

Comment #	Name	Affiliation	Source	Comment	OP Response	Action or Change to Draft Plan	Topic or Category
1	Richard Houghton, AIA, LEED AP	The Committee of 100 on the Federal City	Written Comment, Public Comment Form, 10/31/12	Concerning the reconfiguration of Building 14 and the desirability of a green connection from the Great Lawn to Main Drive and the west side of campus. While Building 14 presently could be seen as a boundary on the west side of the Great Lawn, without benefit of a more developed DOS plan, and further detailed development of LRA Plan, the benefits of a costly splitting and reconfiguration of Building 14 seems premature. What is the green connector connecting? And is it likely that building uses and traffic patterns will warrant it? And while the LRA campus and open space would be enhanced by a network of open spaces and pedestrian connectors, the pedestrian circulation at the Town Center and proposed buildings J, L and I is a much greater connectivity and wayfinding concern, but is barely discussed in the text.	The proposed reconfiguration of building 14 is strictly conceptual and should not be considered a formal policy recommendation. The SAP's draft recommendation proposes the Comp Plan Future Land Use Map designation of moderate density residential and moderate density commercial for this area. Certainly, the base reuse plan's illustrative concept, is one of many options suitable for this area. The design option to enhance the network of open spaces within this subarea can be realized as shown in the conceptual illustration, but is not at all limited to this option. The SAP emphasizes this caveat throughout the plan.	None	Cameron Glen, Bld. 14.
2	Stephen Mott, Director of Government Relations and Strategic Partnerships	HELP USA	Mayoral Hearing, Transcript, Page 3, 10/16/12	The depiction of Bld. 14, in maps and drawings, as two buildings instead of one may delay the process of providing 75 units of permanent supportive housing targeting homeless Veterans. While we understand that the demolition of 56,000 sf of renovated living space is conceptual, and not the final plan, we still believe that even the suggestion is a mistake. It is a point that we have repeatedly raised since this suggestion was first made at the end of 2011. We urge that OP remove from the SAP all portrayals of Abrams Hall that indicate the building may be partially demolished. Apart from the fact that the demolition would destroy utility connections in the southern portion of building and delay occupancy. That delay would necessarily be a lengthy one even a number of years. The result of partial demolition would be less housing stock, severed utilities, and a long delay in providing housing and services for the city's homeless Vets. The building should be rehabbed, inside and out, to match the functional and aesthetic needs of the LRA, but it can be done much more inexpensively and quickly without demolition.	The proposed reconfiguration of building 14 is conceptual and should not be considered an official site plan of any sorts and therefore should not in any way preclude or delay the proposed development program of Help USA. Typically, SAPs use conceptual diagrams to illustrate proposed design goals. In this instance, the proposed illustrative merely highlights opportunities to incorporate and celebrate the sites historic and pastoral open space. If bld 14 is redeveloped in the future, the SAP suggests ways in which this urban design goal can be realized. The SAP strongly suggests that additional analysis be undertaken to determine optimal development options for this site.	None	Cameron Glen, Bld. 14.
3	Loretta Neumann, Trustee	Committee of 100 on the Federal City	Mayoral Hearing, Transcript, Page 14, 10/16/12	The SAP should not specifically stipulate 4 stories for the town houses along Fern Street. 3 stories should be sufficient. Regardless of the height, the top floors should be seen as a well-proportioned attic story.	The SAP's purpose is to specifically recommend appropriate comprehensive plan land use designations to support anticipated development and building heights per the Base Reuse Plan. Therefore, the SAP recommends a land use designation change of low density residential. This recommendation will accommodate a range of low density residential uses as expected per the Base Reuse Plan.	None	Fern Street

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4	Richard Houghton, AIA, LEED AP	Committee of 100 on the Federal City	Public Comment Survey, Page 5, 10/31/12	Consider limiting the height of new development on Fern Street to transition to the existing structures on the north side of Fern per the ANC 4B resolution on WRAMC.	The proposed 3 story building height recommended in the Reuse Plan on pg. 17 for the Townhomes is compatible with the existing character of homes along Fern. The SAP recommends a land use designation of Moderate Density Residential, which will accommodate a range of building heights suitable for the neighborhood.	None	Fern Street
5	Richard Houghton, Chair, Planning Subcommittee	The Committee of 100 on the Federal City	Public Comment Form, General Comments page 7, 10/31/2012;	Consider strategies to retain and integrate the open space character of the historic campus along the redeveloped Georgia Avenue frontage, with particular attention to the views and proportion of open space to the building footprint.	The SAPs recommendations to retain and integrate open space within the historic sites campus are emphasized particularly within the Georgia Avenue sub-area. Particular emphasis to retain existing, mature trees within the town center area as well as encourage the green breathers at Butternut (pg. 114 of the SAP).	None	Georgia Avenue
6	Alice and Tony Giancola	Residents, LRA Committee	Mayoral Hearing Transcript, Page 9, 10/16/12	We have great issues with the partial demolition of Building 14 as proposed in the SAP and agree with the recommendations as set forth by Help USA	The proposed reconfiguration of building 14 is strictly conceptual and should not be considered a formal policy recommendation. The SAP's draft recommendation proposes the Comp Plan Future Land Use Map designation of moderate density residential and moderate density commercial for this area. Certainly, the base reuse plan's illustrative concept, is one of many options suitable for this area. The design option to enhance the network of open spaces within this subarea can be realized as shown in the conceptual illustration, but is not at all limited to this option. The SAP emphasizes this caveat throughout the plan.	None	Cameron Glen, Bld. 14.
7	Wendy Blake-Coleman	Resident on Holly Street NW.	Mayoral Hearing Transcript, Page 9, 10/16/12	The SAP's proposal for a residential use at the corner of Aspen and 16th Street for moderate density development to include 5-7 stories is not compatible with the existing uses.	Residential uses, in particular, are very important to the financial viability of the site, and must be situated in a way that best meets market demand and creates the best sense of place on site in order to fund the necessary infrastructure investment and to support other amenities and uses on the site, such as retail and open space.  The site at 16th and Aspen Streets has been identified by developers and the development advisory team as one of the most attractive residential development locations on the Walter Reed site, due to its proximity to Rock Creek Park and to the strong existing adjacent residential neighborhood, and its access to the City and regional transportation network. Other locations on the site, such as the mixed-use center on the northeast corner of the site, provide residential opportunities, but none provide the same residential character to the opportunity at 16th and Aspen Streets.	None	Aspen Street, 16th and Aspen Street

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8	ANC4B	Advisory Neighborhood Commission, 4B	Resolution #12-1004, Page 4, 10/22/12	The height of the new Walter Reed buildings directly across from the single family homes on Georgia and Fern should be limited to 3 full stories above ground plus dormers, attics or housing given that the long establishes residences across the two streets mostly have two full stories plus dormers.	The new buildings fronting Georgia Avenue are expected to be multi-story and within the parameters of the proposed Comprehensive Plan Land use Designation identified in the SAP. The heights of the new buildings should be attuned to the mix of building heights currently seen within this portion of Georgia Avenue, which range from 3-story town homes to 3-6 story multi-family buildings. The new zone, when crafted, will be crafted to address building height compatibility and set-back per the SAP's design guidelines.	None	Georgia Avenue
9	ANC4B	Advisory Neighborhood Commission, 4B	Resolution #12-1004, Page 4, 10/22/13	An arched pedestrian walkway will be constructed through the middle of Building 14 which will allow pedestrians to walk through as well as allow for utilities to be re-routed between the two halves through the ceiling or underground.	The green connection recommended in the SAP from Butternut through Cameron Glen will help support the Plan's recommendation for a cultural heritage trail that would continue through the conceptual redevelopment of Bld. 14 and onto other open and historic spaces on the west side of the Site. An arched pedestrian walkway could further support the connecting the cultural trail, however specific design and development analysis should be conducted at the time of development.	None	Great Lawn-Cameron Glenn
10	Stephen Whatley, Chair	ANC4A	Mayoral Hearing, Transcript, Page 16, 10/16/12	Four stories along Fern Street is not compatible with the existing single family homes along Fern.	The proposed 3 story building height recommended in the Reuse Plan on pg. 17 for the Townhomes is compatible with the existing character of homes along Fern. The SAP recommends a land use designation of Moderate Density Residential, which will accommodate a range of building heights suitable for the neighborhood. Additionally, the townhome use and proposed design guidelines will offer a suitable transition from the single family homes to the north and the higher density, mix of uses proposed for the town center.	None	Fern Street