIFACTS FROM BARNEY CIRCLE FREEWAY ARCHAEOLOGY PROJECT

SUPPORTING COMMUNITIES

Neighborhood Engagement

Active neighborhoods play a vital role in the District's historic preservation program. HPO joins with neighborhood partners interested in projects to highlight local history and broaden awareness of preservation efforts. 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 also serve as a public forum for review and discussion of development projects that affect neighborhood character. 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 1,150 persons.

Some highlights of HPO and HPRB outreach and education efforts undertaken during FY 2013 include:

- Participated in 98 community meetings and events, attended by more than 2,300 individuals
- Made presentations or gave tours at 28 events with more than 2,700 attendees
- Provided opportunities for public engagement at HPRB meetings, and posted all notices, staff reports and meeting actions on the OP website
- Distributed 9,500 HPO brochures on historic districts and historic property types, free of charge
- Gave presentations on five different heritage topics at the Annual Conference on DC Historical Studies
- Gave an orientation to preservation basics at a citywide realtors' training course
- Participated in Archaeology Day and presented recent archaeological finds to public audiences
- Partnered with the Humanities Council of Washington DC to support 17 community heritage projects

Archaeology Programs

Archaeological evidence and artifacts dating back thousands of years are scattered across every part of the District. Although they may be elusive, these hidden resources illuminate intriguing aspects of the city's past. Archaeological artifacts shed light on people whose lives are either completely missing from or poorly represented in historical documents. And due to its popularity with a wide audience, archaeology is a superb teaching tool to engage people of all ages in exploring local history.



ARCHAEOLOGY DAY AT CLEVELAND PARK LIBRARY



INTERNATIONAL DAY OF ARCHAEOLOGY

Partnerships

HPO's primary partner for archaeology education and outreach is the DC-based nonprofit, Archaeology in the Community (AIRC). Founded by Howard University alumnus and former primary school teacher Dr. Alexandra Jones, AIRC holds hands-on workshops, clubs, and classes throughout the region. HPO participated in several AIRC-organized outreach events last year, including Archaeology Day at Cleveland Park Library, the International Day of Archaeology at Turkey Thicket Park, and Walk on the Ellipse at the National Mall.

HPO also supported the second year of the National Park Service's Urban Archaeology Corps, a small program that gives District youth exposure to preservation and conservation projects. Teaming with Anacostia Ground Works, the students documented the history and archaeology of Ward 7's Civil War Defenses at Fort Mahan and Fort Dupont. DC Archaeologist Dr. Ruth Troccoli explained the uses of GIS technology to the group, and helped them locate and use historic maps for their projects.

Professional Engagement

The HPO archaeology team participates actively in the work of regional and national archaeological organizations and associations. The DC Archaeologist was an invited participant at last year's regional synthesis symposium at the Middle Atlantic Archaeological Conference, presenting a paper entitled "Perspectives on Gender in the Middle Atlantic Region." She also appeared as a guest for an hour devoted to DC archaeology on the Kojo Nnamdi show on WAMU radio.

Other events focused on archaeological collections at a meeting of the Small Finds Working Group. Curators, collections managers, and artifact specialists shared insights into artifact identification and collections management for items ranging from toys and games to tobacco pipes, sewing tools, and needlework.



PHASE I ARCHAEOLOGICAL TESTING PARKSIDE PEDESTRIAN BRIDGE PROJECT

Archaeology Outreach

Archaeology outreach efforts drew hundreds of people to events this past year, many co-sponsored by HPO.

At the annual DC Historical Studies Conference, the DC archaeology session included nine presentations on current projects. Topics included the exciting discovery of a prehistoric site on Joint Base Anacostia Bolling, the War of 1812 Battle of Bladensburg, garden archaeology at Tudor Place, and Civil War forts. Ongoing archaeology at the West Campus of St. Elizabeths Hospital was covered, as was the rehabilitation of the streetcar tracks on O and P Streets in Georgetown.

Creative outreach programs were highlighted, through presentations by the Urban Archaeology Corps and Veterans Curation Program on how they use archaeology to engage youth and veterans. HPO showcased our newly acquired "Native American Cultures" teaching trunk, which is available for loan to educators, clubs, and civic groups, along with prepared teaching plans.

HPO archaeology also partners with other District agencies to add historic perspective to their outreach events. HPO's display table at the 11th Street Bridge Festival focused on prehistoric archaeology of the Anacostia River valley. An evening lecture on "Archaeology in the District" at the Mount Pleasant Public Library was tied to a summertime reading program.

Making Artifact Collections Accessible

HPO continued to catalog the District's archeological artifacts for proper curation and better understanding of the city's archeological resources. Even though HPO lacks the lab and curation space to allow public access to its collections, artifact photography and research continued in preparation for web-based exhibits. These will be inaugurated with the launch of a new HPO website in 2014.

Volunteers and Interns

HPO was fortunate to have the services of two District Leadership interns this past year. Jarrett Smith, a Howard University Public History major, and Christine Ames, a recent MA graduate of Boston University, were instrumental in creating meaningful and informative hands-on experiences.

Other volunteers and interns during the year were Alexis Morris, a Howard University anthropology major; Lois Berkowitz, who organized and cataloged artifacts for display; Piper Brown, who helped with outreach events; and Tara Tetrault, former collections manager.

RECOGNIZING OUR HERITAGE

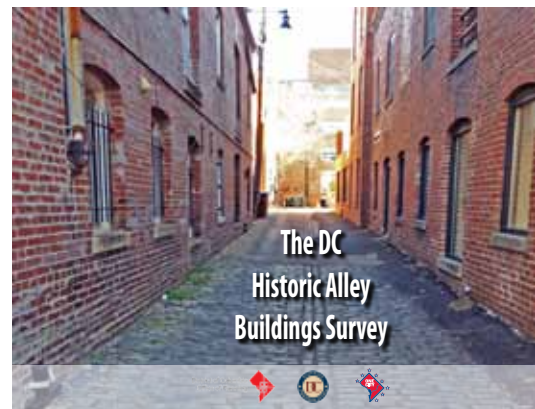
Preservation of the District's built and landscape historic resources begins with survey and identification. Researching and documenting architecturally and culturally significant properties is a key HPO function. While an impressive number of historic landmarks and districts are already protected in the District, many other properties go unrecognized either because their history has been forgotten or their significance is not clearly understood.

Survey and Documentation

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

In FY 2013, HPO focused on historic contexts, research tools, and key neighborhood projects, including:

- **Alley Survey:** Completed the survey of center city alley buildings by documenting those in the Capitol Hill Historic District; completed a final survey report with an overview of findings
- **Farms and Estates Survey:** Completed the survey of old farmsteads and estates predating suburban growth in the area outside the original city limits (Wards 1,3,4,5,7, and 8); conducted intensive research to document eight of the most significant properties
- **Historic Contexts:** Completed historic context narratives on DC alleyways and alley buildings, and on farms and estates in the outlying neighborhoods of the former Washington County
- **Mid-City East:** Evaluated historic resources in Bates-Hanover, Bloomingdale, Eckington, and LeDroit Park, and engaged in community outreach for the Mid-City East Small Area Plan
- **Meridian Hill:** Conducted extensive outreach to inform residents and ANCs about the historic resources of the Meridian Hill area



THE DC HISTORIC ALLEY BUILDINGS SURVEY



PROPOSED MERIDIAN HILL HISTORIC DISTRICT

New Historic Landmarks and Districts

The Historic Preservation Review Board designates historic landmarks and districts for inclusion in the DC Inventory of Historic Sites. Nominations for designation come from property owners, government entities, or community groups, and are evaluated by the HPO staff and in public meetings before a decision is made.

Similar properties are often evaluated for designation in the context of common themes and patterns of history that are documented in advance. The National Register has established a specific process for this purpose. The resulting Multiple Property Documentation Form is not a nomination in its own right, but is adopted and evaluated through the same procedures to establish a basis for evaluating the DC Inventory and National Register eligibility of related properties.

In FY 2013, HPRB designated 15 new historic landmarks for inclusion in the DC Inventory of Historic Sites. HPRB denied designation of the Arthur and May Baker House at 1767 Lanier Place, NW, The York Theater at 3641 Georgia Avenue NW, and The Sterrett Residence at 3530 Springland Lane NW, determining that they did not meet the criteria for significance.

The newly designated landmarks are:

Ward 1

Bond Bread Bakery

2146 Georgia Avenue NW

The Bond Bread Bakery was constructed in 1929 by the General Baking Company, a New York City baking conglomerate formed in 1911 with the merger of 21 baking companies in twelve states. Its local product, Bond Bread, was so named for the guarantee printed on its wrapping, affirming that the bread was pure and sanitary. This was a particular concern of the American consumer of the time and a selling point in competition with homemade and strictly local commercial products. The bakery is an impressive industrial building, characterized by its white-brick construction, ziggurat-like stepped massing and Art Deco detailing, including terra cotta trim. *Nominated by the D.C. Preservation League and designated May 23, 2013.*

Embassy of Mexico (MacVeagh House)

2829 16th Street NW

The former Embassy of Mexico is a grand Beaux Arts mansion designed by architect Nathan Wyeth and constructed in 1910-11. The house was commissioned by Emily Eames MacVeagh as a gift to her husband, Franklin MacVeagh, a Chicago businessman who was then Secretary of the Treasury under President Taft. Emily MacVeagh purchased the land from visionary developer Mary Foote Henderson, who was actively engaged in transforming Meridian Hill into an elite residential and diplomatic community. The MacVeagh house was one of the first results of her plans. After Mrs. MacVeagh's death, her husband sold the property to the government of Mexico. By then, Meridian Hill was already home to a number of other embassies, including the French, Swiss, Spanish, Cuban, Polish, and Lithuanian. The building now houses the Mexican Cultural Institute. *Nominated by the Mexican Cultural Institute and designated December 20, 2012.*

HISTORIC LANDMARK DESIGNATIONS

Received FY	#	Approved		Denied		
		#	Owner-Opposed	#	Owner-Opposed	
2013	11	15	0 0%	3	3	100 %
2012	8	13	0 0%	2	1	50 %
2011	21	14	0 0%	1	1	100 %
2010	14	14	0 0%	0	0	-
2009	10	4	0 0%	1	1	100 %
2008	17	11	1 6%	1	1	100 %
2007	33	28	1 3%	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	8	1 13%	0	0	-
TOTAL	171	135	4 3%	15	12	80%



EMBASSY OF MEXICO STAIR MURAL

RECOGNIZING OUR HERITAGE

Park View Playground and Field House

693 Otis Place NW

Park View Playground was established in 1921 to serve the adjacent Park View School and the growing Park View community. Its 1932 Tudor Revival style field house is notable as one of the model field houses developed by Municipal Architect Albert Harris. These small storage and administrative buildings were designed to mimic the form of a Tidewater hall-and-parlor house.

Park View is also notable for the role it played in the desegregation of the city's recreational facilities. Under pressure from local and national civil rights and civic groups, the District's Recreation Board unsuccessfully tried to segregate Park View by time of day, officially designating it a "colored" facility, but reserving it for the white school during school days. But African American residents objected to the stigma of segregation and the limited hours, while white neighbors wished to continue using the facility. In 1952, the Recreation Board relented by integrating the playground. *Nominated by Advisory Neighborhood Commission 1A and designated July 25, 2013.*

Central Bus Garage

2112 Georgia Avenue NW

Designed by local architect Arthur Heaton, the Central Bus Garage built by Washington Railway and Electric Company was the city's first such facility for public transit. Heaton varied the roofline and the major walls with muscular piers and stepped parapets in the prevailing Art Deco style, and he used red, yellow, greenish, and blue-black brick to achieve greater texture and interest in long expanses of wall. Built in 1930, the garage is a visual landmark on Georgia Avenue and one of a few remaining large service buildings that catered to local needs. *Nominated by The DC Preservation League and designated on May 23, 2013.*



WASHINGTON RAILWAY AND ELECTRIC COMPANY GARAGE

Barr Building

910 17th Street NW

The Barr Building was built in 1926-1927 as a speculative office building by developer John L. Barr. At eleven stories, it represents the "skyscraper" construction of its day: a steel frame supporting masonry exterior walls. The building is remarkable for its Gothic-Revival façade, a style comparatively rare in commercial architecture because of its ecclesiastical associations, yet suited to the soaring nature of the tall office, apartment or hotel. Presumably inspired by well-known predecessors, such as New York's Woolworth Building and the Chicago Tribune Tower, the Barr Building is an exuberant and fully realized example of the style. *Nominated by the D.C. Preservation League and designated October 25, 2012.*

District of Columbia War Memorial

West Potomac Park

The District of Columbia War Memorial, erected in 1931, honors those 26,000 Washington, D.C. residents who served in the U.S. armed forces during World War I, and especially the 499 who perished in the conflict. Washington furnished both "white" and "black" units to the allies. Almost as soon as the war had ended, a commission formed to erect a suitable memorial to all of the veterans, regardless of race. Washington architects Frederick Brooke, Nathan Wyeth and Horace Peaslee, designed the domed Doric temple monument in the mid 1920s. *Nominated by the National Park Service and designated May 23, 2013.*



DISTRICT OF COLUMBIA WAR MEMORIAL

Hamilton Hotel

1001 14th Street NW

Designed by noted local architect Jules Henri de Sibour, the Beaux Arts Hamilton Hotel opened in 1922. The eleven-story limestone and terra cotta building offered out-of-town guests and locals meeting rooms, a gracious dining room, and a cocktail lounge known as the Rainbow Room. The generous public spaces became important gathering places for a larger community of union labor leaders. William Green, president of the American Federation of Labor from 1924 to 1952, lived at the Hamilton. The hotel is significant for its association with the history of the labor movement and the community of labor leaders living and working in Washington from the 1920s through the 1960s. *Nominated by the DC Preservation League and designated on November 29, 2012.*

George P. Scriven House

1300 New Hampshire Avenue NW

Although erected in 1884 and a fine example of Dupont Circle's Victorian residential architecture, the house is most significant for association with Brigadier General George P. Scriven. Trained as an engineer at West Point, Scriven served with infantry and artillery units before a transfer to the Signal Corps. He served as military attaché to several foreign capitals. He was elevated to his highest post and rank in early 1913, when promoted to brigadier general and chief signal officer for the entire Army. General Scriven is most associated with the Corps' development of heavier-than-air aviation and the push for increased funding and staffing for the Army's air wing. He was a founding member and first chairman of the National Advisory Committee for Aeronautics, a forerunner of NASA. *Nominated by the National Society Colonial Dames XVII Century and designated February 28, 2013.*

Wire Building

1000 Vermont Avenue NW

The Wire Building, constructed in 1949, is a twelve-story, Modern office building distinguished both for its smooth limestone walls that turn the corner in a sweeping curve and its early use of continuous bands of windows. Built by real estate developer Preston Wire, whose business offices occupied the building's second floor, it was one of the major works of the architecture firm of Aubinoe and Edwards. Erected following a two-decade-long slowdown in commercial development, the Wire Building was strikingly modern in appearance, setting a precedent for the next downtown construction boom. *Nominated by the D.C. Preservation League and designated November 1, 2012.*



HAMILTON HOTEL



WIRE BUILDING

RECOGNIZING OUR HERITAGE

Ward 4

Grace Evangelical Lutheran Church

4300 16th Street NW

Grace Evangelical Lutheran Church was established in 1876, when American-born members of Trinity German Lutheran Church founded their own English-speaking congregation and shifted affiliation to the Ohio Synod. Grace Church was an important mission church, helping establish at least three more congregations in the next half-century. In 1924, the Ohio Synod endorsed the idea of a new home for Grace Church to serve as its representative church in the national capital and a potential force on moral issues. To that end, other congregations contributed to the construction, which began in 1926 and finished two years later.

The rock-faced limestone building was designed by Rochester native J.W.C. Corbusier, a Beaux-Arts-trained church architect. It is dominated by a massive central tower and exhibits many of the characteristic details of the neo-Gothic, including lancet windows, quatrefoils, crenelation, pinnacles, and a timber-framed roof.

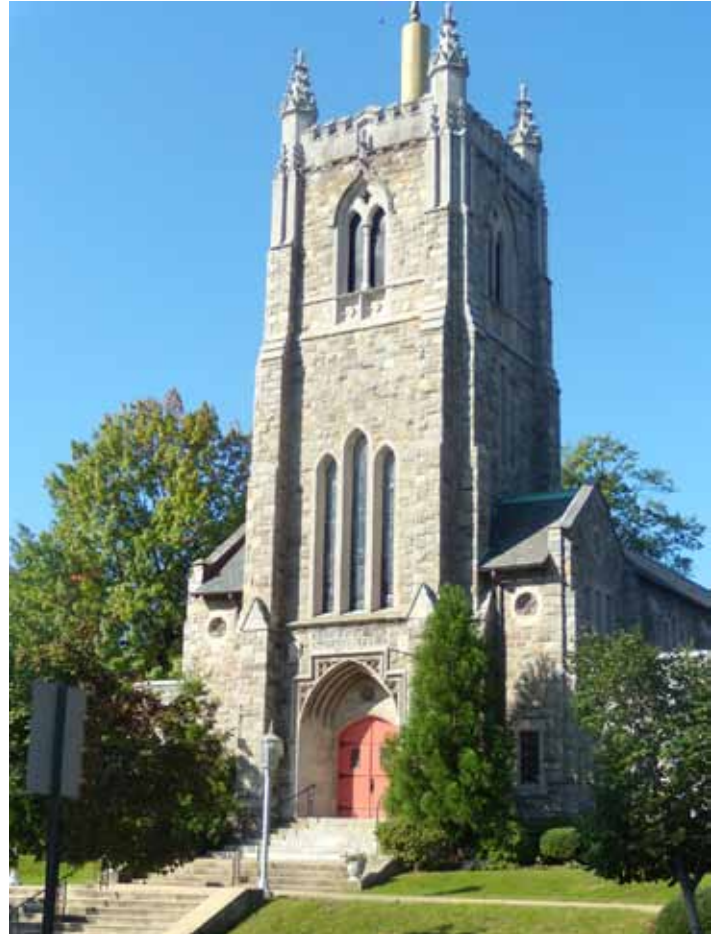
Nominated by Grace Evangelical Lutheran Church and designated on May 23, 2013.

George M. Lightfoot House

1329 Missouri Avenue, NW

The Lightfoot House is a rare survivor of a rural Brightwood community once characterized by summer and weekend estates and manors. Frederick Bex, an English-born carriage maker and inventor, contracted to have the house built in 1892. The property was located at the foot of Vinegar Hill, a community of African Americans descended from free people of color and probably from "contrabands" who found work at nearby Fort Stevens during the Civil War.

As early as 1917, Howard University professor George M. Lightfoot owned the property. Shortly after he moved to the house in 1931, Lightfoot made it a salon for national and international visitors, including giants of the African American intelligentsia: W.E.B. DuBois, Carter Woodson, Alain Locke, Arthur Schomburg, and a young Ralph Bunche. The house is a mix of High-Victorian eclecticism that includes Second Empire and Moorish flourishes and is notable for its central oriel tower. George Lightfoot died in 1947, and his descendants still live in the house. *Nominated by Carol Lightfoot Walker and designated on June 27, 2013.*



GRACE EVANGELICAL LUTHERAN CHURCH



GEORGE M. LIGHTFOOT HOUSE

Ward 5

Chapman Coal Company Stable and Garage

37-57 N Street, NW and 66-76 Hanover Place, NW

The Chapman Coal Company Stable and Garage is a collection of buildings constructed by coal dealer and developer J. Edward Chapman between 1906 and 1929. Initially a coal yard with stables, the site grew into a bustling commercial establishment with a box factory and garages. In 1912, at the cusp of the transition from the horse-drawn to automobile era, Chapman built a two-story auto garage on the site of his coal yard. In 1929, he built a one-story bus garage which incorporated portions of the stables. The Chapman site is an important representation of the rise of the automobile on the city's built environment and a relatively rare example of an early 20th-century commercial service and workshop complex. *Nominated by the DC Preservation League and designated on March 28, 2013.*

Joel Elias Spingarn Senior High School

2500 Benning Road NE

Spingarn High School was built in 1951-1952 for the education of African American students. Desegregation lawsuits of the late 1940s and early 1950s finally prodded the District to construct the building. Planned since the 1930s, its construction after the war represented an attempt to satisfy African American parents while keeping alive the "separate-but-equal" regime in the public schools. Spingarn was thus the last "black" high school Washington, and the first built in 36 years. Its opening was a major event, drawing not only its namesake's family but such luminaries as W.E.B. Du Bois, Paul Robeson and John Hope Franklin. But it was only two years later that the process of desegregation began.

Spingarn is also the last of the District's era of Classical and Colonial Revival style schools. The school's long-deferred construction coupled with its siting on a campus of earlier African American schools is probably responsible for this architectural anomaly. After the war, and under the direction of Municipal Architect Merrel Coe, the District turned to a more functionalist, modern vocabulary. *Nominated by the Kingman Park Civic Association and designated November 29, 2012.*



CHAPMAN COAL COMPANY STABLE AND GARAGE



JOEL ELIAS SPINGARN SENIOR HIGH SCHOOL

RECOGNIZING OUR HERITAGE

Ward 6

Town Center East

1001 and 1101 3rd Street NW

Town Center East is a two-building apartment complex erected in 1960-1961 within the larger Town Center Plaza superblock planned by I.M. Pei. The twin nine-story buildings designed by Pei face each other across a landscaped yard. The complex is mirrored by Town Center West on the opposite side of the original retail center.

The buildings are significant as one of Pei's first forays into the use of structural concrete as an exterior material. The slender columns and carved slab-ends render a ponderous material into a surprisingly delicate frame for the extensive glazing, so that the whole appears like an almost weightless curtain wall. The towers are unusual in their inward orientation: end-on to the major street, they give the impression of towers in a park while maximizing courtyard views and leaving no utilitarian "back-of-house" area. Main entrances reached through dual parking lots are less successful, but the interpenetration of interior and exterior spaces at the ground level is characteristic of Modernism. *Nominated by the Southwest Neighborhood Assembly and the Waterfront Tower Condo Association Board and designated June 27, 2013.*

Harbour Square

4th, O, and N Streets SW

Built between 1963 and 1966, the Harbour Square complex of apartments and townhouses was the fourth superblock completed in the Southwest Renewal Area. The buildings stand tallest at the west end, where the complex opens in a U shape to maximize views of the river, and they drop to three stories near 4th Street where they embrace and incorporate three historic landmarks: Wheat Row (1793), the Duncanson-Cranch House (1794), and the Edward Simon Lewis House (1817).

Harbour Square's principal designer was Cloethiel Woodard Smith, perhaps Washington's most prominent female architect, and the collaborator with Louis Justement on the Southwest urban renewal area plan. Harbour Square is distinctive for its site plantings and hardscape, the finest among the Southwest housing complexes and designed by the acclaimed landscape architect Dan Kiley. The buildings divide the landscape into themed gardens—an aquatic garden, tree court, and Japanese garden—and the glassy ground floors promote views from and through the buildings. *Nominated by Harbour Square Owners, Inc. and designated February 28, 2013.*



TOWN CENTER EAST

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 recognizes the historic importance of properties and ensures review of federal government undertakings that might affect 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 2013, the National Register listed 14 DC properties nominated by the SHPO.

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 75 NHLs, the District of Columbia has more of these highly significant properties than all but seven states.

NATIONAL REGISTER LISTINGS

Ward	Property	Address
1	Embassy of Mexico	2829 16th Street NW
	Maycroft Apartments	1474 Columbia Road NW
	Park View School	3570 Warder Street NW
2	Barr Building	910 17th Street NW
	Hamilton Hotel	1001 14th Street NW
	Peyser Building	1518 K Street NW
	George P. Scriven House	1300 New Hampshire Ave NW
	Civil Service Commission	1724 F Street NW
4	Wire Builing	1000 Vermont Avenue NW
	Capital Traction Car Barn	4615 14th Street NW
5	Grace Lutheran Church	4300 16th Street NW
	John M Langston School	43 P Street NW
	John F Slater School	45 P Street
6	Tiber Island	4th, 6th, M, and N Streets SW



CAPITAL TRACTION COMPANY CAR BARN

ENCOURAGING GOOD STEWARDSHIP

District Government Projects

The District of Columbia is one of the major owners and stewards of historic property in Washington. Under the DC preservation law, the SHPO advises District agencies on historic preservation concerns related to their properties and projects. This process aligns with the practices of the federal government and commercial developers. It not only protects historic resources, but also promotes sound facilities planning and efficient use of government funds.

In FY 2013, the SHPO reviewed 476 District projects, a 4% increase over the number considered in the previous fiscal year. Major reviews included:

H Street and Anacostia Streetcar Lines

Consultation with DDOT and interested parties on the proposed streetcar line along H Street NE was concluded by the execution of a Memorandum of Agreement in May 2013. As a result, DDOT will develop interpretive materials on DC's historic transit system, document Brown, Phelps, Spingarn and Young Schools to National Register standards, and carry out other mitigation including possible use of a restored or replica streetcar. Review of the proposed streetcar line through Anacostia was also completed, and will require several on-going measures to ensure compatibility with and protection of nearby historic buildings.

Saint Elizabeths Hospital, East Campus

The SHPO and Historic Preservation Review Board Office worked with the Deputy Mayor for Planning and Economic Development on the design of a contemporary, free-standing interim pavilion to provide space for community functions and food service in the campus forecourt facing Martin Luther King Jr. Avenue. An archaeological investigation of the east side of the ravine also paved the way for the construction of the much-needed DC Water tower to serve Anacostia.

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 met through consultation on facilities planning and concept design review, in coordination with other mandatory reviews of DC projects by the Commission of Fine Arts and National Capital Planning Commission.



HISTORIC IMAGE OF THE STREETCAR



SAINT ELIZABETHS, EAST CAMPUS PAVILION



DC Public Schools

The SHPO continued to work closely with DC agencies and communities on more than forty school modernization projects. Some of the more notable projects include the rehabilitation of the Jefferson Middle School Cupola and the design of additions for Hearst, Powell, Shepherd, Stuart-Hobson and Horace Mann schools. Many other school improvements, ranging from new entrance canopies, new cafeterias, replacement roofs and doors, to even the installation of bioretention ponds, were also reviewed for Langdon, McKinley, Peabody, and other schools.

Recreation Centers

As a component of a master planning effort sponsored by the Office of Planning, the SHPO assisted the project team in evaluating the potential historic significance of about 40 recreation center buildings. The SHPO also developed detailed archaeological background information for about half of the sites. Once complete, the survey – the first of its kind since 1984 – will serve as a valuable tool to help inform DPR's decisions about future treatment of its recreation centers.

Play DC

The SHPO assisted DPR and DGS on historic considerations in the plans for 32 playground renovations included in the Play DC initiative. DPR sought to honor local history and culture in developing playground components unique to each community. Each playground was designed to reflect a historical theme, event, important person, or place, and were generated through public meetings and suggestions from the residents.

HPO reviewed the projects for effects on historic buildings and archaeology, and investigations were conducted at parks where there was potential for archaeological resources. Historical information that was literally dug from the ground helped to inform the playground design process.

The Palisades playground was designed with a Native American history theme, following the history of the area that documents intensive occupation and use by Native Americans. The new playgrounds at Fort Greble and Fort Stevens reflect the Civil War history that is still evident in the remaining earthworks in those parks.



PALISADES PARK



PARK PLAN FOR FORT GREBLE IN WARD 8



GROUNDBREAKING OF FORT GREBLE

ENCOURAGING GOOD STEWARDSHIP

DC Fire Houses

With the assistance of the Historic Preservation Review Board, HPO reviewed assorted repairs at the landmark Engine Company No. 16, 1018 13th Street NW and the widening of the vehicle doors to accommodate today's larger trucks. HPO and HPRB also looked at a parking structure to serve the crew of Engine 28, the Cleveland Park firehouse.



ENGINE COMPANY NO. 16 BEFORE DOOR EXPANSION

DISTRICT GOVERNMENT PROJECTS

Lead Department or Agency	No Effect	Not Adverse	Adverse Effect	Under Review	Total
Aging	-	1	-	-	1
Chief Technology Officer	84	59	-	64	207
Courts	3	2	1	-	6
Environment	-	4	-	-	4
Fire and Emergency Medical Services	-	1	-	-	1
General Services	3	27	-	3	33
Housing Authority	10	-	-	-	10
Housing and Community Development	37	12	-	3	52
Metropolitan Police	2	-	-	-	2
Parks and Recreation	1	3	-	1	5
Planning	-	-	-	1	1
Planning/Economic Development	-	1	-	-	1
Public Library	1	1	-	-	2
Public Schools	17	26	-	1	44
Transportation	1	13	-	4	18
University of the District of Columbia	4	2	-	-	6
DC Water	3	19	1	2	25
Total FY 2013	167	170	2	79	415
FY 2012	238	153	4	62	457
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



Federal Government Projects

In its role as the State Historic Preservation Office (SHPO) 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 2013, HPO completed 562 federal agency reviews, an decrease of 4% over FY 2012. Some of the more complex projects included:

Armed Forces Retirement Home

The Home completed reconstruction of the Sherman Building tower, a true visual landmark and one of the structures in Washington most damaged in the earthquake of 2011. The SHPO reviewed masonry and iron repairs to the similarly damaged and equally historic Quarters 1 and 2.

Also completed was the new Scott Building, a long-term-care residence that replaced its hulking 1950s predecessor and reopened southern vistas from the campus core. The SHPO reviewed numerous smaller projects including the restoration of the tile roof of the Administration Building, rehabilitation of the water reservoir, tree planting, upgrade of recreational facilities, and installation of communications equipment and solar panels.



ARMED FORCES RETIREMENT HOME-WASHINGTON

Soldier's and Airmen's Home National Cemetery

The SHPO also reviewed a master plan, a design guide, and a draft programmatic agreement for operations and maintenance of the Soldiers' and Airmen's Home National Cemetery, an adjacent property associated with the Home but administered by Arlington National Cemetery.

Carter Woodson Home Rehabilitation

With the execution of a Memorandum of Agreement, the SHPO concluded consultation with the National Park Service and interested parties on the rehabilitation of the Carter G. Woodson Home National Historic Site. As a result, the home of this pivotal figure in African American history will be restored for interpretive purposes and immediately adjacent properties will be used to further the work of the organization he founded: the Association for the Study of African American Life and History.



CARTER WOODSON HOME

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.

ENCOURAGING GOOD STEWARDSHIP

DC Boundary Stones

In a joint effort with DDOT, the SHPO worked to obtain federal funding to stabilize and preserve the original boundary stones that were erected in 1792 to demarcate the limits of the new Federal City. HPO staff performed the necessary survey of current conditions and developed treatment recommendations to ensure the maximum funding would be available for critically needed work on the historic stones. The Historic Preservation Training Center of the National Park Service is slated to begin repairs in the Spring of 2014. At the same time, the Daughters of the American Revolution will provide funds to restore the protective fences which they installed around the stones in the early 1900s.



UNVEILING OF THE NORTHEAST NO. 1 MILE MARKER BOUNDARY STONE BY THE DAR, 1916



SHPO AND PARK SERVICE STAFF CONDUCTING SURVEY ASSESSMENT

Fort Lesley J. McNair

After close coordination with the SHPO, the Army put the finishing touches on the restoration of the third floor of Building 20, a former DC jail structure that houses the trial room of the conspirators in the assassination of President Lincoln. The space now houses historical exhibits related to the history of the jail, the trial, and Fort McNair.



FORT LESLEY J. MCNAIR

Walter Reed Medical Center

The Department of the Army, Advisory Council on Historic Preservation, and SHPO concluded a Programmatic Agreement protecting the portion of the historic campus to be transferred to District ownership. Under the agreement, the Army will seek historic district designation of the campus and will maintain the historic buildings before the transfer. Archaeological investigation is also underway, and the Army is developing interpretive panels for a self-guided walking tour of the campus.

Old Post Office

An extended consultation process for the proposed rehabilitation and adaptive use of the Old Post Office was completed with execution of a Programmatic Agreement that protects both interior and exterior features of the historic landmark.

Sydney Yates Building

SHPO review of GSA's tenant fit-out of the interiors of the Sidney Yates Building, including exposing original columns throughout the workspaces, raising dropped ceilings, redesigning the child care center and its entrance, and installing four clocks on each side of the notable clock tower resulted in a finding that the work would have no adverse effect on this 1879 building which is located directly across from the Washington Monument.



SYDNEY YATES BUILDING (PHOTO COURTESY OF PHOTO DU JOUR)

FEDERAL GOVERNMENT PROJECTS

Lead Department or Agency	No Effect	Not Adverse	Adverse Effect	Under Review	Total
Agriculture	-	2	-	2	4
Armed Forces Retirement Home	-	8	-	1	9
Commerce	85	59	-	64	208
Defense:					
Army	1	28	-	2	31
Marines	-	1	-	1	2
National Guard	-	5	-	-	5
Navy	1	47	-	4	52
EPA	-	3	-	-	3
FCC	2	28	1	3	34
FDIC	1	-	-	-	1
Federal Reserve	-	-	-	1	1
General Services	-	16	1	1	18
Homeland Security	-	12	-	-	12
Housing and Urban Development	42	26	-	6	74
Naitonal Archives	-	1	-	-	1
National Park Service	-	19	1	9	29
National Capital Planning Commission	-	2	-	-	2
National Endowment for the Humanities	1	-	-	-	1
Postal Service	1	-	-	-	1
Smithsonian	-	4	-	-	4
State	-	-	-	1	1
Transportation:					
Aviation	-	1	-	-	1
Railroad	-	3	1	1	5
Transit	-	3	-	1	4
Highway	1	9	-	3	13
Treasury	2	1	-	-	3
Total FY 2013	137	278	4	100	519
FY 2012	226	288	7	63	584
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 also encourages the adaptation of historic properties for current use.

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.

In FY 2013, the Board held 19 public meetings. Some of the more important cases were:

Ward 1

1300 U Street, NW

The Review Board approved conceptual plans for construction of a classical, traditionally-styled eight story apartment building with ground level retail at a site atop the U Street Metro.

2200 14th Street, NW

HPRB approved construction of a six-story apartment building that will incorporate a restored two-story building. The massing of the new construction was modulated specifically to relate to the varied heights surrounding the site.

Bond Bread Bakery and Central Bus Garage

As part of a proposed redevelopment for the Howard Town Center project on Georgia Avenue, HPRB found the proposed partial demolition of these distinctive industrial buildings to be inconsistent with the preservation act, and suggested an alternative design solution that would retain more of the buildings as part of the retail and residential redevelopment.

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.



1300 U STREET, NW



2200 14TH STREET, NW



Ward 2

Equitable Cooperative Building Association

The Review Board approved a five-story addition set well to the rear of this landmark bank building, finding that it was compatible with the established cityscape behind and surrounding the structure.

Union Trust Company

HPRB approved a plan to convert this former bank into retail and restaurant use, with appropriate site alterations for an outdoor café and signage.

1745-1755 N Street, NW

HPRB approved concept plans for restoration of five mansion townhouses, including retention of many of their intact interior spaces, and construction of a six-story addition in the Dupont Circle Historic District for residential use.

Spencer Carriage House and Stable

The Review Board approved rehabilitation and conversion of this landmark, an unusual two-story carriage house at 2123 Twining Court, NW, for single-family residential use.



SPENCER CARRIAGE HOUSE AND STABLE

McCormick Apartments, 1785 Massachusetts Avenue, NW

HPRB approved a conceptual plan for restoring this distinctive Beaux-Arts building, a National Historic Landmark. The project will include sensitive updates to provide for modern mechanical needs and accessible barrier-free entry.

George Washington/West End Historic District

HPRB approved a concept plan that would renovate, combine and add to three 1920s apartment buildings for use as a new GWU dormitory in this proposed historic district.

Ward 3

Rosedale

HPRB reviewed and approved two separate concept proposals for construction of a single family house at this last remaining parcel at Rosedale, a landmark 18th century farmstead in Cleveland Park.



Wardman Tower, 2600 Woodley Road, NW

As part of a proposal to convert this hotel tower into residences, HPRB approved conceptual landscape plans, including driveway and walkway paving, a below-grade garage, and other alterations as compatible with the character of the landmark.

2852 Connecticut Avenue, NW:

Based on its context surrounded by large apartment buildings, HPRB approved a concept proposal for a five-story rear addition to a rowhouse in the Woodley Park Historic District for conversion to condominiums.

Ward 4

7051 Spring Place, NW

After conducting several reviews, the Review Board approved a concept plan for the construction of two contemporary apartment buildings in the Takoma Park Historic District on a vacant site.

Takoma Theater

HPRB approved the concept design for adapting this former neighborhood theater to residential and retail use to be compatible with the character of the historic district.

PROMOTING HIGH QUALITY REINVESTMENT

Ward 5

Spingarn High School

The Review Board undertook several reviews for the siting and design of a proposed street car barn on the Spingarn High School campus. The Board required substantial redesign to ensure that the new building minimized adverse effects on the property's open space, and for the new building to convey a sufficiently civic character for the new structure that would relate to the quality of the campus.

Hecht Company Warehouse

HPRB approved concept plans for the restoration of this dramatic Art Deco warehouse for conversion to retail and residential use. The project will include in-kind replication of the building's distinctive glass block and recreation of the original storefronts, as well as construction of an adjacent structure to house additional retail and parking.



HECHT COMPANY WAREHOUSE

McMillan Reservoir Sand Filtration Site

HPRB spent considerable time reviewing two separate proposals for this landmark engineering site. The Board advised the Mayor's Agent that the proposed demolition of two of the below-grade sand filtration cells by DC Water for the construction of a storm water management tunnel would result in the loss of important character-defining features, but that the loss could be substantially mitigated by recreating the site's distinctive original topography upon completion. The Mayor's Agent subsequently approved the project as one of special merit.

In separate series of hearings with substantial community input, the Board determined that the proposed redevelopment of the McMillan site for reuse as a 6-acre park, with community center building, rowhouses, a grocery store, apartment buildings and office buildings will result in substantial demolition that will require review by the Mayor's Agent. The Board concluded that the master plan and conceptual building designs would retain and result in the restoration of many important character-defining features of the property, and that the new construction was cohesive and consistent with the character of the site.



MCMILLAN RESERVOIR SAND FILTRATION SITE



Ward 6

Randall Junior High School

HPRB conducted several conceptual reviews for the conversion of this former public school into a museum for contemporary art, an educational facility, a restaurant, and construction of three residential towers behind the building. While the project would result in the rehabilitation of the original portions of the school, it would result in some demolition that will require additional review and approval by the Mayor's Agent as a project of special merit.

Uline Arena and Icehouse

The Review Board approved a conceptual design for conversion of the former ice house (and later, Washington Coliseum) to retail and office use. The project includes retention of the distinctive curved concrete roof and new storefront and upper level windows on portions of the building.

7th and L Streets, NW (Mount Vernon Square Historic District)

HPRB gave final conceptual approval to a project that will result in the restoration of a dozen historic commercial buildings along New York Avenue, 7th and L Streets, and construction of a contemporary office building in the middle of the block.

Town Center East

After requesting some revisions and refinements to the architectural and landscape plans, HPRB approved a conceptual plan for construction of two residential buildings in former parking lots adjacent to these two I.M. Pei-designed modernist towers at 1001 and 1101 3rd Street SW.

Edmonds School

The Board undertook several reviews and approved a concept plan for converting the former Edmonds School on Capitol Hill into market-rate housing.

208-236 Massachusetts Avenue/420-430 3rd Street, NE

HPRB approved a concept proposal in the Capitol Hill Historic District that will include renovation of several historic rowhouses and a 1920s apartment building, and construction of new townhouses.

Ward 8

Saint Elizabeths Hospital Historic District

HPRB undertook several reviews and ultimately approved the design of an open-air food pavilion and viewing platform on the grounds of the campus. The Board's review focused on ensuring that the pavilion's siting did not obscure views of important buildings on the Maple Quadrangle.

ULINE ARENA AND ICEHOUSE



PROMOTING HIGH QUALITY REINVESTMENT

Public Hearings by the Mayor's Agent

If the Historic Preservation Review Board recommends denial of a permit application, the 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. These hearings are not appeals, but are rather opportunities for the government to consider other economic, planning, and community considerations beyond HPRB's limited historic preservation purview.

During FY 2013, the Mayor's Agent held a hearing on a single case and approved the application.

McMillan Park Reservoir

The Mayor's Agent approved an application to demolish two of the below-grade filtration cells at McMillan Park Reservoir, in order to construct a storm water and sewer outflow tunnel within 1st Street NW to address flooding and sewer backups in Bloomingdale and LeDroit Park. *Hearing April 5, 2013; Decision issued April 10, 2013.*



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.



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 “over the counter” by the HPO staff. HPO also reviews subdivision and raze applications citywide. To expedite reviews and ensure continuous customer service on a walk-in basis, an HPO staff member is assigned to DCRA’s one-stop permit processing center during all business hours.

During FY 2013, HPO reviewed more than 4,400 permits and related applications on an expedited basis, representing 96% of 4,708 total applications—typically with a turnaround time of a few minutes to a few days. Compared to FY 2012, this is a slight decrease in the number of permits reviewed.

PERMIT REVIEWS BY TYPE

Application Type	HPO	HPRB	Mayor's Agent
Alteration (includes additions)	2672	C: 53 A: 73	0
New Construction	87	C: 7 A: 55	0
Public Space	109	C: 0 A: 0	0
Demolition/Raze	129	C: 0 A: 11	1
Subdivision	216	C: 0 A: 3	0
Other *	1495	C: 0 A: 1	0
TOTAL FY 2013	4708 (96%)	203	1
FY 2012	4941 (96%)	158	4
FY 2011	4327 (97%)	117	0
FY 2010	4253 (98%)	102	4
FY 2009	3498 (97%)	110	3
FY 2008	4265 (94%)	272	4
FY 2007	4187 (90%)	479	5

C = Consent Calendar A = Agenda

* Change of use permits, permit revisions, temporary work, and work confirmed to be interior only



Expedited review of “green” projects

Every year DC sees more projects that integrate sustainable solutions and historic preservation. In FY 2012, HPO reviewed and approved 57 solar panel installations in historic districts throughout the city. These projects promote sustainability while maintaining compatibility with the character of historic properties.

PROMOTING HIGH QUALITY REINVESTMENT

PERMIT REVIEWS BY HISTORIC DISTRICT

Ward	Historic District or Category	FY 2013		FY 2012	
		#	%	#	%
8	Anacostia	59	1.2	59	1.2
2	Blagden Alley/Naylor Court	14	0.3	16	0.3
6	Capitol Hill	890	18.9	883	17.9
3	Cleveland Park	126	2.7	136	2.8
2/6	Downtown	73	1.6	71	1.4
2	Dupont Circle	242	5.1	201	4.1
2	Fifteenth Street Financial	33	0.7	17	0.3
2	Foggy Bottom	5	0.1	14	0.3
2	Fourteenth Street	105	2.2	128	2.6
3	Foxhall Village	49	1	41	0.8
5	Gallaudet	6	0.1	2	0
2	Georgetown	747	15.9	735	14.9
3	Grant Road	1	0	1	0
3	Immaculata Seminary	1	0		
1	Kalorama Triangle	62	1.3	63	1.3
2	Lafayette Square	6	0.1	1	0
1	LeDroit Park	66	1.4	78	1.6
2	Logan Circle	13	0.3	10	0.2
4	Majorie Webster School	2	0		
2/3	Massachusetts Avenue	21	0.4	22	0.4
1	Mount Pleasant	180	3.8	173	3.5
2/5/6	Mount Vernon Square	75	1.6	76	1.5
6	Mount Vernon Triangle	9	0.2	14	0.3
6	Navy Yard	8	0.2	5	0.1
2/6	Pennsylvania Avenue	68	1.4	87	1.8
8	Saint Elizabeths	2	0	1	0
2	Shaw	90	1.9	92	1.9
2	Sheridan-Kalorama	75	1.6	91	1.8
1/2	Sixteenth Street	29	0.6	47	1
1/2	Strivers Section	21	0.4	31	0.6
4	Takoma Park	23	0.5	22	0.4
1/2	U Street	243	5.2	283	5.7
1	Washington Heights	66	1.4	366	7.4
1/3	Woodley Park	64	1.4	38	0.8
all	Historic Landmarks	209	4.4	202	4.1
all	D.C. Government Properties	311	6.6	324	6.6
all	Commission of Fine Arts	303	6.4	350	7.1
all	Non-Historic Clearances	411	8.7	261	5.3
TOTAL FY 2013		4708	100%	4941	100%
FY 2011		4444			
FY 2010		4355			
FY 2009		3608			

Preservation Tax Incentives

Federal preservation tax credits remain an important incentive for local reinvestment in historic buildings. The SHPO promotes the use of these credits by helping property owners to obtain the required National Register listing and National Park Service approval for their rehabilitation plans.

During FY 2013, the SHPO received one new certification application, for review of the proposed rehabilitation of the Watergate Hotel. The SHPO recommended final certification of two other projects, and recommended denial of one project that did not meet the required standards.

The SHPO also recommended 5 properties as eligible for an easement donation or rehabilitation credits.

APPLICATIONS FOR CERTIFIED REHABILITATION

Preliminary Certification of Construction		Amount
Total FY 2013	Watergate Hotel	\$ 80,000,000
Total FY 2012		\$ 28,132,000
Total FY 2011		\$ 22,600,000
Total FY 2010		\$ 14,826,152
Total FY 2009		\$ 29,400,000
Total FY 2008		\$ 34,900,000

CERTIFIED REHABILITATION PROJECTS

FINAL CERTIFICATION OF COMPLETED CONSTRUCTION		
Mayfair Mansions	3743-3817 Jay Street NE	\$ 21,449,595
Old Engine Co. 6	438 Massachusetts Ave NW	\$ 933,112
Total FY 2013		\$ 22,382,707
Total FY 2012		\$ 14,846,000
Total FY 2011		\$ 17,363,000
Total FY 2010		\$ 40,827,000
Total FY 2009		\$ 89,700,000
Total FY 2008		\$ 89,500,000

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 reviewed by the SHPO and certified by the National Park Service. The value of the credit is critical to the economic feasibility of many preservation projects.



MAYFAIR MANSIONS

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 review by the SHPO and certification by the 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.

PROMOTING HIGH QUALITY REINVESTMENT

Affordable Housing Projects

The District of Columbia has a dwindling supply of large historic commercial and industrial buildings in need of rehabilitation, but there are many apartment buildings eligible for historic designation and in need of reinvestment. These buildings constitute an important renewable 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. Affordable housing projects have become the major beneficiaries of the federal preservation credits in the District. Over the last 10 years, affordable projects have leveraged more than \$41 million in federal support through the use of these credits.

During FY 2013, 99 affordable housing units were under rehabilitation and 140 net new affordable units were being produced with the 20% federal preservation tax credit. Some of these buildings were designated as historic at the request of developers seeking to use the credits.



SAINT DENNIS APARTMENTS, MOUNT PLEASANT NEIGHBORHOOD

AFFORDABLE HOUSING PROJECTS

FY Certified	Project	Location	Date of Historic Designation	Rehabilitated Affordable Units	Net New Affordable Units	Certified Costs (\$)	Federal 20% Subsidy (\$)
Active	Monsignor Romero Apts	Mount Pleasant	1986	0	63		
Active	Whitelaw Hotel	U Street	1992	35	0		
Active	MM Washington School	Mid North Capitol	2010	0	78		
Active	The Maycroft	Columbia Heights	2011	64	(1)		
2013	Dahlgreen Courts	Brookland	2010	0	96	14,170,000	2,834,000
2013	Mayfair Mansions (Phase II)	Kenilworth	1989	160	0	21,450,000	4,290,000
2012	Saint Dennis Apartments	Mount Pleasant	1986	0	32	5,306,000	1,061,200
2011	Webster Gardens	Petworth	2008	0	47	7,700,000	1,540,000
2011	Fort Stevens Apartments	Brightwood	2010	0	62	8,800,000	1,760,000
2011	The Euclid	Adams Morgan	2009	47	(12)	9,779,000	1,955,800
2011	The Sorrento	Adams Morgan	2006	23	(8)	7,585,000	1,517,000
2010	Mayfair Mansions (Phase I)	Mayfair/Parkside	1989	409	2	40,636,000	8,127,200
2009	The Cavalier	Columbia Heights	2007	0	230	23,488,000	4,697,600
2009	Wardman Row	Fourteenth Street	1983	124	0	9,723,000	1,944,600
2005	The Olympia	Columbia Heights	2002	54	26	14,039,000	2,807,800
2004	Clifton Terrace	Columbia Heights	2001	152	32	30,695,000	6,139,000
2004	Trinity Towers	Columbia Heights	2001	122	0	9,427,000	1,885,400
2003	Meridian Manor	Columbia Heights	2001	0	34	3,922,000	784,400
Total				1,190	681	206,720,000	41,344,000

PROTECTING HISTORIC ASSETS

Property Maintenance

An attractive, well-maintained environment helps to build strong communities, and the historic preservation program supports this objective by monitoring major property deterioration. HPO works directly with communities and neighborhood organizations to keep deterioration from turning into blight. HPO coordinates 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 with enforcement action when necessary. To address egregious cases of neglect, HPO also joins in coordinated enforcement action with DCRA and the Board for the Condemnation of Insanitary Buildings.

Two notable cases from FY 2013 are illustrated here. In the Mount Vernon Triangle Historic District, HPO required the owner of a mid-century modern retail building to stabilize the painted facade panels in order to preserve one of the city's last examples of multi-colored concrete mosaic signage by noted artisan John J. Earley for restoration with future development. Nearby in the Mount Vernon Square Historic District, HPO action led to rehabilitation of a long-standing neighborhood eyesore.



923-925 5TH STREET, NW (MOUNT VERNON TRIANGLE HD)



1238 NEW JERSEY AVENUE, NW (MOUNT VERNON SQUARE HD)

PROTECTING HISTORIC ASSETS

Inspections and Compliance

The Historic Preservation Office 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 2013, HPO inspectors conducted 440 inspections, and took 169 enforcement actions. This represents a 14% increase in enforcement activity compared with FY 2012.

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 100 tickets and stop work orders issued by HPO in FY 2013 resulted in a total of \$185,000 in fines. Fines may be suspended, reduced or compounded through adjudication by the Office of Administrative Hearings. After these adjustments, the amount of fines was reduced to \$92,150. HPO collected \$54,800 in fines and lien payments from FY 2013 and previous years. Nine liens totaling \$35,000 were placed on properties for non-payment of fines, and \$20,462 in liens were paid and the liens discharged.

Demolition by Neglect

If serious building deterioration occurs when property owners fail to maintain historic property, the Historic Preservation Office can pursue progressive enforcement measures through both administrative systems and the courts. Most cases can be resolved through violation notices and fines, or through additional action by the Board for the Condemnation of Insanitary Buildings, which includes an HPO representative. The classification of deteriorated property as blighted, and consequent increase in the property tax rate, is also a very effective tool for encouraging owners to make repairs.

As a last resort when efforts to obtain voluntary compliance fail, HPO and the Office of the Attorney General may take further action to obtain a court order to compel compliance under the demolition by neglect provisions of the preservation law. This action of last resort was not used during FY 2013.

Demolition by neglect efforts in FY 2013 did not require HPO to draw from the Historic Landmark and 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 AND DISTRICT PROTECTION FUND

Beginning Balance (10/1/12)	Service	\$50,187
Revenues	Assessments and collections	\$77,312
Expense (to HPRB members)	Meeting stipends	\$21,421
Expense (to DC Office of Zoning)	Video broadcast of HPRB meetings	\$21,120
Expense (to Court Reporters)	HPRB and Mayor's Agent transcripts	\$15,397
Expense (to Mayor's Agent Hearing Officer)	Mayor's Agent Hearing Officer services	\$5,000
Ending Balance (9/30/13)		\$64,561

INSPECTIONS AND COMPLIANCE

Ward	Historic District	Inspections	Stop Work	Violations	Infractions
8	Anacostia	26	6	3	1
2	Blagden Alley/Naylor Court	5	1	1	-
6	Capitol Hill	99	19	13	6
3	Cleveland Park	6	2	1	-
2	Downtown	-	-	-	-
2	Dupont Circle	18	4	1	-
2	Fifteenth Street Financial	-	-	-	-
2	Foggy Bottom	3	-	-	-
2	Fourteenth Street	12	-	4	1
3	Foxhall Village	13	6	-	-
2	Georgetown	73	7	7	4
3	Grant Road	-	-	-	-
1	Kalorama Triangle	2	-	-	-
2	Lafayette Square	-	-	-	-
1	LeDroit Park	9	1	-	-
2	Logan Circle	1	-	-	-
2/3	Massachusetts Avenue	1	-	1	-
1	Mount Pleasant	41	7	1	8
6/5	Mount Vernon Square	24	3	2	3
6	Mount Vernon Triangle	7	-	3	3
2	Pennsylvania Avenue	1	-	-	1
2/6	Shaw	17	1	2	1
2	Sheridan Kalorama	5	3	-	-
2/1	Sixteenth Street	-	-	-	-
2/1	Strivers Section	1	1	-	-
4	Takoma Park	5	1	1	1
1/2/6	U Street	32	3	3	2
1	Washington Heights	9	-	1	1
3	Woodley Park	1	-	-	-
ALL	Historic Landmarks	6	-	-	1
Total FY 2013		424	65	45	35
FY 2012		440	85	57	27
FY 2011		387	74	20	59
FY 2010		422	89	40	66
FY 2009		694	106	103	44
FY 2008		946	107	96	40

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 10th annual District of Columbia Awards for Excellence in Historic Preservation took place in May 2013, attended by 500 guests at the National Academy of Sciences in its newly restored historic building on Constitution Avenue.

The award recipients were:

Ann Hughes Hargrove

Individual Lifetime Achievement Award

The Howard Theatre

Historic Preservation Review Board Chairman's Award

Marshall Moya Design
Martinez+Johnson Architecture PC
Ellis Development Group
Howard Theatre Restoration
EHT Traceries

National Academy of Sciences, 2101 Constitution Ave, NW

State Historic Preservation Officer's Award

Quinn Evans Architects
National Academy of Sciences
The Christman Company
Gilbane Building Company
Robert Silman Associates
Mueller Associates

John D. Bellingham, FRICS, FCIQB, FAIC, CEnv

Volunteerism and Community Involvement

Achievement Awards

War of 1812 Archaeology Projects

Archaeology Award

U.S. Reservation 520

Benjamin Harrison Society, Acquetta Anderson
Dr. Noel Broadbent
National Park Service
Department of Agriculture

Eastern Avenue Extended

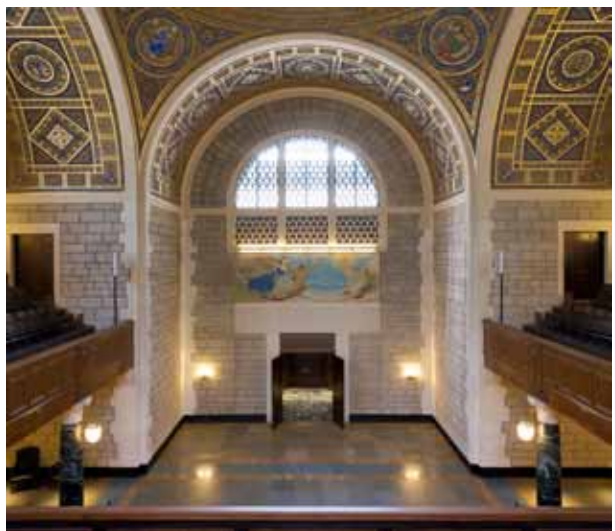
Smithsonian Institution, Dr. Noel Broadbent
Maryland Highway Administration, Richard Ervin
American Battlefield Protection Program



ANN HUGHES HARGROVE



HOWARD THEATER



NATIONAL ACADEMY OF SCIENCES

The Clara, 301 M Street

Stewardship Award

Bob and Susan Meehan

Meridian International Center, 1630 Crescent Place, NW

Stewardship Award

Meridian International Center

Archetype

KEG, LLC

Clayborne Decorators

Solid Rock Company

The Conway Corporation

Annual Conference on DC Historical Studies

Education Award

The Conference Committee

Design and Construction Awards

Brownley Building

Shalom Baranes Associates, PC

Douglas Development Corporation

EHT Traceries

Mount Vernon Place United Methodist Church/ 901 K Street, NW / 900 Massachusetts Avenue

SmithgroupJJR

Mount Vernon Place United Methodist Church

Carr Properties

Embassy of the Republic of Argentina

Morrison Architects

The Republic of Argentina

Monarc Construction

O and P Streets Rehabilitation Project, Georgetown

DC Division, Federal Highway Administration

District Department of Transportation

The Temple Group

Capitol Paving of D.C.

Bullock Construction

Peirce Mill

Friends of Peirce Mill

National Park Service, Rock Creek Park

Gus Kiorpes

John O'Rourke

Stephen Ortado



THE CLARA



BROWNLEY BUILDING



O & P STREETS REHABILITATION PROJECT



PEIRCE MILL

RECOGNIZING EXCELLENCE



HISTORIC PRESERVATION REVIEW BOARD

Gretchen Pfahler, Architectural Historian, Chair
Rauzia Ally Architect
Andrew Aurbach Historian
Maria Casarella Architect
Graham Davidson Architect
Nancy Metzger Public Member
Robert Sonderman Archaeologist
Joseph E. Taylor Architect
Charles Wilson Public Member



OFFICE OF PLANNING

Rosalynn Hughey Interim Director
Jennifer Steingasser Deputy Director for
Development Review and Historic Preservation



HISTORIC PRESERVATION OFFICE

David Maloney State Historic Preservation Officer
Stephen Callcott Deputy Preservation Officer
Anne Brockett Architectural Historian
Toni Cherry Senior Enforcement Officer
Joyetta Delaney Administrative Assistant
Timothy Dennée Architectural Historian
Kim Elliott Architect
Patsy Fletcher Community Outreach Coordinator
Keith Lambert Enforcement Officer
C. Andrew Lewis Senior Preservation Specialist
J. Brendan Meyer Preservation Specialist
Frances McMillen Preservation Specialist
Amanda Molson Preservation Specialist
Chardé Reid Archaeology Assistant
Ruth Trocolli Archaeologist
Kim Prothro Williams Architectural Historian
Bruce Yarnall Operations and Grants Manager





7TH STREET STOREFRONT RESTORATION, SHAW NEIGHBORHOOD

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.

