

DRAFT RESOLUTION

WHEREAS the development at 1772 Church Street NW has been heard by Advisory Neighborhood Commission 2B (ANC 2B) and the Historic Preservation Review Board multiple times; and

WHEREAS during the last project iteration, the Historic Preservation Review Board requested the applicant address ANC 2B's resolution passed unanimously at the March 11th ANC meeting, which is attached for your convenience; and

WHEREAS the ANC resolution specified several stipulations for compatibility of the project; and

WHEREAS while **most** stipulations were met, ANC 2B believes the following two stipulations were not:

"The residential building seen from adjacent at-grade vantage points including the entirety of Church Street, P Street, 18th Street, and the public alley between Church and P Streets be between 40 and 59 feet tall, including mechanicals, and maintain existing setbacks."

"Alterations are made to the exterior design so that the corrugation of the Church Street buildings' facades and the rhythm of the Church Street buildings' roof lines are in scale with the surrounding buildings."

WHEREAS ANC 2B believes the residential component of the project as presented satisfies the height stipulation from immediately adjacent vantage points, but it does not do so from further vantage points.

THEREFORE, be it RESOLVED ANC 2B finds the proposal not in compliance with its previous resolution; however, it deems the impact of those deviations to be de minimis.

Be it further RESOLVED that to fit the rhythm of the surrounding context, ANC 2B believes the bays on the residential component, which abut the property line, should be set back such that they are in line with Church Street buildings' facades.

Nick Jessee 5/13/2015 4:07 PM

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Nick Jessee 5/13/2015 4:08 PM

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Nick Jessee 5/13/2015 4:12 PM

Deleted: opposes this proposal; ANC 2B recommends the Historic Preservation Review Board to not find the proposal compatible with the Dupont Circle Historic District until the conditions of the March resolution are met in entirety.