

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
HISTORIC PRESERVATION REVIEW BOARD



**HPRB ACTIONS**  
**December 18, 2014**

The Historic Preservation Review Board met and considered the following items on December 18, 2014. Present: Gretchen Pfaehler (Chair), Rauzia Ally, Andrew Aurbach, Maria Casarella, Graham Davidson, Nancy Metzger, Robert Sonderman, Joseph Taylor, and Charles Wilson.

**AGENDA**

**HISTORIC DESIGNATION HEARINGS**

Hill Building, 839 17<sup>th</sup> (1636 I) Street NW, Case #11-06.

The Board designated the Hill Building at 1729 H Street NW a landmark for listing in the D.C. Inventory of Historic Sites, and recommended that the nomination be forwarded to the National Register of Historic Places for listing at the local level of significance. Vote: 9-0.

Editors Building, 1729 H Street NW, Case #13-02.

The Board deferred taking action on the designation of the former office building known as the Editors Building at 1729 H Street NW (now the Hampton Inn Washington D.C./White House) in order to allow time for the staff and applicant to discuss the designation further with the owner and to revise the nomination to address interior description, stylistic attribution, and period of significance. The case will be taken up at an HPRB hearing in the near future.

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

1618 14<sup>th</sup> Street NW, HPA 15-064, demolition.

The Board concurred that the property's structural integrity had been severely compromised but found that demolition was not consistent with the act and it should be remain classified as a contributing building to the historic district. A plan for repair and reconstruction, including documentation on the original storefront, should be prepared. Vote: 7-2.

**ANACOSTIA HISTORIC DISTRICT**

1234 W Street SE, HPA 15-098, concept/construction of four-story school.

The applicant withdrew the concept but may submit a revised concept.

**MOUNT PLEASANT HISTORIC DISTRICT**

1815 Lamont Street NW, HPA 15-004, revised concept/three-story rear addition.

The approve the concept and delegated further review to staff on the condition that the brick and siding on the rear elevation return around the sides of the addition. Vote: 8-0 (Wilson absent).

**MOUNT VERNON SQUARE HISTORIC DISTRICT**

448 Ridge Street NW, HPA 15-061, concept/four three-story rowhouses.

The Board approved the concept for four three-story rowhouses 448 Ridge Street NW as compatible with the character of the historic district, consistent with the purpose of the preservation act, and that it should return to the Board for final approval after adjusting the setback of the third floor of the front buildings farther back. Vote: 5-3 (Wilson absent).

**U STREET HISTORIC DISTRICT**

1918 11<sup>th</sup> Street NW, HPA 15-168, four-story rear and roof addition.

The Board found the proposed concept generally compatible with the character of the historic district with the condition that a mockup be erected to ensure non-visibility of the roof equipment, including mechanical equipment, that the meters be located under the stair, that the window well be reduced in size, and that there is no change to the grade. Vote: 8-0 (Wilson absent).

~~1826 15<sup>th</sup> Street NW, HPA 15-094, roof addition and new garage~~  
*[deferred at the request of the applicant]*

1432 Swann Street NW, HPA 15-093, roof addition.

The Board found the concept compatible with historic district with the conditions that the addition is not visible and is designed to have more of an attic story aesthetic. Vote: 5-2 (Ally recused; Wilson absent).

**CAPITOL HILL HISTORIC DISTRICT**

429 12<sup>th</sup> Street SE Rear, HPA 14-624, concept/second-story addition to one-story garage.

The Board found the concept compatible with the Capitol Hill historic district and directed the applicant to work with staff to simplify the detailing, and study pulling back the northwest railing. The Board delegated final approval to staff. Vote: 8-0 (Wilson absent).

1013-1015 E Street SE, HPA 14-720 and 14-721, concept/alterations and rear additions.

The Board found the concept and subdivision (lot combination) to be incompatible with the Capitol Hill historic district. Vote: 6-2 (Wilson absent).

**CONSENT CALENDAR**

The Board approved the following items on the consent calendar on December 18 by a vote of 9-0.

**HISTORIC LANDMARKS**

Real Estate Trust Company, 1333-1343 H Street NW, HPA 14-652, revised concept/alteration of non-contributing addition.

*The Board conditioned its approval of the revised concept on the completion of the preservation plan for the landmark, further study and refinement of the canopy, and further reduction or elimination of the projection of the façade beyond the building line.*

**CAPITOL HILL HISTORIC DISTRICT**

610 A Street NE, 14-632, concept/rear addition.

**CLEVELAND PARK HISTORIC DISTRICT**

~~3601 35<sup>th</sup> Street NW, HPA 15-070, concept/side addition, stairwell enclosure, and garage demolition.~~  
*[deferred at the request of ANC 3-C]*

**DUPONT CIRCLE HISTORIC DISTRICT**

2127 N Street NW, HPA 15-096, rear carport and two roof decks.

1617 Riggs Place NW, HPA 14-723, concept/rear addition.

**KALORAMA TRIANGLE**

1852 Biltmore Street NW, HPA 15-021, concept/rear addition.

**SHAW HISTORIC DISTRICT**

925 M Street NW, HPA 14-716, revised concept/new construction, three-story rowhouse.

*The Board conditioned its approval for the roof deck and stair access tower on a flag test being conducted to ensure that it not be visible from street views.*

1320 10<sup>th</sup> Street NW, HPA 15-091, concept/addition, third floor on rear wing plus deck.

**U STREET HISTORIC DISTRICT**

941 S Street NW, HPA 15-154, rear addition and roof deck.

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