



GOVERNMENT OF THE DISTRICT OF COLUMBIA

Advisory Neighborhood Commission 7E

Special Meeting RE:Fletcher Johnson Site Development Request Minutes

August 15, 2019

Capitol View Public Library

5100 Central Ave SE

Washington, DC

Call to Order

Vice Chairwoman Linda Green (7E02) called the meeting to order at 6:48 pm. Commissioners Ebbon Allen (7E03), Commissioner Tate (7E04), Victor Horton (7E05) were present.

Veda Rasheed (7E01) arrived after the commencement of the meeting. Commissioner Houseal (7E06) and Commissioner Fields (7E07) were absent.

Approval of the Meeting Agenda

Vice Chairwoman Linda Green moved to approve the ANC's special public meeting agenda. Commissioner Tate seconded the motion, which was voted on and passed (VOTES: 4-0-0).

Fletcher Johnson Task Force Update

Commissioner T.N. Tate, ANC 7E04, Chair Fletcher Johnson Task Force provided a summary of the duties of the Task Force and focused on the main topic in the RFP presented by the District of Columbia of the Deputy Mayor of Economic Planning and Development (DMPED) which appeared to be Senior Housing, which was not the top community priority. Therefore, the Task Force wants to rally with the community to ensure that the community vision is the outcome of the Fletcher- Johnson site. Mr. Keith Towery, Vice Chair Fletcher Johnson Task Force, provided an overview. The Fletcher Johnson Task Force compiled a list with community desires which were:

- 1.Comphrenhensive Performing Art Space
- 2.Community Meeting Gathering Space
- 3.Post-Secondary Satellite Campus
- 4.Adult Technical Training
5. Urgent Care Center
6. Non traditional retail or business incubation space
7. Market Rate housing
- 8.Shared Office Space/Business Center
- 9.Membership gym or fitness center
10. Area akin to a bed and breakfast

Community Concerns- the items requested by the community were not reflected in the RFP.

Unaddressed zoning issues- The solicitation is calling for proposals for projects that cannot take place until zoning is changed. Currently, the site is zoned as a RA- 1, which allows for residential and commercial use. The Fletcher Johnson Task force requested the zoning be changed to a multiple unit zone, which is a M1-5 category

Property Disposition- At this current time the site has not been disposed, meaning the property can still be used for a government purpose, which does not coincide with the community vision.

Historical grave site excavation plans, and environmental issues- The community has requested that an air quality study be performed due to concern of asbestos, mold and other toxins on the site. The site was formally the Payne Cemetery, and it is unknown if there are artifacts on the site. The proper agency needs to be contacted to determine this and make arrangement to remove the artifacts and place them in the National Army Memorial Cemetery.

Preserving artwork and other community contributions- The Department of Energy and Environment would like to preserve the structure. The Fletcher Johnson Task Force wants the site to represent the work that Evelyn B. Fletcher and Dr. Phillip T Johnson did, as they were dedicated educators and community advocates.

Q/A Session

A community member shared that the focus on the RFP was not as heavily weighted on Senior housing as much as the Fletcher Johnson task force thought it did, so the question was posed which section in the RFP can it be located. In response, Commissioner Tate, explained that in the community feedback section, housing was listed as the first priority, the order was not representative of the community vision.

Another community member asked if the property was disposed, and the responds was no.

A comment was made by a community member, who attended the RFP sessions, was that there was an overwhelming response to home ownership. A list was compiled which had home ownership, followed by affordable housing, then single family homes, and then mixed income housing. The Task Force had the mindset that housing was a priority; however Senior Housing was not presented. A Letter, based on a Freedom of Information Act, was sent by The Vice Chair of the Fletcher Johnson Task Force, Mr. Towery, because there were conversations of turning the site into Senior Housing Development, so the Task force requested all documentation of conversation that took place between all parties. Replies from the Department of Housing and Aging stated that there is no material, and DMPED is working on assembling material, and DGS will provide all material once the procession fee is submitted.

A community member asked if we are too far behind the statement of work to have an impact? And can we ask to stop the process and force them to change the statement of work?

Several community members want to involve media outlets, to bring light to the situation.

Commissioner Rasheed, commented that ordering transcripts from the Property Disposition Hearing would allow for transparency of the matter, which coincides with her question of why the RFP is being issued prior to knowing the status of the Property Disposition.

In response a community member stated that government timelines were changed and there were overlapping government process that close up and the property was not disposed.

Commissioner Horton stated that the current resolution did not reflect the strongest case, and that focus should be placed on the environmental aspects as well as the historical grave site.

A community member stated, he felt the main topic to focus on should be the status of the property disposition, and to confirm is it is within the government.

Vice Chair Commissioner Green, concurred with Commissioner Rasheed, that receiving the transcripts from the prior hearings should be the first course of action. Commissioner Green commented that all inquires regarding historical preservation go through the National Park Foundation, which report to the Department of Interior, therefore that is where information regarding Payne Cemetery can be found.

Commissioner Tate suggested that an agreement is needed that resolution be passed by changing the language in the document and adding amendments.

Commissioner Rasheed recommended that moving forward that all conversations with agencies need to be documented, in order to have an accurate account.

A community member commented that the process should not continue and the resolution should state that we are not moving forward in supporting the RFP and set up a contingency to meet with community members, the ANC and the Fletcher Johnson Task Force.

Commissioner Rasheed stated that since there is no confirmation that property was disposed, the government has not met the requirements to issue the RFP.

Collectively the community members in attendance agreed that confirmation of the property disposition is needed, as well to discover what the status of the grave site is.

Commissioner Rasheed agreed to complete a statement with revised language that ensures that agencies involved in the Fletcher Johnson Land Reuse Project withdraw the Request for Proposal (RFP) until the legal requirements pursuant D.C. 10– 801 have been met.

Commissioner Horton motioned that the statement will be made with revised language, Commissioner Allen seconded it. It was supported by all members (5-0-0).

Commissioner Tate then summarizes what would take place: Commissioner Rasheed would provide a statement with revised language by tonight. Commissioner Tate would circulate the document. Commissioner Green would research the historical information for the Payne Cemetery.

The resolution was voted on and passed.

A community member suggested filing a grievance letter what DMPED. Commissioner Tate agreed to look into that procedure.

Commissioner Tate stated that the document would be completed and brought to Commissioner Green to be signed on Sunday and submitted before the deadline.

Adjournment: The meeting was adjured at 8:37pm.