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**HISTORIC PRESERVATION REVIEW BOARD  
STAFF REPORT AND RECOMMENDATION**

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Property Address:	<b>1624 Crescent Place, NW</b>	Agenda
Landmark/District:	<b>White Meyer House/ Meridian Hill Historic District</b>	<b>X</b> Consent Calendar
Meeting Date:	<b>June 27, 2019</b>	<b>X</b> Concept Review
H.P.A. Number:	<b>15-205</b>	<b>X</b> Alteration
		<b>X</b> New Construction
		Demolition

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Architectural historian Jonathon Mellon (Goulston & Storrs), representing MIC9 Owner LLC, seeks a two-year extension for a concept approval given by the HPRB on June 29, 2017. The project involves construction of an apartment building on the parking lot of the White Meyer House facing 16<sup>th</sup> Street in the Meridian Hill Historic District. The Board reviewed the project on five separate occasions between 2015-2017, requiring substantial design changes before finding the project compatible with the landmark and the historic district.

The Board's regulations stipulate that approval of a conceptual design review application remains in effect for two years from the date of the Board's action. Upon expiration of this period, the applicant may return to the Board with a request for an extension of one additional period of two years for good cause. The Board is not required to reopen the review of the application and shall not unreasonably withhold its approval of an extension (DCMR 10-C, Section 332.1).

Since the concept approval, the applicant has deferred pursuit of the necessary zoning approval from the Board of Zoning Adjustment in order to negotiate with surrounding property owners. The BZA hearing has been held and an order approving the project issued in March 2019. However, a petition for review of the order has since been filed, temporarily delaying the start of the project. Accordingly, the applicant requests the Board's approval of a two-year extension in order for the appeal to be resolved.

**Recommendation**

*The HPO recommends that the Review Board not reopen the case and grant a two-year extension to the approved concept.*

*HPO Contact: Steve Callcott*