

GOVERNMENT OF THE DISTRICT OF COLUMBIA  
ADVISORY NEIGHBORHOOD COMMISSION – 3B  
GLOVER PARK AND CATHEDRAL HEIGHTS



*Melissa J. Lane 3B03, Chair*  
*Christopher J. Lively, 3B05, Vice-Chair*  
*Charles L. How, 3B02, Secretary/Treasurer*  
*Vacant, 3B01*  
*Vacant, 3B04*

**ANC-3B Minutes**  
**February 12, 2004**

A quorum was established and the meeting called to order at 7:00 pm. Commissioner Lane, Vice Chair, chaired the meeting in the absence of former Chair, Commissioner Jonathan Orr, who resigned in December 2003.

**Commissioners present**  
3B02 – Charles L. Howe  
3B03 – Melissa J. Lane  
3B05 – Christopher J. Lively  
**Commissioners absent**  
3B01 – Vacant  
3B04 – Michael R. Halpin

**INTRODUCTION OF NEW COMMISSIONER:**

Charles L. Howe was welcomed as the new Commissioner for ANC 3B02. Commissioner Howe was sworn in by Councilmember Kathleen Patterson on February 11<sup>th</sup>, 2004.

**ELECTION OF OFFICERS:**

Commissioner Lane called for nominations for ANC 3B Officers for 2004. Commissioner Lively nominated Commissioner Lane for Chair. Commissioner Lane nominated Commissioner Howe for Secretary and Treasurer. Commissioner Howe nominated Commissioner Lively for Vice-Chair. Commissioner Lane called for a motion on the proposed slate. A motion for approval of the proposed slate was called, seconded, and a vote taken.

The motion passed 3-0. ANC 3B officers for 2004 are

**Chair, Melissa J. Lane**  
**Vice Chair, Christopher J. Lively**  
**Secretary/Treasurer, Charles L. Howe**

**2<sup>nd</sup> DISTRICT POLICE REPORT:**

**PSA 205 Report.** Officer Tony MacElwee from the Second District gave the police report for Patrol Service Area 205. The number of burglaries and robberies are up for January 2004 compared to 2003 in PSA 205. Right now, these crimes are concentrated in the Q

Street/O Street area in Georgetown. In January, there were 8 burglaries, 4 robberies, and 15 thefts. The burglaries were Burglary I crimes, i.e., home burglaries where residents were home when the crime was committed. Additionally, PSA 205 faces a continual problem with theft from and of auto. In January, 3 cars were reported stolen.

**OLD BUSINESS:**

**Update on Grounds Care Issues at Stoddert Elementary School.** Cathy Fiorillo, Co-Chair of the Stoddert Elementary School PTA, reported that work to clean-up the grounds around Stoddert Elementary School (specifically, the area bordered by the 4000 blocks of Calvert Street and Davis Place, and the 2500 block of 41<sup>st</sup> Street) was a high priority on the schedule of the Maintenance Office of the D.C. Public School System (DCPS). Weather conditions has prevented the work from being done up until this point but hopefully it can be scheduled in the next few weeks.

**Update on Stoddert Recreation Center Planning.** Cathy Fiorillo, Co-Chair of the Friends of Glover Park, also reported on the status of the new Stoddert Recreation Center that has been proposed. The D.C. Department of Parks and Recreation (DCPR) have chosen an architect for the project, the Marshall Group. A schematic for the project is due to DCPR on March 9<sup>th</sup>. When the schematic is available, the Friends of Glover Park will hold a community-wide meeting to inform people of the status of the project and seek input and comment.

**Update on St. Luke's Property Development.** Woody Bolton from the St. Luke's Development Group reported that St. Luke's Development LLC had purchased the property in January. Groundbreaking is expected in March 2004. The condominium building will be named "Georgetown Heights" and construction is scheduled to take approximately 18 months. In March, a marketing center will also open and will be located where Sheyda Photography used to be at 2400 Wisconsin Avenue.

The Commissioners and members of the audience praised the developers for their open and forthright communication with the impacted ANC commissions and the impacted citizen associations. Some disappointment was expressed, however, about the proposed name since the property will be located in Massachusetts Heights and on the border of Glover Park.

**Update on Memorandum of Understanding with Bourbon, Inc.** Commissioner Lane announced that the Memorandum of Understanding had been signed by both ANC 3B and the owner of Bourbon, Inc., Bill Thomas. The MOU was handed over the Milton Grossman, Esq., to be filed with the D.C. Alcoholic Beverage Regulation Administration.

**NEW BUSINESS:**

**Discussion of the Upper Wisconsin Avenue Corridor Study (UWACS).** Cindy Petkac from the D.C. Office of Planning (OP) presented information on the Upper Wisconsin Avenue Corridor Study (UWACS). The study is a "Small Area Plan" for the development of Wisconsin Avenue between the Maryland border at Friendship Heights and the southern border of the current site of Fannie Mae Corporation at 3900 Wisconsin Avenue, N.W. The proposed plan calls for 8-10 story buildings (approx. 110 feet) at the metro stops (Friendship Heights and Tenleytown) with successively lower building tiering away from the stops.

Almost all ANCs in Ward 3 and many Ward 3 citizens associations have expressed concerns over the current plan for a number of reasons including the relaxation of building height restrictions (e.g., current zoning calls for buildings of no more than 90 feet at the metro stops). Other concerns include the lack of analysis on infrastructure impact and the lack of information on projected population density.

This Small Area Plan is scheduled to go to Council for approval in Summer 2004. Because of community concerns, OP will be revising the plan and re-releasing it in May. Ms. Petkac agreed to return to ANC 3B in May to present the revised plan.

Commissioner Lively expressed concerns at the lack of any analysis regarding the impact on traffic and services in the immediate and surrounding jurisdictions. Commissioner Lively also expressed concerns about the process because even there would be a Small Area Plan, negotiations with developers would have to be on a project-by-project basis (i.e., Planned Unit Development). Finally, Commissioner Lively was concerned that the Metropolitan Police Department (MPD), Fire and Emergency Services (FEMS), D.C. Department of Public Works (DPW), and the D.C. Department of Transportation (DDOT) had not been consulted in drafting the current plan.

Commissioner Lively presented a motion to oppose the UWACS plan in its current form. The plan should be revised in consultation with MPD, FEMS, DDOT, and DPW and include an infrastructure analysis detailing the potential impact on traffic and services in Glover Park and Cathedral Heights. Commissioner Howe seconded the resolution and a vote was taken.

The resolution passed 3-0.

Procedure to Handle Proposals to St. Luke's Development LLC. Commissioner Lane announced that a procedure would be developed in the next month to handle proposals to St. Luke's Development LLC and presented at the next meeting. (Background: ANC 3B's agreement with St. Luke's Development LLC includes \$25 thousand to support community recreation projects and \$25 thousand to be used to create a Glover Park streetscape within the next two years.)

Cathy Fiorillo presented a proposal to ANC 3B for consideration. The proposal requests \$1 thousand to purchase library books and computer equipment for Stoddert Elementary School. These resources are not paid for by DCPS. The Commissioners agreed to review the proposal along with others received regarding the St. Luke's Development LLC fund.

Proposal Changes in Saveur Restaurant Operations. Edward Jacobsen, the owner Saveur Restaurant, on Wisconsin Avenue described work being done at the restaurant. It includes renovation of the upstairs dining room and does not represent a change in scope of restaurant operations. Mr. Jacobsen said that his long range plans including installation of a roof deck sometime in the future. When he had such plans together, he agreed to present them at an ANC 3B meeting.

Commissioner Lively asked about excess trash and debris in the alley. Mr. Jacobsen responded that it was from the renovation work and that he was having it cleaned up. Commissioner Howe agreed to meet with Mr. Jacobsen within the next month to inspect trash area behind the restaurant.

**Representative from WASA on the Lead Contamination Issue.** Commissioner Lane announced that ANC 3B had been unable to secure the attendance of a representative from WASA to attend the meeting but that WASA had agreed to send someone to the March 11<sup>th</sup> meeting to discuss the lead contamination issue.

**ADMINISTRATIVE:**

**Approval of July 2003 Meeting Minutes.** Commissioner Halpin, 2003 Secretary/Treasurer for ANC 3B, has not provided the meeting minutes for July 2003. As such, discussion and approval of the July meeting minutes was postponed.

**Approval of the September 2003 Meeting Minutes.** Commissioner Lane presented the September 2003 minutes for approval. (Note: ANC 3B was unable to pass the minutes in prior months because of the lack of a quorum.) Commissioner Lively presented a motion to approve the minutes, Commissioner Howe seconded, and the minutes were approved 3-0.

**Approval of FY 2003 Fourth Quarter Report and FY 2004 Fourth Quarter Report.** Consideration of the quarterly reports was postponed because the Commission Halpin, the 2003 Secretary/Treasurer, has not prepared them or provided the information to the current Commissioners to prepare them. Commissioner Lane reported that a letter had been received from the Office of the Auditor requesting the delinquent quarterly reports. For the record, Commissioner Lane read the letter of response to the Office of the Auditor detailing the problem.

**Notice of and Discussion of Need to Amend and Update the ANC 3B Bylaws.** Commissioner Lane announced that the ANC 3B Bylaws are being revised and will be presented at the March 11<sup>th</sup> ANC 3B meeting.

**Methods of Publishing Meeting Notices.** Commissioner Lane presented methods for publicizing months meetings for ANC 3B: a) an e-mail notice to the ANC 3B mailing list, b) notification in the *Georgetown Current* and the *Glover Park Gazette*, and c) posting of the notice and agenda on the ANC 3B web site at [www.dcneighborhoods.com/anc/3b](http://www.dcneighborhoods.com/anc/3b). These notices would be made not less than 7 days before the monthly meeting. Commissioner Lively presented a motion to accept these methods. Commissioner Howe seconded and the vote passed 3-0.

**Budget/Audit Update.** Commissioner Lane reported that the D.C. Auditor has not yet released its audit of ANC 3B but that our bank accounts were no longer frozen. Commissioner Lane also announced that ANC 3B is in the process of transferring responsibility for the records from Commissioner Halpin to Commissioner Howe.

**OPEN FORUM:**

Commissioner Lane asked if there were any issues the community would like to bring up.

- Paula Miller is working on getting periodic flooding problems at Guy Mason Recreation Center repaired. She is working with staff from Councilmember Patterson's office and is circulating a petition to have the problem addressed. ANC 3B agreed to write letters to the Director of the Department of Parks and Recreation and Councilmember Patterson urging that the problem be addressed and resolved.

- **Robert Hyman presented information on the Water and Conservation Board Grants matching fund.**
- **Juliana Tenge of the Alcoholic Beverage Regulation Administration introduced herself as the new supervisor/investigator for Glover Park.**
- **Stephanie Braggett from the U.S. Attorney's Office introduced herself as the new Outreach Coordinator. Her office is located at the 2<sup>nd</sup> District MPD and her phone number is 202.282.0854.**
- **Commissioner Howe announced that the seat formerly held by Commissioner Toni Ritzenberg in ANC 3B01 had been declared vacant by the Bureau of Elections and Ethics. Interested parties can petition for the seat between February 9<sup>th</sup> and March 1<sup>st</sup>.**
- **Commissioner Lane reported that there had been no further word on the status of Commissioner Halpin on ANC 3B04.**

**ADJOURNMENT:**

**Commissioner Lane asked for a motion to adjourn. A motion was so presented, seconded, and passed. The meeting was adjourned at 8:16 pm.**

**ANC 3B RESOLUTION  
CONCERNING THE UPPER WISCONSIN AVENUE CORRIDOR**

WHEREAS THE OFFICE OF PLANNING (OP) ISSUED A DRAFT REPORT, "UPPER WISCONSIN AVENUE CORRIDOR STUDY STRATEGIC FRAMEWORK PLAN," (DRAFT PLAN) IN NOVEMBER 2003 AND HAS REQUESTED COMMENTS UNTIL FEBRUARY 18, 2004; AND

WHEREAS THE STUDY DID NOT INCORPORATE ANY THOROUGH EVALUATION REGARDING IMPACTS ON PUBLIC TRANSPORTATION, ROADS, PUBLIC SCHOOLS, PRIVATE SCHOOLS, POLICE, FIRE AND EMERGENCY SERVICES, OR OTHER PUBLIC SERVICES IN TERMS OF THEIR CAPACITIES AND RESOURCE REQUIREMENTS TO BE ABLE TO ABSORB INCREASED POPULATION RESULTING FROM ADDITIONAL COMMERCIAL AND RESIDENTIAL DEVELOPMENT; AND

WHEREAS THE WISCONSIN AVENUE CORRIDOR CURRENTLY HAS CHRONIC TRAFFIC PROBLEMS THAT HAVE BEEN REPEATEDLY RAISED WITH DDOT, AND THE REPORT RECOMMENDATIONS THAT WOULD GREATLY IMPACT TRAFFIC ON WISCONSIN AVENUE AND ADJOINING NEIGHBORHOOD STREETS INCLUDING THE AREAS LOCATED WITH THE BOUNDARIES OF ANC 3B; AND

WHEREAS ANY INCREASE IN DENSITY OR PATTERN OF USE WOULD IMPACT ALL OF THE NEIGHBORHOODS SOUTH OF THE DEVELOPMENT AREA,

THEREFORE BE IT RESOLVED THAT ANC 3B OPPOSES THE DRAFT REPORT IN ITS CURRENT FORM BASED ON THE ABSENCE OF ANY INVESTIGATION INTO THE CURRENT INFRASTRUCTURE LIMITS AND THE RESULTING IMPACTS OF DEVELOPMENT ON THE INFRASTRUCTURE OF THE CORRIDOR, AND THE UNEVALUATED IMPACT ON THE ENTIRE CORRIDOR AND THE NEIGHBORHOODS SURROUNDING THE CORRIDOR, AS EXPRESSED ABOVE; AND

BE IT FURTHER RESOLVED THAT ANC 3B STRONGLY URGES THE OFFICE OF PLANNING, TO CONDUCT THOROUGH, DEFINITIVE STUDIES INTO THE IMPACT OF THE PROPOSED "UPPER WISCONSIN AVENUE STRATEGIC FRAMEWORK PLAN" ON:

- 1) TRAFFIC IN WARD 3, INCLUDING THE POTENTIAL DIVERSION OF TRAFFIC INTO THE JURISDICTION OF ANC 3B;
- 3) PARKING ALONG THE WISCONSIN AVENUE CORRIDOR AND ADJOINING STREETS;
- 4) PUBLIC SAFETY NEEDS, INCLUDING THE AVAILABILITY OF FIRE AND EMERGENCY MEDICAL SERVICES IN WARD 3;
- 5) EMERGENCY EVACUATION CORRIDORS INCLUDING, BUT NOT LIMITED TO: WISCONSIN AVENUE, MASSACHUSETTS AVENUE, CONNECTICUT AVENUE, MACARTHUR BOULEVARD; AND

BE IT FURTHER RESOLVED THAT ANC 3B IS GREATLY CONCERNED THAT SUCH POINTS HAVE NOT BEEN ADEQUATELY STUDIED BY THE OFFICE OF PLANNING AND

THEREFORE CANNOT FULLY EVALUATE THE PLAN UNTIL SUCH STUDIES HAVE BEEN UNDERTAKEN AND INCORPORATED IN THE PLAN; AND

BE IT RESOLVED THAT THE CHAIR OF ANC 3B, OR HER DESIGNEE, IS AUTHORIZED TO REPRESENT ANC 3B ON THIS MATTER.

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MELISSA J. LANE  
CHAIR

FEBRUARY 12, 2004

THIS RESOLUTION WAS APPROVED BY ANC 3B AT ITS REGULAR PUBLIC MEETING ON FEBRUARY 12, 2004, AT WHICH A QUORUM WAS PRESENT.

ANC 3B COMMISSIONERS:

VACANT	(01)
CHARLES L. HOWE	(02)
MELISSA J. LANE	(03)
VACANT	(04)
CHRISTOPHER J. LIVELY	(05)

**GOVERNMENT OF THE DISTRICT OF COLUMBIA  
ADVISORY NEIGHBORHOOD COMMISSION – 3B  
GLOVER PARK AND CATHEDRAL HEIGHTS**

**ANC-3B Minutes  
September 11, 2003**

A quorum was established and the meeting called to order at 7:25 pm. Commissioner Lane, Vice Chair, chaired the meeting for Commissioner Orr, Chair, who was out of town on military duty.

**Commissioners present**

3B01 – Toni Ritzenberg

3B03 – Melissa Lane

3B05 – Christopher Lively

**Commissioners absent**

3B02 – Jonathan Orr

3B04 – Michael Halpin

**MOMENT OF REMBERANCE:** A moment of silence was observed in memory of those lost and injured in the September 11<sup>th</sup>, 2001 terrorist attacks in the U.S. and for those community members who are serving in the armed forces.

**ADMINISTRATIVE:**

**Quarterly Financial Reports.** Commissioner Ritzenberg presented quarterly financial reports for the fourth quarter of FY 2002 and the first quarter of FY 2003. The reports need to be passed and filed with the D.C. Auditor's office on or before September 30, 2003. Commissioner Ritzenberg presented a resolution to approve these quarterly reports. Commissioner Lively seconded the resolution.

The resolution passed 3-0 to approve the quarterly financial reports for ANC 3B for fourth quarter 2002 and first quarter 2003.

**OLD BUSINESS**

**Update on 2136 Wisconsin Avenue.** Commissioner Lane reported Commissioner Orr was contacted by phone by a representative of 2136 Wisconsin Avenue who told him that one of the alternatives under discussion for the property was to turn it into a youth services center/halfway house rather than a mixed use commercial/residential property. No definite plans are under discussion, however, and no representative was present for 2136 Wisconsin Avenue.

Several community members expressed concern about this proposal. The commissioners agreed send a letter to the developer expressing the community's concern and asking them to report more fully on their plans.

**Update on BZA action regarding St. Luke's Condominium.** Commissioner Lane reported that the Bureau of Zoning and Adjustment had approved the St. Luke's Condominium Project but that the final order had not been released yet.



## NEW BUSINESS

**Consideration of Resolution Endorsing the Recent Formation of the Upper Georgetown/Glover Park Business Association.** Commissioner Lane read a resolution developed by Commissioner Orr endorsing a business association in the community. The resolution was considered and then put forward for a vote.

The resolution passed 3-0 to endorse the recent formation of the Upper Georgetown/Glover Park Business Association.

**Consideration of Resolution to Send a Letter of Protest to the Alcoholic Beverage Control Board Regarding Recent Changes to the Liquor License of the Establishment, "Bourbon," on Wisconsin Avenue.** Mr. Milton Grossman, who handles legal matters for ANC 3B including development of voluntary agreements, presented his concerns about the transfer of the liquor license for "Mon Cheri," the previous tenant of 2348 Wisconsin, to "Bourbon," the current tenant. Mr. Grossman contends that the new establishment is substantially different from the previous establishment and that the new owners failed to disclose to the ABC these substantial changes beyond that of extending the hours of operation. Mr. Grossman further contends that the previous establishment was primarily a "sandwich" shop that sold beer and wine and that the current operation is primarily a "bar" that sells "light fare."

Mr. Dimitri Mallios representing a co-owner of establishment, Mr. Bill Thomas, countered that there is no substantial change in the two restaurants beyond the change in hours. Mr. Mallios did write to the ABC in October 2002 and received permission for the change in hours from the ABC. He further contends that "Mon Cheri" had a full restaurant license even though they did not use it and that "Bourbon" is operating as a full service restaurant. Mr. Thomas then presented the menu for the new establishment saying that it represented an "improvement" over the last establishment.

Commissioner Ritzenberg expressed serious concerns about whether the new restaurant displayed their liquor license transfer application in the front window of the restaurant. Commissioners Lively and Ritzenberg questioned Mr. Thomas on why he did not contact ANC 3B at all about his plans. Commissioner Lively noted that ANC 3B has positive working relationships with other restaurants in Glover Park and that they have all entered into voluntary agreements with ANC 3B. Mr. Thomas expressed doubts about entering into a voluntary agreement but Mr. Mallios agreed to consider it.

The Commissioners are concerned that the community was not adequately informed of the transfer of the liquor license or the extent of the change in establishments. Commissioner Lane introduced a resolution to have Mr. Grossman write a letter to the ABC questioning the approval of the transfer and asking them to reconsider the issue. Commissioner Lively seconded the resolution.

The resolution passed 3-0 to have Mr. Grossman write a letter to the ABC about ANC 3B's concerns regarding the transfer of the liquor license. The Commissioners agreed to hold this resolution in abeyance, however, pending negotiations between Commissioner Orr, whose district includes 2348 Wisconsin Avenue, Mr. Grossman, and Mr. Thomas.

**Possible Consideration of Concerns About Park Usage in the Glover Park Area.**

Commissioner Lane asked if representatives were present from the 2200 blocks of 40<sup>th</sup> Street or 40<sup>th</sup> Place. Commissioner Lively and Commissioner Lane had been contacted by residents of these blocks concerned about the use of the W Street park by dog owners as a de facto dog park. No representatives were present to discuss the issues so it was tabled at this time.

**MPD REPORT**

**PSA 205 Report.** Lt. Josiah Eaves from the Second District gave the police report for Patrol Service Area 205. He asked that community members contact him directly if there are issues they would like him to address. Commissioner Ritzenberg asked him if crime statistics could be run for all of ANC 3B rather than just PSA 205 as ANC 3B also includes parts of PSA 203 and PSA 204. Lt. Eaves agreed to have “ANC 3B” statistics run for the October meeting.

**ADMINISTRATIVE**

**Notice of and Discussion of Need to Amend and Update the ANC 3B Bylaws.** Commissioner Lane announced that the ANC 3B Bylaws will be undergoing revision.

**Budget/Audit Update.** Commissioner Lane reported that the D.C. Auditor is conducting an audit of ANC 3B records and that the ANC 3B bank accounts remain frozen.

**Approval of July Meeting Minutes.** Commissioner Halpin, Secretary/Treasurer for ANC 3B, was unable to attend the meeting or send the July meeting minutes for consideration. As such, discussion and approval of the July meeting minutes was postponed.

**OPEN FORUM**

Commissioner Lane asked if there were any issues the community would like to bring up. None were forthcoming.

**ADJOURNMENT: 8:29 pm**

9 February 2004

VIA Fax: 202.724.8814  
Original Sent by Mail.

Ms. Deborah K. Nichols  
District of Columbia Auditor  
Office of the District of Columbia Auditor  
717 14<sup>th</sup> Street, N.W., Suite 900  
Washington, D.C. 20005

Dear Ms. Nichols,

I have received a copy of your letter to Commissioner Michael Halpin, Treasurer/Secretary for ANC 3B, dated February 2, 2004, regarding our ANC's fourth quarter fiscal year 2003 report which has not yet been submitted to your office.

Unfortunately, ANC 3B has experienced significant turmoil over the last several months. Three of the five commissioners (Commissioners Orr, Ritzenberg, and Halpin) have not shown up for public monthly meetings for many months thus preventing establishment of a quorum. Presentation and approval of the quarterly reports has been an agenda item but one we are unable to address without a quorum. In addition, Mr. Halpin, the ANC 3B Secretary/Treasurer, has all of our financial records and banking information. I have not, however, seen nor heard from him since last summer and repeated attempts to contact him have not proved successful thus far. Further, Commissioners Orr and Ritzenberg resigned last month leaving Mr. Halpin as the only current Commissioner with signature authority on our bank accounts. I will continue to try and contact Mr. Halpin to get the information and bank statements we need to complete both the fourth quarter FY 2003 report and the first quarter FY 2004 report. A candidate for one of the vacant seats has been certified by the D.C. Board of Elections so we will now be able to establish a quorum, elect new officers, and, upon receipt of the banking information, approve the quarterly reports and forward them to your office.

If you would like to contact me to discuss this issue further, please feel free to call me at 202.276.0681 or e-mail me at [mjlanedc@comcast.net](mailto:mjlanedc@comcast.net). I look forward to successfully resolving these issues.

Sincerely,

Melissa Lane  
Acting Chair, ANC 3B

cc: Councilmember Kathy Patterson  
Councilmember David A. Catania  
Gottlieb Simon, Executive Director, ANC Office