

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
HISTORIC PRESERVATION REVIEW BOARD



**Historic Preservation Review Board Meeting  
February 23, 2023**

The Historic Preservation Review Board met and considered the following items. Present for the meeting were: Marnique Heath, Chair; Andrew Aurbach, Matt Bell, Gretchen Pfaehler and Carisa Stanley Beatty.

**AGENDA**

MEETING CALLED TO ORDER; CONSIDERATION OF CONSENT CALENDAR

EXECUTIVE SESSION

*The Board voted 5-0 to convene an Executive Session to receive advice of counsel.*

MEETING RECONVENED

**HISTORIC DESIGNATION HEARING**

Scottish Rite Temple amendment (boundary expansion), 1733 16<sup>th</sup> Street NW, Square 192, Lot 110 and 111, Case No. 19-06.

*Board members Bell and Stanley Beatty confirmed that they had reviewed the record and were prepared to participate in the deliberation. The Board deliberated and voted 5-0 to not open the hearing to new testimony and to base its reconsideration on the extensive, established record. The Board deliberated and voted 5-0 to deny the proposed expansion of the boundaries of the historic landmark.*

**ANACOSTIA HISTORIC DISTRICT**

1605-07 Good Hope Road SE, HPA 22-445, revised concept/ new construction.

*The Board did not take an action but asked the applicants to consider how the façade of the building could be further broken down and less flat, and questioned the compatibility of the raised entrance steps, and asked that the project return for further review when ready.*

~~2352 High Street SE, HPA 23-099, revised concept/ new construction of eleven multi-unit Townhomes.~~

*This case deferred at the request of the applicant.*

1527-1531 U Street SE, HPA 23-177, concept/subdivide into three lots, construct two attached dwellings.

*The Board expressed their support for the proposed subdivision and the general massing and scale of the new construction but asked the applicants to continue working with HPO on refining the proposal and its detailing. The project should return to the Board, on the consent calendar if possible, when ready.*

**DOWNTOWN HISTORIC DISTRICT**

509-517 H Street NW, HPA 23-176, concept/construct nine-story addition to existing rowhouses.

*The Board expressed their support for the proposed removal of the rear wings of the historic buildings and retention of their main blocks, the setback of the new construction, and the deftness of the design. The Board asked for additional street views of the project showing the surrounding context in order to assess the compatibility of the height of the new construction, and also encouraged further study to simplify the design. The project should return for further review when ready.*

**MOUNT PLEASANT HISTORIC DISTRICT**

1644 Park Road NW, HPA 23-173, concept/two story rear addition, alter windows on side.

*The Board approved the project conceptually, with a delegation to staff of further review, but only with the conditions that: the floor framing be mostly retained; compatible exterior repairs and replacements be specified, including windows; compatible siding, windows and railings for the addition be specified; the new openings be revised as discussed in the staff report; and the electric meters not be in the front exterior of the building. Alternatively, if the applicant wishes to proceed with a permit application for the level of demolition now proposed, the applicant may request a hearing of the Mayor's Agent. Vote: 5-0.*

**CAPITOL HILL HISTORIC DISTRICT**

732 7<sup>th</sup> Street SE, HPA 23-175, concept/add three stories to existing building, install glazing at front elevation.

*The Board found the project to be generally compatible with the Capitol Hill Historic District, with revisions made to reduce the visibility of the fourth floor and revise the color palette, and that final approval be delegated to staff. Vote: 5-0.*

647 G Street SE, HPA 23-096, concept/three-story rear addition, cellar addition and areaway.

*The Board did not vote on the project but expressed concern over the extent of interior structural framing demolition and the lack of clear information on that subject. The applicant was encouraged to develop clear plans showing the extent of structural removal and areas of joists proposed to be retained versus replaced, and return for further review when ready.*

**CONSENT CALENDAR**

The Consent Calendar was approved by a vote of 5-0 with no comments.

**CAPITOL HILL HISTORIC DISTRICT**

915 Maryland Avenue NE, HPA 23-104, concept/add second story to garage.

**DUPONT CIRCLE HISTORIC DISTRICT**

1816-1818 R Street NW, HPA 23-180, concept/alterations and rear addition.

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