

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
HISTORIC PRESERVATION REVIEW BOARD



**HPRB ACTIONS**  
**February 24 and March 3, 2022**

The Historic Preservation Review Board met and considered the cases listed below.

**FEBRUARY 24 AGENDA**

Present for the meeting were: Marnique Heath, Chair; Andrew Aurbach, Carisa Stanley Beatty, Matt Bell, Linda Greene, Outerbridge Horsey, Sandra Jowers-Barber and Gretchen Pfaehler.

Absent: Alexandra Jones.

**HISTORIC LANDMARK NOMINATION HEARINGS**

Buzzard Point Power Plant, 1930 1<sup>st</sup> Street SW, Case 16-09.

*The Board designated PEPCO's Buzzard Point Power Plant a historic landmark to be entered in the D.C. Inventory of Historic Sites, and further recommended that the nomination be forwarded to the National Register of Historic Places for listing as of local significance and with a period of significance of 1933 to 1945. The Board confirmed a northern boundary at the north line of U Street (a revised boundary map to be submitted to the Board). The Board also confirmed that its determination of three contributing buildings excludes the plant's equipment, inside and out. The Board requested that the nomination be revised to include more context on the property, through and beyond the period of significance, especially capturing the plant's physical expansion. Vote: 8-0.*

Seafarers Yacht Club, 1950 M Street SE, Case 22-02.

*The Board designated the Seafarers Yacht Club, 1950 M Street SE, a historic landmark to be entered in the D.C. Inventory of Historic Sites, and further recommended that the nomination be forwarded to the National Register of Historic Places for listing as of local significance. The Seafarers Yacht Club was determined eligible under National Register criterion A and District of Columbia criterion b for its historic significance. Vote: 8-0.*

**HISTORIC LANDMARK**

Wardman Park Hotel, 2660 Woodley Road NW, HPA 22-146, concept/demolish 1970s hotel, construct two apartment buildings.

*The Board expressed their support for the building mass and site plan but cited the extent of glazing on Building A, the irregular ends of the buildings facing Woodley Road, and the landscaping fronting Woodley Road as areas that should be revised in order to improve their compatibility with the landmark. The Board deferred taking a formal action and vote in order to allow the ANC and community further opportunity to understand and provide comments on the design compatibility of the proposed project.*

**KINGMAN PARK HISTORIC DISTRICT**

Triangle Park bounded by D Street, 21<sup>st</sup> Street, and Oklahoma Avenue NE, HPA 21-435, revised concept to for an art installation with benches and historical thresholds.

*The Board found the revised scheme compatible with the character of Kingman Park and meets the Kingman Park Historic District Design Guidelines. In recognition of the value of the hisotircal component of the project, the Board encouraged the community to move past divisions of the two neighborhood groups (FOKP and KPCA) and*

*to collaborate on the content of the historical thresholds. The Board approved the project and delegated any further review to staff. Vote: 6-0-1 (Horsey abstained).*

**WALTER REED ARMY MEDICAL CENTER HISTORIC DISTRICT**

1000 Main Drive NW, HPA 21-499, revised concept/subdivision and construction of townhouses and flats. *The Board approved the subdivision and the project in concept, with design development to return to the Board, on the condition that the applicant to address adequately the points raised in the staff report and by the Board. The Board added that the rows be more unified in their masonry; that the applicant consider flipping the stair within the Fern Street houses so that the end walls can be regularized; that the Fern Street porch columns be refined and deeper porches be considered; and that the Georgia Avenue building façade be improved. Vote: 8-0.*

**TAKOMA PARK HISTORIC DISTRICT**

6928 Maple Street NW, HPA 21-556, concept/relocate existing house on lot, construct five story residential building.

*The Board did not take a vote on the project but expressed its concern that the relationship of the relocated house to the new construction was not compatible as designed. The Board asked the applicant to restudy the proposal and return for further review when ready.*

**MARCH 3 AGENDA**

Present for the meeting were: Marnique Heath, Chair; Andrew Aurbach, Carisa Stanley Beatty, Matt Bell, Linda Greene, Outerbridge Horsey, Alexandra Jones, Sandra Jowers- Barber and Gretchen Pfaehler.

**CLEVELAND PARK HISTORIC DISTRICT**

3300 Newark Street NW, HPA 22-147, permit/install pool, terrace, batting cage and fencing.

*The Board found the proposed pool to be incompatible with the sloping topography and naturalistic character of the ravine, reiterating that this topographical feature is an important character-defining feature of the Cleveland Park Historic District. The Board took no action on the proposed batting cage and sports court, as the applicant had already removed those from the proposal, but found the proposed naturalistic landscape plan to be compatible. Vote: 9-0.*

**ANACOSTIA HISTORIC DISTRICT**

1201-1215 Good Hope Road SE, HPA 22-148, permit/signage.

*The Board found the proposed sign to be incompatible and recommended the applicant study either a flat sign on the two primary elevations mounted between the second and third story windows or a more artistically designed and more monumental sign at the corner. Vote: 9-0*

1231 Good Hope Road SE, HPA 22-149, concept/add two stories plus penthouse to existing one-story building. *The Board found the general concept for a two-story roof addition to be supportable but that additional design work is needed. It was recommended that the front setback be increased and the height of the floors be lowered to reduce the apparent size of the addition relative to the underlying building, and that the extent of glazing be increased and the materials and articulation of the addition continue to be studied to lighten the addition's visual weight and relate it more closely to the character of this building. The project should return to the Board for further review when appropriate. No vote taken (Heath abstained).*

**CAPITOL HILL HISTORIC DISTRICT**

528 4<sup>th</sup> Street SE, HPA 22-145, permit/replace siding with Hardi siding.

*The Board found the proposed use of Hardi siding to be incompatible, except on the secondary rear wing, and that the siding and window trim material for the front and side elevations be wood. Vote: 7-0.*

**CONSENT CALENDAR**

The Consent Calendar was approved by a vote of 7-0.

**ANACOSTIA HISTORIC DISTRICT**

1600 U Street SE, HPA 22-143, concept/new construction of two-story house.

*Correction to staff report: The architect is bld.us not Becker Architect*

**CAPITOL HILL HISTORIC DISTRICT**

912 G Street SE, HPA 22-085, concept/add roof deck to garage.

739 12<sup>th</sup> Street SE, HPA 22-137, permit/two-story rear addition.

638 East Capitol Street NE, HPA 22-092, concept/two-story rear addition and garage alterations.

**CLEVELAND PARK HISTORIC DISTRICT**

3506 34<sup>th</sup> Street NW, HPA 22-139, concept/rear dormer.

~~3519 Lowell Street NW, HPA 22-141, concept/two-story garage. [deferred at the request of the applicant]~~

**14<sup>TH</sup> STREET HISTORIC DISTRICT**

1319 R Street NW, HPA 22-084, concept/demolish existing three-story structure; construct new three-story plus cellar building.

1455-69 Church Street NW, HPA 22-140, concept/construct six-story apartment building incorporating three historic buildings.

**SHAW HISTORIC DISTRICT**

1319 11<sup>th</sup> Street NW, HPA 22-138, concept/demolish non-contributing building, build four-story rowhouse.

**U STREET HISTORIC DISTRICT**

1431 Swann Street NW, HPA 22-142, concept/three story rear and roof addition.

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