

1D01: Jon Stewart Chairperson jonstewart.anc1d01@gmail.com	<p style="text-align: center;">Mount Pleasant Advisory Neighborhood Commission</p>  <p style="text-align: center;">1380 Monroe St NW, #117 Washington DC 20010</p>	1D04: Yasmin Romero-Latin Vice Chairperson yasminkikiANC1D04@yahoo.com
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Minutes of the May 22, 2018 meeting of Advisory Neighborhood Commission 1D

These minutes accepted at the _____, 2018 meeting.

Meeting call to order

[7:08 pm] At 7:08 pm, Chair Stewart called the meeting to order. Present were four Commissioners, constituting a quorum. No Spanish interpretation was possible, due to confusion caused by the Library being closed for “staff training” on this date.

Agenda agreement

[7:09 pm] The commission agreed on the agenda for the evening.

Public discussion

[7:10 pm] The meeting continued with the mandatory Public Discussion period. Commissioner Romero-Latin arrived at 7:12 pm.

Committee reports

[7:16 pm] Jon, Stuart, and Paul reported on the status of their committees.

Secretary's report

[7:19 pm] No corrections were noted for the draft minutes of the April meeting, which were declared accepted.

Treasurer's report

[7:19 pm] Treasurer Stuart Karaffa reviewed the current, routine expenditures. Jack noted the purchase of an extension cord for the A-V equipment, the ANC's cord having disappeared again.

Vice Chair's remarks

[7:21 pm] Yasmin brought up a concern about the behavior of some people on the 3100 block of Mount Pleasant Street.

Unfinished business: Adequate Time to Review Office of Planning Staff Reports

[7:25 pm] Stuart moved the amendment of the existing resolution by substitution of the following text:

Resolved, that ANC1D advises the Office of Planning (OP) to publish staff reports for zoning relief and cases at least five business days in advance of the hearing at the relevant District of Columbia board or commission (including but not limited to hearings before the Board of Zoning Adjustment and the Zoning Commission).

Why:

As ANC Commissioners, we are members of the community who serve our neighbors as representatives to the District of Columbia government. Although each of us brings a diverse array of experience to the ANC, we are not experts in zoning law. Therefore, we often rely on the staff reports published by the Office of Planning to provide background on zoning relief cases. The ANC uses these reports to inform our resolutions that advise relevant District agencies.

The ANC deeply appreciates the hard work that goes into producing each staff report from OP. However, for some recent cases, the OP has not released the staff reports until only days before the associated hearing. For instance, in March 2018 the OP published a staff report on March 19 for case 19629, which the Board of Zoning Adjustment was scheduled to hear on March 21, 2018.

The fact that ANC Commissioners and community members typically only have two or three days to review OP staff reports reduces our ability to knowledgeably comment on applications. The lack of time to review the OP reports places an undue burden on commissioners and community members alike, as we all rush to familiarize ourselves with the report before the relevant hearing occurs. If OP is unable to publish reports at least five business days before hearings, then OP should require that applicants submit their paperwork earlier or automatically postpone hearings. Both options would ensure that ANC commissioners and community members have adequate time to review the reports.

Motion to amend passed, 5 to 0 vote.

Resolution approved, 5 to 0 vote.

New Business: Terminate Sportsman's Liquors Settlement Agreement

[7:30 pm] Yasmin moved the following resolution:

Resolved, that ANC1D advises the Alcoholic Beverage Regulation Administration to approve termination of the settlement agreement for Sportsman's Liquors, License ABRA-070310.

Why: This agreement, now more than 16 years old, is no longer warranted by conditions on Mount Pleasant Street.

Resolution approved, 5 to 0 vote.

Approve Special Exception for Bancroft rooftop mechanical equipment

[7:31 pm] Jack moved the following resolution:

Resolved, that ANC1D advises the Board of Zoning Adjustment to grant, as expeditiously as possible, Special Exceptions for the rooftop air conditioning units to be installed at Bancroft Elementary, 1755 Newton Street NW.

Why: The regulations require, according to the Zoning Administrator, that the screening around rooftop mechanical equipment be set back "a distance equal to its height" from rooftop edges. Three of the five rooftop air conditioning systems planned for Bancroft Elementary fall short of that requirement, and so require Special Exception approvals. Two of those three units are well within the area of the school complex,

and so have no consequences outside the area of the school. One is located alongside the 3400 block of Mount Pleasant Street, and will be visible to the nearby residents.

The topography of the area is such that, even if set back according to the regulation, these screens will be plainly visible from the street, and the adjacent residences. In fact, because the houses are built on top of a hill, well above street level, the residents of those homes will have a full view of this rooftop installation, regardless of the setback. The required setback is, in fact, immaterial to the situation, and granting the Special Exception will have no adverse effect.

ANC1D judges that granting this Special Exception “will not tend to affect adversely, the use of neighboring property”, and furthermore asks that it be granted as expeditiously as possible, as the principal interest of the nearby residents is to have this major construction project completed, as soon as possible.

Resolution approved, 5 to 0 vote.

Adjournment

[7:35 pm] The meeting was adjourned at 7:35 pm.