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December 2010

## Backward Again on Reservation 13

by Beth Purcell

Councilmember Tommy Wells held a meeting at Payne School on November 4, 2010, about Reservation 13/Hill East Waterfront. Approximately 60 people attended, plus representatives from the Department of Human Services and the Deputy Mayor for Planning and Economic Development (DMPED). Representatives from the Addiction Prevention and Recovery Administration (in charge of methadone clinics) were invited but declined to attend. Metropolitan Police (MPD) were not invited. Mr. Wells gave an overview of the lack of progress on Reservation 13; its current status as a “dumping ground;” the development proposals, including the one from Hunt Development Group, favored by many in the community; and his efforts to move development forward.

### Development at Reservation 13?

The Fenty administration has never selected a master developer, even though it received proposals in October 2008 and promised to pick a developer in 2009 and 2010. It is unclear when the Gray administration will address selecting a developer.

The DMPED representative was asked about Anne Archbold Hall (the former nursing school and historic landmark building that Hunt planned

to use for a KIPP Charter School). Anne Archbold Hall is deteriorating and needs to be stabilized. The DC government recognizes this and has repeatedly promised to stabilize the building. When asked, the DMPED representative stated that he did not know when this work would be done, or if it is funded in the current fiscal year.

### History of methadone clinics at Reservation 13

Attendees discussed the proliferation of drug addicts being brought to the site. There has been a women’s methadone clinic (called “Women’s Services”) at Reservation 13 for at least 10 years, serving approximately 200 women. Mr. Wells, who admitted that he was unaware until recently that there was a women’s methadone clinic at Reservation 13, asked about the effect on the community of the 200-patient methadone clinic. A resident outlined the problems in 2002-2003 with women patients selling prescription drugs (some of which they obtained at a Capitol Hill pharmacy). MPD received this information and was unresponsive. In 2003, the FBI became involved and made more than 11 arrests in connection with an east coast drug ring, including employees and

patients of the Reservation 13 methadone clinic.

Just recently, in October 2010, a 300-patient men’s methadone clinic from 33 N Street, NE, was relocated to Reservation 13, bringing the total of patients to 500 being served six days per week.. A resident at the meeting quoted from an August 2002 *Washington Post* article describing the open-air drug market at McDonald’s on New York Avenue, NE near the N Street, NE methadone clinic.

DC officials at the meeting stated that 100% of patients consume methadone on the premises. Several

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# President's Column: Fun Fall Reception and Auction at the North Hall a Success

by Beth Purcell

In November 2010 CHRS held three educational events (Architects and Builders of Hill East; Walking Tour of Hill East Alleys; and a Preservation Café). We also had a party.

On November 15, 2010 CHRS members and friends took a pre-holiday fun break. We gathered at Eastern Market's North Hall for a wonderful evening of wine/iced tea and cheese, auction and door prizes. We have never had a membership party/meeting before, so no one

was sure how the evening would go. Everyone was offered Mardi Gras beads at the door to get in a festive mood; some came wearing feather boas. Two hundred people were there, and everyone seemed to have a good time. The members enjoyed the live auction (there were several bidding contests) and the silent auction, and focused intently on their ticket numbers during door prize drawings. Thanks to Michelle Carroll, Cathi Smith, and Elizabeth Nelson for

organizing a great event and making every detail perfect; to our hard-working treasurer, Sharon Weiss; and to all who helped out. Destiny B. Child, an internationally known drag queen, was outstanding as auctioneer, ably assisted by "Vanna" (Susan Fariss) and our spotters, Gary Peterson and Paul Cromwell. Michael Patterson and Abbie Terrones held down the bar. The event was a successful experiment and a lot of fun. ★

PHOTO COURTESY DAVID HOLMES



Susan Fariss, Michelle Carroll, Destiny B. Child, and Paul Cromwell at the Auction.

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## Thank You!

by Michelle Pilliod Carroll

The "Fun Fall Reception & Auction" on November 15<sup>th</sup> in the North Hall at Eastern Market was a huge success. It succeeded because of all our members. For those who attended the event, we thank you. For those who donated items, we thank you. Because of you I believe that this will become a yearly event. Great fun was had by one and all!

Special thanks goes out to Schneider's of Capitol Hill, Tunncliffe's Tavern, Frager's Hardware, Dr. Larry Bowers, Marvelous Market, Bravado Hair Salon, Vanna White and Destiny B. Childs. Thanks again to all who participated. We look forward to next year and even more surprises. ★

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Celebrating more than 50 years helping to preserve and protect Capitol Hill's residential character, the Society is the largest civic association on Capitol Hill, and one of the largest in the District of Columbia. From the beginning, the Society has played a key role in maintaining the diverse, residential character of our neighborhood. With your participation, we will continue to do so for many years to come.

To start or renew a CHRS membership:

- ★ On the web at [www.CHRS.org](http://www.CHRS.org)
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Starting at just \$25 per year for a single membership, it's a great deal.

# November Preservation Café Featured Wood Furniture

by Shauna Holmes

Wood furniture was the subject of CHRS's November 17 Preservation Café, with Daragh Cassidy providing an overview of styles, joinery, finishes, and a few simple repairs that gave homeowners a better understanding of their furniture and how to care for it. Mr. Cassidy, who worked nine years as an exhibits specialist at the Smithsonian's Museum of American History, is the founder and owner of Capitol Hill's Galway Bay Woodworks.

Describing key features of wood furniture styles, Mr. Cassidy started with Jacobean/William & Mary, a fragile, early style of English furniture that didn't hold up very well. Queen Anne, a graceful, enduring style based on the golden ratio—5:8—found in nature, had pleasing proportions and often featured such details as finials and arched pediments. Federal, another enduring style from the 18<sup>th</sup> century, featured long, graceful, tapered legs and inlay and was often made of mahogany. Whereas the Empire style used lots of animal motifs, interior curves on bases, and curved legs, Arts & Crafts was more linear, with an honesty and integrity of details that often included displays of joinery. Mr. Cassidy explained that while oak was usually in the 17<sup>th</sup> century for Jacobean furniture, walnut became the wood of choice in America during the Queen Anne period. By the 19<sup>th</sup> century, mahogany was preferred for the more ornate Victorian styles, because its dense, tight grain was better for holding detail.

If homeowners need to clean their wood furniture, one of the best ways, according to Mr. Cassidy, is with a 3:1 mixture of paint thinner

and boiled linseed oil on a clean cloth. Because most wood furniture and cabinets have a protective finish, a damp cloth can also work fairly well to clean them. Nothing abrasive should be used. When working with linseed oil, one should be very cautious, because cloths soaked with the oil can spontaneously ignite while drying. For safety, they should be dried flat and then stored in a sealed metal container. White moisture marks on wood surfaces can be wiped with mineral or linseed oil.

If you need to make repairs, you should examine the construction of your furniture. Types of joinery can range from butt joints, which are not very strong because end grain doesn't hold glue well, to much stronger types such as mortise and tenon—in which a projection on one piece of wood fits into a slot on the adjoining piece—and box and dovetail joints, in which rows of projecting "fingers" at the end of each piece intermesh with each other. Having more spaces and surfaces to collect glue contributes to the greater strength of the latter. Before regluing a joint, ensure that all old glue has been cleaned off (a cup of vinegar that has been microwaved for a minute can dissolve a joint). Yellow glue forms a tight bond that is chemically superior to that of white glue.

If you want to attempt a repair of veneer, set your iron on high, lay a dry towel (don't use the steam setting) over the veneer, and press down with the iron. The combination of heat and pressure should make the veneer adhere.

If you're refinishing, stains are usually applied before finishes.

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# Historic Preservation Briefs

by Nancy Metzger

## St. Paul AUMP Church Gains Landmark Designation

The small brick church with the bell tower and pointed-arch window openings has been holding down the corner at 401 I Street, SE, since 1924. Twice in that time the neighborhood around it drastically changed, and today the Southeast Freeway looms nearby. However, on November 18, the DC's Historic Preservation Review Board designated it as one of the city's landmarks, as it is associated with events that have made a significant contribution to the broad patterns of Washington, DC history.

St. Paul African Union Methodist Protestant (AUMP) Church is the only church in the District of Columbia that evolved from what is considered the oldest incorporated independent African-American denomination in the country. In 1813, Peter Spencer (1779–1843), a former slave from Kent, Maryland, established the African Union Church in Wilmington, Delaware after disagreements with the Methodist Church. The “Big Quarterly,” the annual church conference and revival that Spencer started in 1814, is still conducted today and is considered the oldest continuously celebrated African-American religious street festival in the nation. From the beginning the atmosphere was one of a street fair with a religious bent—food vendors, singing groups, religious praising, fellowship, storytelling, costume parades, and faith healing were all a part of the day's activities. In 1866 the African Union Church joined with the First Colored Methodist Protestant Church, which continues today as the AUMP denomination.

St. Paul AUMP, designed by R.C. Archer, Jr., Washington's second licensed African-American architect, is an outstanding example of an African-American house of worship erected by its working-class congregation. According to church history, the members themselves laid the foundation of the 35-foot-wide and 66-foot-deep brick building, which cost an estimated \$13,500. As noted in the landmark nomination, St. Paul AUMP is modest in scale and similar to other African-American churches around the city built in the 1910s and 1920s. They stand in contrast to the houses of worship of mature and well-established congregations like Ebenezer United Methodist Church at 4th and D streets, SE, and reflect the circumstances of their creation and surrounding neighborhoods.

St. Paul is one of the few surviving buildings and the only church from the predominantly African-American community that developed in the industrial area between Capitol Hill and the Washington Navy Yard. It has survived both the 1950's urban renewal effort and the on-going massive redevelopment of this century.

## Eastern Market Restoration Project Receives National Award

The National Trust for Historic Preservation (NTHP) recognized the city's restoration of Eastern Market with one of its prestigious Preservation Honor Awards at its 2010 National Preservation Conference. The award was presented to the City of Washington, DC (represented by the Department of Real Estate Services and the Historic Preservation Office) and Quinn Evans

Architects at the awards ceremony on October 29. Co-recipients are the Eastern Market Community Advisory Committee (EMCAC) and the Capitol Hill Community Foundation, two community-based organizations chosen for their responsibilities in the project and to represent the hundreds of individuals and organizations who contributed to the effort of restoring both the physical building and the long-time merchants' livelihoods. The restoration/rehabilitation project also received a city award for Excellence in Historic Preservation. (See following brief.)

“It is remarkable for a beloved landmark to be lost so quickly and just as quickly be brought back to life,” said Stephanie Meeks, president of the NTHP. “The renovated Eastern Market looks better than ever—and it is still what it has always been: the beating heart of an historic community.”

The fifteen Preservation Honor awards were given to a diverse group of projects and organizations including, among others, the restoration and updating of the Empire State Building lobby; renovation of Miami's Royalton Hotel for affordable housing units; restoration of Nemours Mansion and Gardens in Wilmington, Delaware; and the Land Trust for Tennessee for protecting 52,000 acres across the state.

In 2004 the Capitol Hill Restoration Society received the NTHP Trustees' Award for Organizational Excellence for its work for over 50 years as a volunteer organization seeking to protect the Capitol Hill neighborhood through preservation and community revitalization.

## City Preservation Awards Highlight Diverse Aspects of Preservation

It's been a long time since historic preservation in DC was simply about saving fancy buildings. The city's recent awards ceremony highlighted the fact that historic preservation projects take many forms. Those honored with an award for Excellence in Historic Preservation this year ranged from projects involving small frame buildings to large, high-end condo projects. There were awards for compatible new construction on landmark buildings, and a number of individuals were cited for their decades of work in numerous endeavors. Capitol Hill projects and people were well represented in the mix of awardees chosen from the 40 submissions received by the Historic Preservation Office. The awards were presented on November 4 at the Carnegie Institution for Science at 16<sup>th</sup> & P Streets, NW. This year's honorees are:

### Individual Awards

*Community Involvement and Advocacy*—Richard T. Busch of the Dupont Circle Conservancy for his many years of volunteer service in that neighborhood, as well as for his work with city-wide organizations such as the DC Preservation League, Cultural Tourism DC, and the Historic Districts Coalition.

*Stewardship*—Cornelia R. Stokes for her volunteer work as archivist of St. Luke's Episcopal Church, the city's first independent Episcopal congregation for African-Americans, founded in 1879. Mrs. Stokes created order out of the stacks of documents the congregation had accumulated during the past 120 years, as well as a searchable archive of historic photos, meeting minutes, building plans, and records of countless confirmations, weddings and funerals.

*Stewardship*—Audrey Schwartz (posthumously) and Diane Tamayo

for their work in both restoring the long-neglected Methodist Cemetery in Tenleytown and building the framework for the continued restoration and maintenance of the cemetery, including obtaining official recognition of the cemetery's significance through the landmark process.

*Public Education*—Capitol Hill architect Judith Capen for her 30 years of advocacy for responsible care of historic properties from the individual building to the neighborhood and city level. Perhaps best known to Capitol Hill residents for her long-running column 'Ask Judith', now appearing in the *Hill Rag*, Judith's many accomplishments were noted in last month's *CHRS News*.

### Honorable Mention Projects

*907 Eleventh Street, SE* is the site of a small frame Italianate house that has been carefully restored by Gingko Garden owner Mark Holler, craftsman Greg Cavanaugh, and carpenter Mike Gumnick. The formerly derelict building now serves as an annex to Holler's landscape business, Gingko Gardens, and as a residential apartment. (Complete story in last month's *CHRS News*.)

*1228 Ninth Street, NW* was a vacant shell in the Blagden Alley / Naylor Court Historic District before architect David Bell and his firm, BELL Architects, restored and adapted the building for its own use, highlighting both the historic and the contemporary while achieving LEED Silver certification. (BELL Architects is working on the Old Naval Hospital and has worked on many Capitol Hill projects.)



Award Winner Judith Capen (left) with Nancy Metzger.

PHOTO COURTESY DAVID HOLMES

*1001 F Street, NW* is a beacon in the downtown section of the city with the Madame Tussaud's Wax Museum sign, a recreation of the building's early 20<sup>th</sup> century rooftop sign, lighting the way. GTM Architects was responsible for the preservation design of the historic Rich's Shoe Store building.

*Buddhist Culture Center at 3417 Massachusetts Avenue, NW* provides an elegant response to the problem of adding a large new building in a sensitive historic context. Hellmuth, Obata + Kassabaum also incorporated a green roof and other sustainable features in their design.

### Excellence in Design—Residential Projects

*Carbon Neutral Rowhouse at 19 Fourth Street, NE* was another Capitol Hill winner, combining historic preservation, sustainable practices, and forward-thinking design. Along with highlighting the historic character of the once-vacant house, Capitol Hill resident Michael Day of the architectural firm Cunningham/Quill followed many LEED design guidelines and designed a contemporary rear addition providing more space and light.

*CITA 50 Condominiums at 1450 Church Street, NW* was honored

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for the high standards of historic preservation, creative architecture, and urban revitalization in this 27-unit condominium that incorporates a historic building designed by John A. Lankford, the first African-American architect registered in DC. Architectural firm Bonstra/Haresign designed a new seven-story residential structure, behind and set back from the once-vacant coal distribution facility.

*Woodward Building at 733 Fifteenth Street NW* recognizes reuse as the most basic way to a sustainable future—the elegant 1911 building of shops and offices has been transformed into a 198-unit apartment building with a restaurant on the ground floor. Architecture firm Martinez +Johnson planned the transformation, as well as the restoration of the building’s tapestry brick and terra cotta, windows, and storefronts.

### **Excellence in Design— Public Projects**

*The School Without Walls at 2130 G Street, NW* has long been the high school of choice for many Capitol Hill families. The DC Office of Public Education Facilities Modernization teamed with Ehrenkrantz Eckstut & Kuhn Architects for a major renovation and expansion of the 1882 Grant School, which now serves as a classroom building, while the new addition provides a contemporary counterpoint to the landmark’s historic tower and includes a large media center, arts and science labs, and elevator access.

*Langston Terrace Dwelling Window Replacement Project at nearby 2101 G Street, NE* highlights how the DC Housing Authority and the Langston Dwellings Residents Council were able to bring the landmark New Deal-era property back to its original beauty with replacement windows

manufactured with low-E glass that maximizes energy efficiency and copies the design of the originals that were removed long ago and thrown away. (The second-generation windows were recycled rather than buried in a landfill.)

*Eastern Market at 225 Seventh Street, SE* earned the Department of Real Estate Services, Quinn Evans Architects and other contractors an award for the 21-month project that both restored the market and updated the building to current codes for accessibility, energy efficiency, fire protection, and climate control.

### **Excellence in Design— Institutional Project**

*The Washington National Cathedral Visitor Gateway at 3101 Wisconsin Avenue, NW* solved a lot of problems with its new parking garage that removed 18 buses and 400 cars from above-ground lots and streets, eliminated visual intrusions on the cathedral, separated pedestrians and vehicles for safety, and minimized the vehicular impact on trees and landscape.

### **State Historic Preservation Officer’s Award**

SHPO David Maloney recognized the *American Pharmacists Association Headquarters addition at 2215 Constitution Avenue, NW*, for design excellence in creating an addition 20 times the size of its landmark parent and inserting it among other federal monumental buildings along Constitution Avenue, NW, to become part of the overall framework of the National Mall. Hartman-Cox Architects separated the larger addition from the original building in a way that John Russell Pope might have—with a one-story colonnade “hyphen” that joins the two—and incorporated many of the details, motifs, and massing ideas

of the 1934 landmark while achieving LEED Gold certification.

### **Historic Preservation Review Board Chairman’s Award for Law and Public Policy**

HPRB Chair Catherine Buell presented this award to *Tersh Boasberg*, who served as HPRB chair for nine years in the administrations of both Mayor Anthony Williams and Mayor Adrian Fenty. Buell noted, among many highlights, Boasberg’s community outreach efforts in working with others to develop an African-American Heritage Trail, as well as his vision for creating a database of all Mayor’s Agent cases since 1978, a legal resource now available to neighborhoods and individuals without large amounts of money.

### **Individual Lifetime Achievement Award**

*Kathryn Schneider Smith*, long-time DC historian and activist, author (two editions of *Washington at Home*), former president of The Historical Society of Washington DC (where she instituted the first issue of the popular magazine *Washington History*), former founding Executive Director of Cultural Tourism DC, and present Chair of the Advisors of the National Trust for Historic Preservation. Smith has raised public awareness of the importance of the city’s local history through many projects, including the Neighborhood Heritage Trails program (of which the Barracks Row trail is an early example) and the Art on Call project to reuse the city’s iconic police and fire call boxes. Ms. Smith, a former resident of Capitol Hill, has shown the residents and city officials many new and exciting ways to tell the stories of the city and its neighborhoods, which in turn strengthens the economy through the vitality of tourism throughout the city. ★

# Information Hub Concepts Proposed for Eastern Market Metro Plaza

Capitol Hill residents are invited to view design concepts for a proposed Information Hub that may be stationed at Eastern Market Metro Plaza to provide a more attractive and serviceable center than the table and tent now stationed there on weekends. On Tuesday, December 14, from 6:30–8:00 pm, designers and representatives from several community organizations will be in the North Hall of Eastern Market to answer questions and show the five proposed design concepts. Feedback and suggestions from the entire Capitol Hill community will be welcome.

For over a year, Ambassadors from the Capitol Hill Business Improvement District (CHBID) have been stationed under a small tent near the top of the Eastern Market Metro escalators on the weekends from 10 am–3 pm, providing information and maps to tourists

and residents alike about the neighborhood shops, restaurants, and other attractions. In the 2009–2010 fiscal year the information table has served over 7,000 Capitol Hill residents, employees, and visitors. (The table was not set up from December through February.) While the redevelopment of the Eastern Market Plaza is currently being explored, it is the intent of this group to operate an interim Information Hub to meet the more immediate demands of neighborhood visitors and residents for information and hospitality assistance.

Representatives from several neighborhood and business organizations—CHBID, Capitol Hill Chamber of Commerce (CHAMPS), Barracks Row Main Street, ANC 6B, and the Capitol Hill Restoration Society—have been working with the District Department of Transportation

and Council Member Tommy Wells, exploring this concept as a way to enhance the hospitality experience at Eastern Market Metro Plaza, encourage increased patronage of neighborhood businesses, and provide information about community events and organizations. The Catholic University Architecture Department has provided designs for several of the concepts.

Stop by the North Hall on the 14th, discuss the project, review the proposals, and provide your comments for this community project. ★

## ANC 6B Committee to Discuss License Moratorium

ANC 6B will consider the issuance of additional alcoholic beverage licenses for Eighth Street, SE, on Monday, December 6, 6:30–8:30 pm at Brent Elementary, 301 North Carolina, SE.

The ABRA Director will be asked to outline the process for creating a moratorium and to list the various types of moratoria that can be requested. Each of the visiting ANC Commissioners will be asked the history of their own moratorium—why it was created; what the consequences have been; why they opted to renew; and, of course, the effects of their moratorium. An hour will be set aside for questions.

Invited are Fred Moosally, ABRA Director; Jack Jacobson, Commissioner, ANC 2B04 (DuPont Circle); Mindy Moretti, Commissioner, ANC 1C04 (Adams-Morgan); Bryan Weaver, Commissioner, ANC 1C03 (Adams-Morgan); and Jackie Blumenthal, Commissioner, ANC 3B02 (Glover Park).

The moderator will be Norman Metzger, Commissioner, ANC 6B03.

## Welcome CHRS Supporters

*We thank the following new members, patrons, and sponsors.*

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# Looking Back on Capitol Hill

by Nancy Metzger

The next time you make a run to the 14th Street, SE, Safeway, take a moment and ponder the scene you don't see. That's what over 40 people did one November afternoon as part of CHRS's alley tour, "Once There Were Dwellings," led by Beth Purcell and Donna Hanousek.

The accompanying photo will help you visualize what you can't see now—the really big National Capital Brewing Company plant, five stories tall with an even taller chimney, and its auxiliary buildings that included an engine house, stable, and cooperage (where the beer kegs were stored). The company used nine wagons and 30 horses to deliver its beer—100,000 barrels a year. With its very tall floor-ceiling heights, it towered over nearby two-story row houses and was truly a neighborhood landmark. It supplied jobs as well as the distinctive brewery smell of hops (something a photo fails to convey). Then there was the "beer garden" along 14th Street—an entertainment venue that attracted hundreds to its picnics, festivals, and outdoor amusements. One wonders about the neighbors, but we know what one of the owners thought—Albert Carry built his mansion several blocks away at 12th and Independence, SE. The brewery was popular until Prohibition came to Washington and the plant was converted to manufacture Carry Ice Cream, also very popular – but one imagines that the crowds at the former beer garden were not quite so numerous or noisy. Before that happened, though, the brewery was the site of a truly sensational murder that was reported in the October 2, 1912, edition of the Washington Post.

"A mass of charred bones and human teeth, raked yesterday from

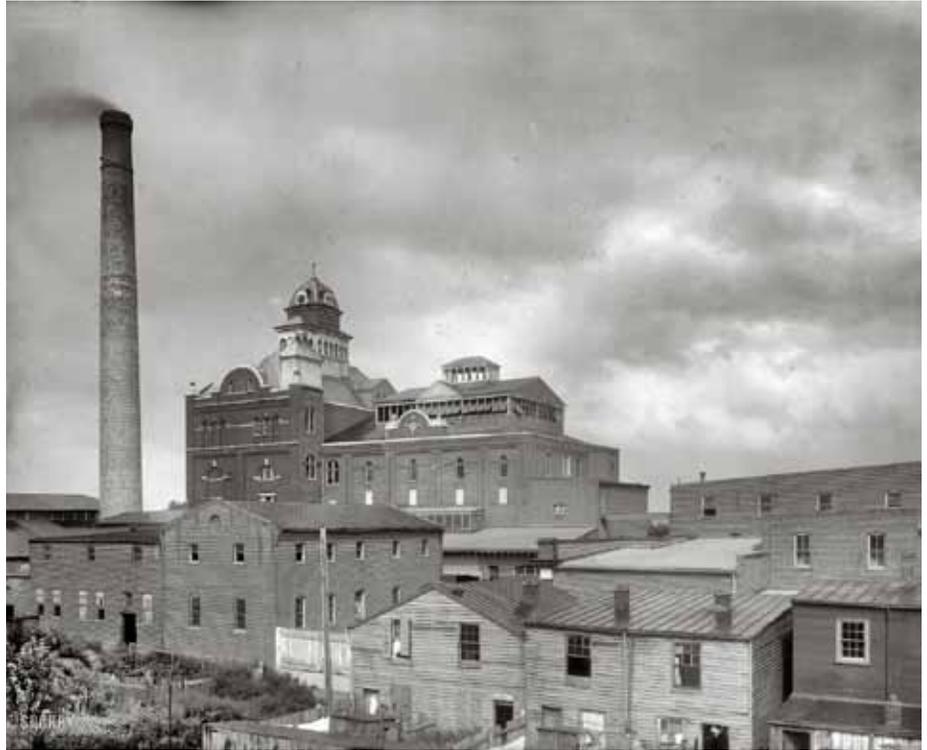


PHOTO COURTESY SHORPY

National Capital Brewing Company plant, 14th & D Streets SE.

an ashpit of a giant boiler in the engine room of the National Capital Brewing Company, and the dead body of Lentte L. Jett, fireman at the brewery, lying at his home with a self-inflicted bullet wound in his head, furnish a deep mystery which is baffling the police.

"The bones are believed to be all that remain of Arthur A. Webster, at one time a close friend of Jett, and who disappeared on September 17, after he was seen to enter the brewery.

"Jett and Webster quarreled last spring. Some time later at Chesapeake Beach they shook hands and again became friends. The friendship, however, was short lived. When Webster entered the brewery on the night he vanished he and Jett renewed their quarrel. Webster never was seen alive again...

"That Arthur Webster was knocked senseless and then crammed into a furnace containing about 3,000 degrees of heat and cremated by one who bore malice against him is now regarded as practically certain by the police, as well as by the Webster family.

"If Lentte L. Jett, the fireman at the brewery, who committed suicide by shooting himself with a revolver at his home, 629 Florence street northeast, last Sunday night when the police were trying to fathom the mystery surrounding Webster's disappearance were alive today he might be able to tell who killed Webster. But it is believed the secret of the murderer's identity will be buried with the body of Jett this afternoon." ★

## Did You Know?

- ★ **Protect and enhance Capitol Hill: Volunteer for your ANC.** The Capitol Hill Advisory Neighborhood Commissions (ANCs) are seeking citizen volunteers. The committees of the ANCs offer a chance to have an impact on developments and decisionmaking in your neighborhood. CHRS members wishing to protect the buildings, streets, and trees of Capitol Hill and to ward off inappropriate development should consider serving. This is an excellent way to participate in and understand the issues facing the Capitol Hill area. Since formal ANC recommendations require a response from the city agency to which the ANCs' resolutions are directed, being active in the ANCs' deliberations can have a real, positive impact for the community.  
All three ANCs have a zoning/historic preservation committee and a committee to consider alcoholic beverage licenses. For ANCs 6A and 6C, there are also committees on transportation/public space, public safety, and community outreach/grants with jurisdiction over grants to neighborhood projects. ANC 6C is seeking a community member to chair the grants committee, but the zoning committee is full at the moment.  
ANC 6A, for example, relies on its citizen committees to analyze and present each issue to the full Commission with a recommendation. Given the expertise that these committees develop, it is unusual for a recommendation to be rejected or even modified. Also, again for 6A, citizen committee members testify on behalf of the commission before the Board of Zoning Adjustment, the Zoning Commission, and the city's Public Space Committee. Attend a couple meetings of the committee that interests you, and then ask your Commissioner or the committee chair how to become more involved. Maps, names, and meeting times can be found at [anc6a.org](http://anc6a.org), [anc6b.org](http://anc6b.org), and [anc6c.org](http://anc6c.org). In brief, every street south of East Capitol is in 6B; 6A and 6C split the streets north of East Capitol at Eighth Street, with 6C to the west of Eighth.
- ★ **View historic aerial photos of DC.** You can see aerial photos of your block in 1949, 1951, 1963, 1964, 1980, 2002, and 2005 by visiting: [www.historicaerials.com](http://www.historicaerials.com).
- ★ **New brochure about Historic Preservation Office permits now available.** The Historic Preservation Office has published a new brochure titled *D.C. Historic Preservation Review Process for Property Owners*. It can be found at: <http://tinyurl.com/2b6h2o5>. It offers guidance intended to be used early in the planning process of a rehabilitation or construction project.

### Reservation 13, *continued from cover*

residents noted that it's possible for patients to pretend to swallow their methadone and then later spit it into a cup and sell it on the street. Since the meeting, dozens of people have been spotted spending the day sitting on the railings around Anne Archbold Hall, standing on the curbs, and sitting on fences around the bus stop for old DC General.

DC officials noted that methadone clinics at Foggy Bottom and Good Hope Road each currently serve 500 patients per day. In 2001, the Department of Health stated in writing that it planned to consolidate all its methadone clinics at Reservation

13. When asked whether this was still the plan, there was no answer.

#### Homeless shelters at Reservation 13

Ward 6 has 2,000 of the city's 6,000 homeless beds (Reservation 13 and the Mitch Snyder shelter combined). A number of residents stated that other wards need to step up to this responsibility. There was an extended discussion of the numbers of homeless beds at Reservation 13 during recent periods, and which other non-Reservation 13 sites might accommodate homeless people. Residents voiced frustration with

the number of homeless people, the quality of care for the homeless, the lack of notice about what is happening with homeless shelters, the effect on the neighborhood (including trash), and shifting statements from DC government on the homeless population.

Overall, many residents expressed extreme dissatisfaction with DC government because of the many homeless people and drug addicts in the neighborhood and the lack of progress on development and demanded accountability on these issues. ★

# CHRS Appeals Issuance of Building Permit

by Gary Peterson

**O**n October 25, 2010, CHRS filed an appeal with the Board of Zoning Adjustment relating to a building permit issued by the Zoning Administrator to the owners of 1363 Massachusetts Avenue, SE. The owners were issued the permit to build a screened-in porch that would give them 100% lot occupancy. Ordinarily a property may cover 60% of a lot as a matter of right. An owner must seek a special exception to go up to 70% lot occupancy and must go for a rarely given variance to have over 70% lot occupancy.

The building permit was dated October 13, and work on the porch started on October 15. At this point a neighbor asked the owner what was being constructed and was

told about the addition and given a copy of a "Fair Housing Act Request for Reasonable Accommodation." Apparently the owner's husband is disabled, and the Zoning Administrator issued the permit as a reasonable accommodation because he believes it is required by the Fair Housing Act.

The CHRS appeal is based on the fact that the Zoning Regulations do not give the Zoning Administrator the authority to waive the lot occupancy requirements for any reason. It is our belief that the only way a building permit may be issued in this case is by the owner obtaining a variance. Our concern is that this sets a bad precedent and will allow the Zoning Administrator to waive all types of

zoning requirements. Interestingly, the US Department of Justice on the Civil Rights Division's website states, "The Act does not preempt local zoning laws." The hearing on this case is set for January 4, 2011.

Even though the owner was immediately notified of the appeal, she continued with the construction. An appeal does not stay the building permit, but the owner proceeds at her own risk. At our behest, a stop work order was issued on November 10 because the owner was not constructing a porch as the plans show, but rather was adding an enclosed room to her house. At this writing, November 23, the stop work order remains in place. ★

## Support the Capitol Hill Restoration Society Annual Fund with a Tax-Free Gift

*Please help us continue to preserve and protect the historic fabric of our neighborhood with your year-end tax-deductible contribution to the CHRS Annual Fund. There are four easy ways to contribute:*

### 1. Send a Check

Please make your check payable to CHRS, Inc. and send to:

Capitol Hill Restoration Society  
P.O. Box 15264  
Washington, DC 20003-0264

### 2. Visit [www.CHRS.org](http://www.CHRS.org)

You may make your secure contribution with a credit card via PayPal.

### 3. Donate Stocks

You may transfer securities held long-term and receive a charitable deduction equal to their full, fair market value. You pay no capital gains on your gift. To transfer these assets, please call your broker and electronically transfer the stock from your account to CHRS. Please call CHRS for the stock transfer information at 543-0425.

### 4. Combined Federal Campaign

If you are a federal or military employee, you can contribute to CHRS through the Combined Federal Campaign. Please mark CFC #50747 to support CHRS.

*The Capitol Hill Restoration Society is a 501(c)(3) organization. CHRS is a volunteer-run charitable organization, and dues are tax-deductible to the extent allowed by law.*



Walking tour looks at alley details; alley water pump in DC, circa 1935.



PHOTOS COURTESY ELIZABETH NELSON (L); CARL MYDANS/SHORPY (R)

## CHRS Alley Tour Attracts Over-Capacity Crowd

Beth Purcell and Donna Hanousek led an afternoon alley tour on Saturday, November 13, 2010 in Hill East. Some 50 folks trekked with us to the alleys, or where there used to be alleys, to take a walk back through time. Board members Elizabeth Nelson and Nancy Metzger assisted with the tour and historian Cindy Janke augmented the information on the Brewery.

The tour described five alleys, where once there was alley housing: 15½ Street, Guethler's Court, Harrison Alley, Fitzhugh Alley, and Kings Court. The tour traced the development of the individual 19<sup>th</sup> century housing in these alleys, while providing a larger context of how and why alley housing came to be built and how its demise came about.

One of the highlights was learning about the Brewery in Square 1042, which began in the 1850s and provided an amusement park atmosphere at what is now the site of the Safeway. Another tour highlight was learning that in 1900, there were two African American alley dwellers who owned their own homes, at a time when home ownership in alleys was very rare. Finally, tour goers were treated to an inside peek at Mike Berman's art studio, as part of an art studio complex he owns and manages in Kings Court. Formerly a paper box factory, the artist spaces have proven to be just the right adaptive reuse project for the building.

Stay tuned to CHRS's *Beyond the Boundaries* activities for another tour coming this spring.

### Preservation Café, *continued from page 3*

Shellac is considered a good, basic finish that has been used for many years and is also very safe. Lacquer was developed later, and Mr. Cassidy said it's one of the best to use. It can be sprayed on in multiple coats and makes furniture look good. Wax can add luster and shine.

The Preservation Café closed on a touching note when Mr. Cassidy's father Bryan presented him with a carved piece of wood that had been made many years ago in Ireland by Daragh's great-grandfather, who was also a cabinetmaker.

The November Preservation Café was the last for 2010. The Preservation

Cafés will resume on February 16, 2011, when Matthew Gilmore will discuss tools and resources for researching the history of your house. The February 2011 issue of *CHRS News* will have details, as will the CHRS website, [www.chrs.org](http://www.chrs.org). ★



**Capitol Hill Restoration Society**  
420 Tenth Street, SE  
Washington, DC 20003

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## Mark Your Calendar!

### DECEMBER

**6** Monday, 6:30 pm  
CHRS Historic Preservation Committee, Kirby House, 420 10<sup>th</sup> Street, SE, first floor. Details: Nancy Metzger, 546-1034.

**7** Tuesday, 5:00–9:00 pm  
Marine Corps Barracks planning (CIMP) open house and community forum. Eastern Market, North Hall. Details: [www.sedistrictcimp.com](http://www.sedistrictcimp.com).

**14** Tuesday, 6:30–8:00 pm  
Designers and representatives from several community organizations will answer questions and show five proposed design concepts for the Information Kiosk at Eastern Market Metro Plaza. Eastern Market, North Hall.

**16** Thursday, 7:30 pm  
CHRS Zoning Committee, Kirby House, 420 10<sup>th</sup> Street, SE, first floor. Details: Gary Peterson, 547-7969.

**18** Saturday, 7:00 am  
Audubon's annual Christmas bird count. Meet at the parking lot, Kenilworth Aquatic Gardens, 1550 Anacostia Avenue, NE. CHRS will pay the \$5 administration fee for members. Details: Louis DeMouy, (301) 656-3146 or via e-mail at: [Ldemouy@starpower.net](mailto:Ldemouy@starpower.net).

**21** Tuesday, 6:30 pm  
CHRS Board of Directors, Capitol Hill Townhomes, 750 6<sup>th</sup> Street, SE, second floor. Details: Beth Purcell, 622-4303.

### JANUARY

**3** Monday, 6:30 pm  
CHRS Historic Preservation Committee, Kirby House, 420 10<sup>th</sup> Street, SE, first floor. Details: Nancy Metzger, 546-1034.

**13** Thursday, 7:30 pm  
CHRS Zoning Committee, Kirby House, 420 10<sup>th</sup> Street, SE, first floor. Details: Gary Peterson, 547-7969.

**18** Tuesday, 6:30 pm  
CHRS Board of Directors, Capitol Hill Townhomes, 750 6<sup>th</sup> Street, SE, second floor. Details: Beth Purcell, 622-4303.