

**Testimony of the Capitol Hill Restoration Society before the DC Historic Preservation  
Review Board May 28, 2015  
HPA 15-304 205 C Street, NE**

My name is Beth Purcell and I am testifying on behalf of the Capitol Hill Restoration Society's Historic Preservation Committee. Thank you for letting us share our views on this project.

The plans for the project dated May 18, 2015 call for demolishing a two-story addition and replacing it with a larger three-story addition, demolishing a one-story building, and replacing it with parking.

According to the applicant, this building has an 1860s three-story brick front block, a two-story addition described as "early 20th century." The Hopkins map (1893) shows a brick building, the rear section of which has an ell. This building with ell also appears on the Baist maps for 1903, 1928, and 1938. The maps for 1946, 1956 and 1967 show a longer rear section (brick), with a correspondingly longer ell.<sup>1</sup> In 1903, a building permit was issued for a two-story brick addition 10 x 12 feet, to replace a frame kitchen. In 1927, a building permit was issued for a two-story brick addition, 20.58 x 32 feet.<sup>2</sup> The brick building and the larger section of the addition were constructed by 1938, and the rearmost section of the was definitely constructed in time to be shown on the 1946 Baist map. The applicant indicates on page 5 of the May 18 plans, that the rearmost addition was constructed between 1938 and 1945. For these reasons, it appears that the entire existing brick building, including the addition, was constructed before 1945 and within the period of significance. The addition appears to be in use (in early June an umbrella was visible in the rear), and as far as we can determine, although the addition has been modified, as applicant point out on page 5, the addition appears to maintain its historic and structural integrity. Thus, demolishing the addition would demolish historic fabric.

The applicant also notes an existing one-story building at the rear of the lot (date of construction not specified). We have no objection to demolition of the one-story accessory building, which appears to be in poor condition.

The plans indicate that the proposed new addition is visible from a public street. If the concept is approved, the visibility of the proposed addition from public space must be checked with a lumber mockup.

We believe that the project, at this time, is not consistent with the Capitol Hill Historic District.

Thank you for considering our comments.

---

<sup>1</sup> The applicant included images from the 1903, 1938, and 1946 maps in its May 18, 2015 plans.

<sup>2</sup> DC Building permit # 494 (12 Sept. 1903), # 5085 (20 Dec. 1927). There appears to be some discontinuity between the maps and the building permits. The 1893 and 1903 maps show a rear brick section, and no frame section. The 1927 brick addition does not show on the 1938 map, but appears to show on the 1946 map.