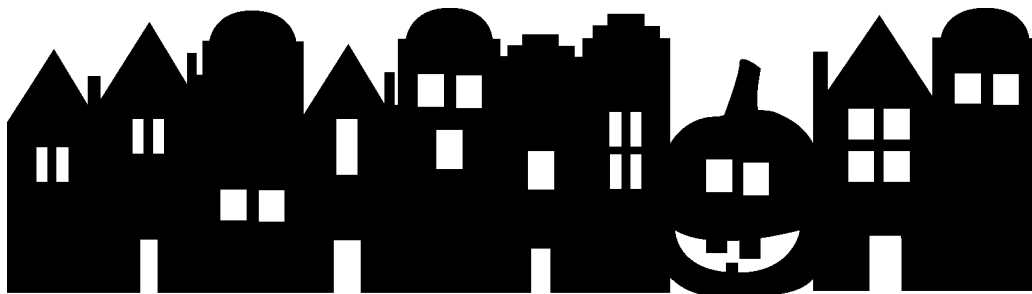


It's scary how much we love Stanton Park



Volume 26, Number 2
October 2002

stanton park neighborhood association news

CALENDAR

- OCT 21** **Mayoral Debate**
Monday, 7:00 PM
H Street Playhouse, 1365 H Street NE. Doors open at 6:00 PM. Co-hosted by SPNA and PSA106. Contact Keith Jarrell at (202) 332-4429 for more information.
- OCT 30** **Stanton Park Neighborhood Association Meeting / ANC Candidate Forum**
Wednesday, 7:30 PM
The meeting and special forum will be held at the Northeast Branch Library at 7th Street and Maryland Avenue NE.
- OCT 31** **Hallowe'en**
Thursday
- NOV 5** **Election Day**
Tuesday
- NOV 20** **Preservation Café: A Homeowner's Guide to Iron**
Wednesday, 6:30 – 7:15 PM
Trattoria Alberto (top level), 506 Eighth Street SE. This is the last Preservation Cafés for the Fall—a new series will begin in February 2003.

Want to know more about SPNA?

Want to know what happened at the last meeting? Want to sign up to receive the newsletter via e-mail? All this and more available on the new SPNA Web site—coming soon!

SPNA Sponsors ANC Candidate Forum

SPNA's October 30th monthly meeting at the Northeast Library will give Stanton Park voters the chance to talk with our candidates for the new Advisory Neighborhood Commissions covering our neighborhood.

Ward 6 boundaries were redrawn after the 2000 census, creating 4 new ANCs. The Single Member Districts within the ANCs were also redrawn. These changes create new political dynamics in our neighborhood.

Redistricting has put the Stanton Park neighborhood area east of 8th Street NE into new ANC6A, and the area west of 8th Street NE into new ANC6C. Candidates for ANC Single Member Districts in our Stanton Park neighborhood have been invited to meet and talk informally with us neighborhood residents. In addition, Gottlieb Simon, who directs the DC Office of Advisory Neighborhood Commissions, has also been invited to share his insights into the operation and effects of ANCs at our October meeting. A long-time Capitol Hill resident, Gottlieb has a wealth of experience gained from many years as a commissioner of ANC 6B.

ANCs are the District's unique grass-roots organizations created to give local neighborhoods a voice in City government decision-making. Our elected ANC commissioners advise the District on matters such as zoning and land use, social service programs, liquor licenses, health, public safety, sanitation, etc. Be sure to attend our SPNA meeting so you can talk directly with your SMD candidates.

Learn who your candidates are, and where they stand on the issues that concern you. Consult the **map on page 3** to determine which SMD is yours. Here's your chance to be an informed voter on November 5th!

Are you a member of SPNA?

Use the form on the back page and join today!

September Meeting Minutes

SPNA's September General Membership Meeting was held September 25, 2002 at the Credit Union building at 4th and C Streets NE. SPNA Chair Warren Friedman opened the meeting and introduced the 2002-2003 SPNA officers. He thanked the Credit Union for providing the meeting space. He mentioned two upcoming meetings of interest to the community: the October 16 meeting on the Call Box initiative; and the October 19 clean-up and planting effort at Lady Bird Park (8th Street and Massachusetts Avenue NE) which is sponsored by the SPNA.

Warren also mentioned the major upcoming projects that the SPNA Land Use Committee (LUC) anticipates for this coming year:

- Parking and other issues related to the future of the Medlink Hospital property (Street and Massachusetts Avenue NE)
- Proposed Blimpies and shoe store, at 8th and H Streets NE
- BP-Amoco service station, at 3rd and H Streets NE
- Monitoring progress on the Station Place project.

Warren invited members to join the Land Use Committee, and explained that, while any SPNA member can attend and speak at LUC meetings, voting is a benefit limited to Committee members. Marta Wagner of the LUC gave a more detailed report on the Medlink situation. The owner, Dr. Shin, has decided to back out of the contract with Holladay Corporation and to continue to operate the hospital at the site. SPNA has concerns with whether Dr. Shin will continue to honor commitments made to provide adequate parking at the site. This is particularly critical as it has been reported that he is looking for additional tenants for the hospital building complex.

Continued, last page

SPNA Land Use Committee

The SPNA Land Use Committee meets on the second Monday of each month at 7:30 PM in the Northeast Branch Library. The meetings are open to the public with votes on issues before the Committee limited to its members. The Land Use Committee welcomes new members who are committed to analyzing and evaluating zoning and historic preservation issues throughout the Stanton Park neighborhood.

Each month the Land Use Committee reviews the cases within SPNA's boundaries that are pending before the Board of Zoning Adjustment and the Historic Preservation Review Board. In addition, the Committee gathers information and proffers advice about projects that are in the planning stage but are not yet ready for review by these DC agencies. The Committee also monitors and makes recommendations regarding projects outside SPNA's boundaries that impact the neighborhood, including improvements to Eastern Market, the Capitol, and the H Street corridor.

Recently, the Land Use Committee opposed an application to HPRB by the owners of 20 Ninth Street NE, who engaged in extensive renovations at the rear of their property that included doubling the height of an existing addition. As reported in *The Washington Post* last month, the owners had obtained permits that HPRB has now determined, based on the actual construction, did not accurately reflect the proposed work. HPRB is now requiring the owners to submit for review a new detailed application for the construction, which is now almost complete and may need to be removed in order to obtain HPRB approval. The Land Use Committee will review the new application when it returns to HPRB.

A Short History of MedLink

One of the current projects of the Land Use Committee is monitoring the operation and plans of the MedLink Hospital and Nursing Center at the former Capitol Hill Hospital, especially its compliance with parking requirements. MedLink opened in 1992 with a special exception from BZA that allowed it to operate 130 beds. In 1999, MedLink obtained another special exception from BZA allowing it to operate an additional 32 beds, but only if it provided a total of 276 offstreet parking spaces. At that time, MedLink represented that it could provide the required offstreet parking spaces by combining the capacity of a parking garage attached to the

hospital with that of two surface lots across the street, where the Union Square townhouse complex is currently nearing completion. In preparation for selling the property containing the two surface lots to Holladay Corporation for the townhouse development in 2000, MedLink sought to modify the second special exception to permit the operation of the same number of beds without the offsite parking requirement. In the face of community opposition, however, MedLink ultimately withdrew the request for a modification of the special exception but nonetheless sold the townhouse property to Holladay in 2001.

MedLink also entered into a contract to sell Holladay the hospital property for development as apartments and condominiums. Earlier this year, however, MedLink declared bankruptcy and is now in litigation with Holladay to terminate the contract of sale so that MedLink can continue its operations on the site. MedLink's president, Dr. Peter Shin, appeared at the September meeting of the ANC 6A Zoning and Licensing Committee to

discuss this situation. In response to a question, he asserted that MedLink is providing 176 offstreet parking spaces in the garage attached to the hospital and is therefore in compliance with the original special exception. Although that special exception appears to limit MedLink to the operation of 130 beds, a letter to the community that Dr. Shin circulated at the ANC Zoning and Licensing meeting and elsewhere states that MedLink is currently caring for 160 patients and residents. The SPNA Land Use Committee is in the process of investigating this discrepancy. The Committee is also monitoring the situation with respect to another statement by Dr. Shin at the ANC Zoning and Licensing meeting—that MedLink will be seeking tenants for the portion of the hospital that is currently empty, approximately half of the total space.

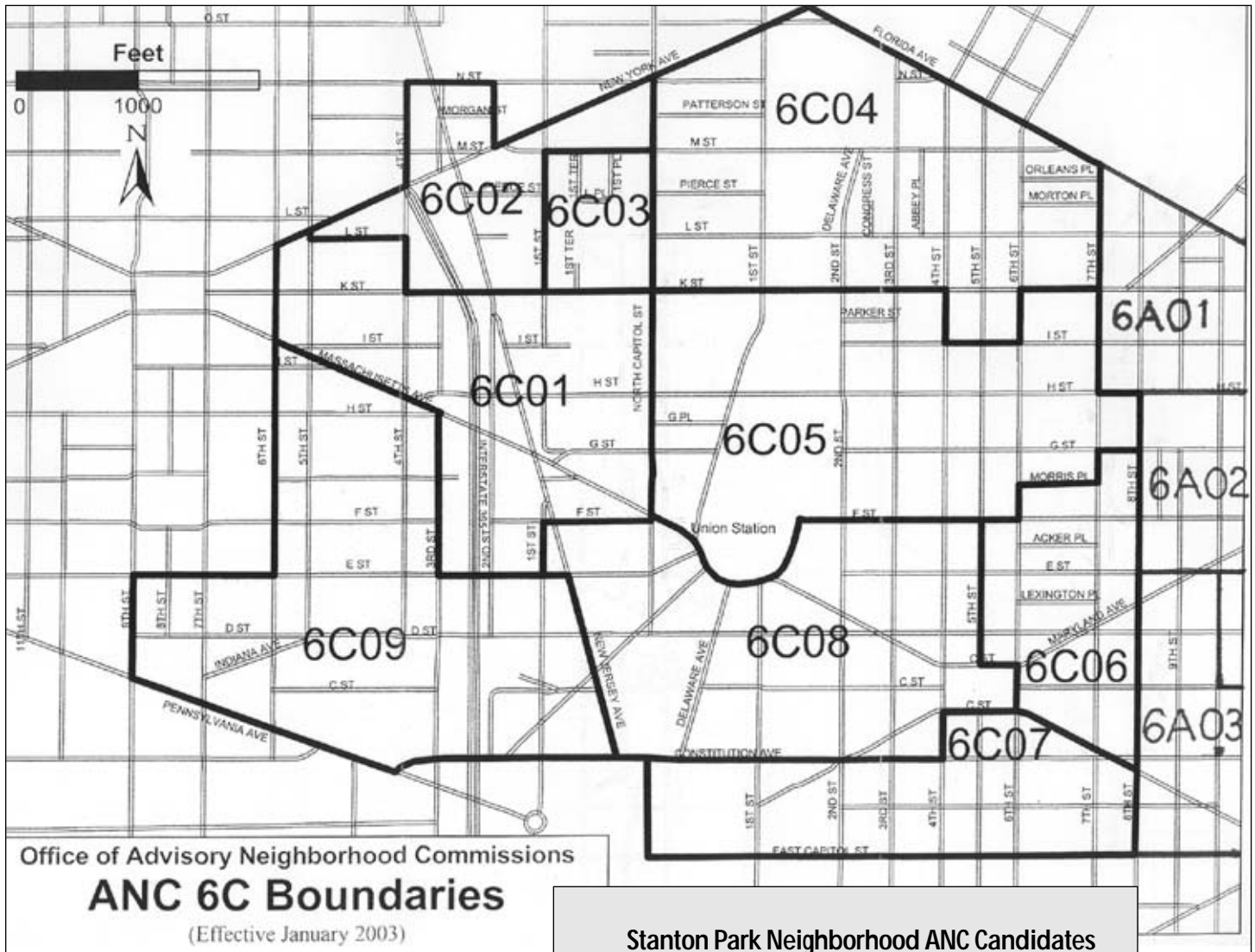
For additional information about the activities of the Land Use Committee or about becoming a member, contact one of its co-chairs, Drury Tallant (543-8773) or Monte Edwards (543-3504).

All About H Street

The long anticipated revitalization of the H Street, NE Commercial Corridor has moved several steps closer to reality in recent months. Notable events of this summer include the designation of the corridor as one of the District's first five **Main Street programs**. Thus far, a Main Street Board, an Executive Committee, and four standing committees have been formed; Articles of Incorporation are filed; and 501c3 status has been requested. A temporary office has been secured and is under renovation. Interviews for the Executive Director position are ongoing. By early 2003, H Street should have a functioning Main Street Program with its own office, a full time Executive Director, and a revitalization plan to help guide policy and projects for the corridor.

Of course development does not stop until the Main Street program and the revitalization plan are in place, and in fact the pace of projects on H Street is already picking up steam. The **H Street Playhouse** at 1365 H Street opened this past summer and with critical acclaim for the quality of its performances, and is attracting a steady stream of patrons. Nearby, a new, non profit corporation—the Atlas Performing Arts Center, Inc.—has purchased the **Atlas Theater** with a gift from the Sprenger-Lang Foundation and a commitment from DHCD to write off the mortgage at 10% per year. The complex will include two professional theaters (300 seats and 200 seats), 2 lab theaters, 3 dance studios, a costume shop, dressing rooms, production shop, and offices. A restaurant is also planned to help support the complex. The Atlas Theater project should break ground next summer, and be open sometime in 2004. At the other end of the corridor, the 1.4 million sq. ft. **SEC project** adjacent to Union Station is under construction, with completion due in early 2004. Other projects include on-going discussions with **BP-Amoco** on the development of the gas station at 3rd and H, and efforts to improve the quality of a project by the H Street CDC at 8th and H. In nearly every block of the corridor small renovations are underway, and a **facade program** funded by DHCD should bring substantial improvements to approximately 40 storefronts. Finally, a cultural resources survey is underway to document the rich history and architectural heritage of H Street and the Near Northeast neighborhoods.

There are many positive signs that a healthy redevelopment of the H Street Corridor may finally be underway!



Office of Advisory Neighborhood Commissions
ANC 6C Boundaries
 (Effective January 2003)

Stanton Park Neighborhood ANC Candidates

SMD	Candidates
6A02	Joseph Fengler
6A03	Edward Daniels, Virginia Gaddis Emily Porter, Cody Rice
6C04	Shane Griffith, Daniel Pernell, III Brenda Renfrow-Roach
6C05	Robert Hall, Drury Tallant
6C06	Joel Robert Davidson, Bob Morris Margaret Palmiter
6C07	Bill Crews, Carl Mintz, Jr.
6C08	Karen Wirt

SPNA Hosts ANC Candidate Forum

SPNA's October meeting will give Stanton Park voters the chance to talk with the candidates for the new Advisory Neighborhood Commission Single Member Districts (SMDs) in our neighborhood. This forum offers you a great opportunity to meet the candidates and learn where they stand on the issues that concern you. Use this guide to find the candidates for your SMD, and come to the meeting!

When: Wednesday, October 30, 2002
 7:30 PM

Where: Northeast Branch Library
 7th Street and Maryland Avenue NE

SPNA Co-Hosts Mayoral Debate

SPNA and PSA 106 will co-host a mayoral debate at 7:00 PM Monday, October 21, at the H Street Playhouse. The debate between Mayor Williams (D), Carol Schwartz (R), and Steve Donkin (SG) will be moderated by NBC4's Tom Sherwood. Don't miss it!

Meeting minutes (continued)

Laura Canfield, Chair of the Environment Committee, reported on efforts to maintain street trees and indicated that brochures on how to care for these trees are still available.

Warren outlined the new ANC districts and reported that SPNA efforts to recruit candidates for the Single Member Districts within the SPNA boundaries had been very successful.

The guest speaker, Dan Tangherlini, Acting Director of the D.C. Department of Transportation, and an SPNA neighbor, gave the evening's presentation. Dan reported on several successful initiatives that DDOT has begun. Transportation planners are being hired for each of the city's wards—he reported a vacancy for the Ward 6 position, and encouraged the audience to let interested

people know that they are recruiting for this job. He noted that DDOT is now charging for right of way for such things as underground communications cables and earning \$37 million for this. He also pointed out that DC has doubled spending on its transportation infrastructure from \$125 million in 1999 to \$250 million in 2001. He discussed a large project being considered for a trolley line along M street from the Southwest waterfront to Maritime Plaza which would eventually cross over the Anacostia River to the Benning Road and Anacostia Metro stations. This would be funded through one-third shares by the federal government, the DC government and the private sector.

Dan also mentioned plans to resurface Bladensburg road up to Mount Olivet Street, to develop a new entrance to the Arboretum, as well as extensive improvements to Columbus Plaza in front of Union Station.

He also discussed some problem areas which remain. Eighth Street from Pennsylvania Avenue to Florida Avenue is in bad shape, but the \$10 million repair cost is so large that action cannot be taken immediately. Dan pointed out that the Highway Trust Fund formula works against the District since its based on number of car registrations and the amount of gasoline sold in a state. Because 70% of the daytime traffic in DC is from Maryland and Virginia, and because urban land use is often unsuitable for gas stations, the District loses out on both these criteria. He indicated that they are working with Rep. Eleanor Holmes Norton to attempt to correct this in the upcoming re-authorization of federal transportation legislation.

The meeting was adjourned. The next SPNA General Membership Meeting will be at the Northeast Branch Library, at 7:30 PM.



Stanton Park Neighborhood Association Membership Registration Form 2002-2003

Name: _____

Address: _____

Phone: _____ (day) _____ (eve)

E-mail: _____ Would you like to receive the SPNA newsletter via e-mail?

Single Annual membership (\$10) \$ _____

Household Annual membership (\$18) \$ _____

Household Lifetime membership (\$250) \$ _____

Tax-deductible SPNA scholarship donation \$ _____

GRAND TOTAL \$ _____

Signature: _____

Want to get more involved?

Let us know if you'd be interested in working on any of these SPNA committees:

- | | |
|---|---|
| <input type="checkbox"/> Land use | <input type="checkbox"/> Membership |
| <input type="checkbox"/> Environment | <input type="checkbox"/> Newsletter/Web |
| <input type="checkbox"/> Scholarship review | <input type="checkbox"/> Annual dinner/special activities |

Please make checks payable to SPNA.
Send checks and form to:

SPNA
P.O. Box 75085
Washington, DC 20013-5085