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# The InTowner

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2004

Next Issue  
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## Graham Considers Run for At-Large Councilman Seat Against Incumbent Brazil

By Michael K. Wilkinson

Ward 1 Councilmember Jim Graham (D) has announced that he is considering a challenge to Harold Brazil in this year's contest for an at-large seat on the city council. While the popular politician has not announced an official run, he recently commissioned a poll to read feelings city-wide for his potential bid, and has made appearances on local media outlets to answer questions and share his thoughts about the bid.

The Mellman Group, which also does polling for presidential candidate John Kerry, surveyed 400 registered Democrats in Washington DC by phone during the period of March 1 through 3. While the results pointed to strong interest among Democratic voters to see Graham mount the challenge, the poll did not take into account several key issues that Graham must consider in making his decision.

### Poll Results in a Nutshell

The poll result summary, distributed by Graham *The InTowner* just prior to press time, begins by stating: "Our just-completed survey shows that Councilmember Graham has a stronger image than does Councilmember Harold Brazil. Brazil's weak ratings to leave him extremely vulnerable to a challenge from Graham. Few voters say they will vote to re-elect Brazil, and Brazil trails Graham in a head-to-head primary match-up. Moreover, Graham extends his lead after voters are given positive information about both candidates. This indicates that Graham is in an excellent position to challenge Brazil in the September primary."

The memorandum continues for three pages, listing a range of results that show favorable-unfavorable ratios that are stronger for Graham than for Brazil, including breakdowns by race showing that while Graham's support is not as strong among African-Americans as it is among whites, African-American voters do not overwhelmingly support Brazil either.

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## Foreign Missions Act OK for Chancellery Use Under Fire in Sheridan/Kalorama

By Anthony L. Harvey

Of the problems facing the well-funded and tightly organized Sheridan/Kalorama Neighborhood Council (SKNC) and the neighborhood's historic preservation society with which it works very closely, none is more vexatious to its dedicated and active membership than the perceived encroachments of foreign missions into the residential areas of those parts of Sheridan Circle, Embassy Row and Kalorama Heights west of Connecticut Avenue that constitute the city's smallest political jurisdiction—ANC 2D, with 2,600 residents served by two ANC commissioners.

Large apartment buildings, hotels and smaller churches provide a "Meginot Line" of protection for this enclave on its Connecticut and Florida Avenue sides, while huge, robber baron-built stone piles (ironically saved from the wreckers' balls of the 1950s and 1960s by foreign mission purchases and renovations) perform that function for the Massachusetts Avenue "Western Front." The high cliffs of Kalorama Heights, which overlook meandering Rock Creek—and are also predominantly occupied by foreign missions—serve as a natural protective separation for the neighborhood's northern frontier.



photo—Michael K. Wilkinson—*The InTowner*

Typical of the neighborhood are homes like the one shown here, which was once occupied by then-Senator Warren G. Harding and Mrs. Harding before he became President.

Within these well-trafficked boundaries lies a sylvan dale of elegant townhouses and detached single-family, upper middle class dwellings, together with more than half a dozen blocks of huge "MacMansions" of yore—most built about a 100 years ago. Many of these same buildings have been restored by foreign missions for embassy use, including residencies, offices (chancelleries), and cultural centers. The resultant noise, vehicular traffic, parking congestion, and pedestrian flow from those using the chancellery and consulate "office services" of these embassies are highly objectionable to these Sheridan/Kalorama Neighborhood Council citizen activists. And the ability of these residents to have imposed "neighborhood friendly" conditions (akin to "voluntary agreements" imposed in other neighborhoods on establishments with liquor licenses) on these foreign missions is felt to be severely restricted by the protections afforded by officials of the U.S. State Department who interpret federal laws and administer federal programs in support of these missions, and by officials of DC bureaucracies and adminis-

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## "Uptown Destination District" Concept Presented to U Street/Shaw Community

By Michael K. Wilkinson

On March 3, DC Director of Planning Andrew Altman convened a public meeting to introduce a major initiative to the U Street and Shaw communities, which he and others promised would transform the scrappy but rapidly changing area concentrated around the Dunbar and Howard theaters at 7th and T Streets, NW.

### Packed Room, High-Level Representation

The large meeting room was filled nearly to capacity, with over 150 persons, including neighborhood residents, elected officials and government employees, neighborhood association representatives, developers, public and private property owners, reporters, and many other interested parties. Through the evening, staff kept adding rows of chairs to the edges of the room as more and more guests arrived.

Detailed presentations from government staff and consultants followed a series of optimistic introductory remarks from planning director Altman; Councilmembers Jim Graham (Ward 1) and Harold Brazil (At-Large); Stanley Jackson, Director of the DC Department of Housing and Community Development; NCRC (National Capital Revitalization Corp.) President Ted Carter; and Phillip Scales, representing major area landowner WMATA.

Through the evening, audience members were invited to ask questions of any of the presenters, and to provide detailed feedback during the full session. After a brief break, the audience split into small focus groups to provide additional input and feedback directly to government representatives in a more intimate setting.

Structured this way, the meeting represented a rare opportunity for the public not only to experience the planning process close-up, but also to participate and contribute. Altman, members of his staff, and senior representatives from the consultant outfits employed for the



View as seen from high in the sky of the area being designated as the "Uptown Destination District."

study were all personally leading focus groups, soliciting questions and comments, and taking careful notes on the feedback.

### Historic "Black Broadway" As "Uptown Destination District"?

Dubbed the "Uptown Destination District," the area in question runs across W Street from 13th to 6th Streets on the north, down 6th Street along its eastern edge, across Rhode Island Avenue to the south from 6th to 9th Street, up 9th to T Street, and across T back over to 13th on the west, roughly forming an L-shape and encompassing within its borders much of the neighborhood's main commercial strips.

Despite development and gentrification in all directions (recent trends in Mt. Vernon Square, U Street and Columbia Heights have been extensively reported in this newspaper), the Uptown Destination District study area has been dogged with persistent drug problems and a concentration of abandoned buildings, not to mention some of the area's worst rush-hour traffic snarls.

At the same time, though, it has been the subject (or beneficiary) of several major planning initiatives, including the Howard University Town Center project, an extensive LeDroit Park revitalization study, and an ambitious light-rail line proposed to run along Georgia Avenue from downtown Silver Spring to downtown DC, right through the heart of the subject area.

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Shown here is the building that houses the former, small Dunbar Theater slated to take on new life as a mixed-use project, under private ownership and below the radar of city planners.

photo—Michael Wilkinson—*The InTowner*

photo with boundary overlay—courtesy, DC Office of Planning

# LETTERS

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## ANCs Should Stay Out of Historic Preservation: AN Commissioner Responds

Historic preservation is neighborhood preservation. Despite the misguided, misinformed statements made by one of my constituents, Ray Milefsky, in a letter to the *InTowner* (Letters, February 2004, page 2), without strong historic preservation regulations and a community voice in the process in the form of elected Advisory Neighborhood Commissioners, our city's neighborhoods, including Shaw, would be much less desirable places to live.

I was a preservationist before I became an elected official, and will be a preservationist while there is breath in my body. But as an ANC commissioner, I do not make judgment calls about what renovation work is appropriate. I do, however, make sure all work has received the correct permits by reporting any work that is being done without the appropriate permits posted. I leave decisions as to whether the work is being done in accordance with the law to the Historic Preservation Office staff.

The development of the Carter G. Woodson House at 1538 9th Street, NW as

a national historic site administered by the National Park Service (NPS) is the key to the renaissance of its block. Were the block not in the Shaw Historic District, this National Register landmark would likely be surrounded by parking lots instead of identical 19th century row houses. The legislation authorizing the NPS to acquire the home of the father of Black history and adjacent buildings was not a scam, as Mr. Milefsky put it, but the first step in creating a new heritage tourism destination that will draw tens of thousands of visitors each year to visit the house and patronize the businesses that will want to locate nearby. It will likely be many years before this dream becomes a reality, but it can only happen as a result of historic preservation.

And the used car lot at 7th and Q Streets that Mr. Milefsky complained about? It was shut down last year after two years of effort on my part. And how did we get it shut down? We used the historic preservation statute to force the removal of the illegal trailer that served as the dealer's office. Were it not for our neighborhood's historic district status and preservation enforce-

Cont., LETTERS, p. 5

# From the Publisher's Desk...

By P.L. Wolff

## WATER, WATER EVERYWHERE BUT NARY A DROP TO DRINK!

If things weren't so scary it might be a plot for a Gilbert and Sullivan operetta. Unfortunately, this is serious business indeed. But, unlike so many other things that go wrong in this city, or just get swept under the rug or about which the buck is passed from one bureaucrat to another, this lead in the water business goes much deeper and is far more pervasive than the usual scenario that we citizens have come to know and love to hate.

It's hard to know where to look first if we are to properly determine accountability. Our immediate gut reaction was to blame "The City"—whatever that really means, but given that the principal agency responsible for delivering the water to our homes is the quasi-independent water and sewer authority (WASA), which means that its day-to-day operations are not really a matter of direct city bureaucracy involvement, it's not so apparent that fingers can be pointed at a direct executive branch department under the authority of the mayor, such as the public works department.

Maybe the city council should take the heat, but we doubt it. True, the council retains an oversight function, but that is different than an operational function. We note with approval (and gratitude also) the response of at-large Councilmember Carol Schwartz, who chairs the Committee on Public Works. She wasted no time rolling into action once this lead problem was revealed. So far, she has taken appropriate steps to launch the necessary investigations; we suspect that her having conducted her committee hearing with such alacrity was a significant factor in getting WASA to take this matter with such a sudden degree of seriousness—an urgency it had not heretofore evidenced even though it had been aware of the danger since at least 2002. We are not at all convinced that WASA would have engaged the services of highly ethical former U.S. Attorney Eric Holder to chair an investigative panel were it not for the heat applied by Mrs. Schwartz.

Certainly, as facts emerge from behind-the-scenes as WASA, very troubling and serious questions about management competence arise. But what really has stood out, thanks to the recent *Washington Post* investigation is how WASA actually fired the official who insisted on reporting the excessive lead concentrations to the EPA as she, the holder of that specific job at WASA was required by federal regulation to do. Had she not done so, she would have been in violation of federal law. How can WASA, a state agency subject to federal EPA monitoring and regulatory requirements even think to circumvent its legal responsibility pursuant to federal law?

The managers or officers at WASA whose attempts to prevent their official charged with the responsibility to report excessive lead levels to EPA should be dismissed and subject to federal investigation for what could well be a criminal act.

But, there's more, apparently. From reports we and the rest of the public have heard, it appears that WASA may well have actually colluded with EPA officials to figure out a way to skirt the legal requirements. If that is true, if EPA is also found to have a hand in this cover up, then the Bush White House will have major explaining to do. And, before the Republican leadership in the House and Senate start bearing down on the DC officials with ultimatums, they had better take a close look at how cavalier their own Republican administration-led EPA seems to be when it comes to protecting the health of ordinary citizens. (Probably the only reason members of Congress are weighing in so mightily on this matter is that they are panicking over the thought that they, too, have been ingesting lead like the rest of us suckers.) And what about George Bush and the foreign dignitaries all being exposed to dangerous "Third World"-like water? Not a good advertisement for the supremacy of the world's only remaining "superpower," is it?

And, while we are wondering about the role of the feds in all this, what about the agency that actually mixes the brew that goes into the water before it's actually delivered to WASA, the distributor? That water provider is, of course, the vaunted Army Corp of Engineers. It is they who draw the water from nature and get it ready for us humans and it is they who control the water filtration plant and the mid-19th century aqueduct through which it makes its way until connecting with the city's or WASA's (either not really sure who owns what) cast iron pipes that feed to the service lines of either lead or copper or brass.

The bottom line is that no agency at either the local or federal level has properly handled matters nor have they properly anticipated the reality that our 19th century water distribution infrastructure was in need of rebuilding for the modern world. What is to be done now can be nothing less than wholesale replacement of everything. This will be, of course, astronomical in cost, but it must be done and it must not be fobbed off on the DC water customers alone. This is infrastructure stuff, like roads and bridges. Special appropriations from Congress are a must; after all, this is the nation's capital and Congress has to take responsibility for its safety. Better to start this process now before we discover a dead president in the Lincoln bedroom. □

# TheInTowner.

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(See classifieds section for information about procedures)

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NOTE: Publication date always second Friday of month.

# AROUND OUR COMMUNITY

The editor welcomes the receipt of information about community happenings, such as church-sponsored events, neighborhood and block association activities, public meetings dealing with neighborhood issues, and other events of a non-commercial nature. These may be emailed to us at [newsroom@intowner.com](mailto:newsroom@intowner.com), or sent by regular mail but not by fax.

Because we are a neighborhood newspaper and not a city-wide or regional publication, we restrict our reporting to that about news and activities occurring within the specific neighborhoods we serve—Adams Morgan, Mt. Pleasant, Columbia Heights; Dupont, Scott, Thomas & Logan Circles; Mt. Vernon Square/Pennsylvania Quarter, Shaw, U Street.

**Special Note:** Emails received bearing no substantive entry in the Subject field will not be downloaded for reasons of virus protection security. Neither will we open anonymous Postal Service-received mail. Only envelopes from government agencies, recognized civic groups and other organizations, or mail from individuals in envelopes bearing verifiable return addresses that include sender's full name will be opened; any other postal or hand-delivered mail will be either returned to sender or destroyed.

Notices of selected events received after the first Friday of the month deadline may be included during the ensuing publication period in this Community News section of our website, <http://www.intowner.com>—be sure to visit it during the ensuing weeks.

• Sat. & Sun., Mar. 13 & 14 (12noon-4pm): Once again, the **Friends of the Cleveland Park Library** will be holding their annual spring BOOK SALE featuring a great variety of hard-back and paper-back titles at rock-bottom prices—one dollar for most hard-backs and 50-cents for paper-backs (and only a dime for those that are mysteries, romances and science fiction!). For more info, call 282-3080.

• Mon., Mar. 15 (9am): Weekly residential street sweeping resumes meaning that alternate-side street parking resumes on street cleaning days. Failure to move cars on those days can result in a \$30 fine if vehicle is parked in a street-sweeping zone during posted "No Parking—Street Cleaning" hours. Forewarned is forearmed!

• Tue., Mar. 16 (7pm): **Early Cleveland Park History** will be the subject of a SLIDE LECTURE by Paul K. Williams and

Kelton C. Higgins, the authors of *Images of America: Cleveland Park*, one of several local history titles in the Arcadia Publishing "Images of America" series for which Williams, this newspaper's "Scenes from the Past" creator, is the principal author.

The program, which is free to the public, will be held at the Cleveland Park branch Library (Conn. Ave. & Macomb St.). Following the program, the authors will be on hand for a sale and signing of their book, a review of which was written by Cleveland Park Historical Society's Outreach Coordinator Judy Hubbard Saul and which appeared in this newspaper in the



November 2003 issue. For more info, call the library branch at 282-3080.

• Tue., Mar. 16 (7pm): This will be the first of a set of four **Tax Assessment "Town Hall"-type MEETINGS** in locations most convenient to the majority of readers served by this newspaper. (There will be five other meetings held elsewhere in the city.) According to Councilmember Mendelson, these meetings are designed to explain the tax assessment and appeal processes and answer residents' questions. Representatives from the Office of Tax and Revenue will join the council member at all the meetings. "This is a difficult subject for people to understand. In most cases residents have seen a steep increase in their assessments. They need to understand the tax appeal process and find out how they can challenge an unfair assessment," Mendelson stated.

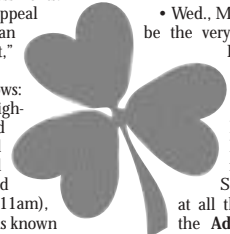
So mark your calendars, as follows:

For Mar. 16th, for the targeted neighborhoods of Columbia Heights and Petworth, the meeting will be held at the city's Regional Operational Command Center (801 Shepherd

St.); Sat., Mar. 20 (11am), focused on what is known as "Old City 1 & 2" (Dupont east through Logan into Shaw), at the Northeast Branch Public Library (330-7th St., NE—we're *not* making this up, the schedule *actually* has been established so that people from over in Northwest will have to schlep all the way over to Maryland Avenue and 7th Street on Capitol Hill); Thu., Mar. 25 (7pm), focused on LeDroit Park and Eckington, at the Watha T. Daniel Public

Library (8th St. & Rhode Is. Ave.—in the very heart of Shaw and near to residents of Old City 1 & 2, while convenient for them, is not for them); Sat., Mar. 27 (11am), focused on Woodley and Cleveland Park, among other areas.

As for residents of Adams Morgan and Mt. Pleasant, there seems to have been no meeting location specifically identified for them, which the organizers admitted to *The InTowner* appears to have been an "unfortunate oversight." For more info and to confirm meeting locations (in the event that it is decided to rearrange locations for different neighborhood sectors, call the council member's office at 724-8064.



• Wed., Mar. 17 (3pm): This will be the very last moment on St. Patrick's Day to add your contribution to the annual "Shamrocks Against Dystrophy" FUND-RAISING by our friends at the 17th Street branch (as well as

at all the other branches) of the **Adams National Bank**. Once again, the always friendly and helpful staff at the bank will be gratefully receiving donations of either \$1 or \$5 for this charity that supports research into a cure for Muscular Dystrophy and operates 230 clinics and 90 summer camps. Your contribution will be honored with your very own recognition paper shamrock added to the wall of thanks at the bank.

• Thu., Mar. 18 (6:30-8:30pm): This will be the second PUBLIC MEETING to obtain input regarding the Office of Planning's (OP) "**Uptown Destination District**" (UDD) initiative. This session

Cont., COMMUNITY, p. 7



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# COMMUNITY FORUM

REFORMING THE ABC LAWS: WHY IT MATTERS

By Rick Massumi

The writer, a resident of Mt. Pleasant and an attorney, also serves on the board of directors of, and as pro bono counsel to, the National Council for the Traditional Arts, a national non-profit organization dedicated to the preservation and presentation of traditional and ethnic music and culture.

On February 24 the DC City Council's Committee on Consumer and Regulatory Affairs, chaired by Ward 6 Councilmember Sharon Ambrose, issued its proposed new amendments to the ABC licensing laws. The new bill will make its way through the Council over the next couple of months. It is important that the Council as a whole recognize that the job of fixing these laws remains unfinished and that further amendments should be made before the bill becomes law.

Over the last several months, the Council has received record numbers of letters demanding reform. In two days of committee hearings, the call for reform was again articulated by many businesses and residents alike. The most fervently debated issue was the so-called "voluntary agreement" process by which a group of individuals as small as three, or any group incorporated as a citizens association, can force a licensee to sign an agreement that controls or limits practically any aspect of the operations of the establishment. These agreements have become pervasive, indeed virtually mandatory, because of the leverage afforded the protesting groups under the ABC laws. Far from being "voluntary," these "agreements" are the product of a system of forced capitulation. At the committee hearings, the chief opponents to changing this system were representatives of a consortium of citizens associations that have utilized the system to advance their own preferences and poli-

cies. Since the agreements are incorporated into the license and are enforceable by the government, they operate as law. The net effect is that private parties are acting as mini-legislatures, limiting not just the business owners, but the type and mix of activities and amenities available to all of us. All this through a mechanism that evades due process protections, that grants standing only to those who seek to restrict uses and activities while excluding everybody else from having any say, that is not subject to any meaningful statutory limits, and that cannot be appealed in the courts.

The "voluntary agreement" process becomes staggeringly important when you consider that the most significant social and entertainment venues for most of us are ABC-licensed establishments—restaurants, bars, lounges and clubs. These are the places we all patronize in order to be with our friends and families, where we meet people from other social and cultural milieus, where we talk to strangers and make new friends. They are the places where the different parts of our urban society come together, where we share music and culture, where we dance, where we find the richest pleasures of urban community and, for many of us, the very reasons we chose life in the city.

In this light, when one small group has the power by itself to dictate, for example, that an establishment cannot stay open past 10 p.m. (notwithstanding that most of us crave the late night amenities of city

life), that it must sign away its right to offer music or other entertainment (and thus our right to enjoy it), that it cannot allow patrons (i.e., us) to dance, it is immediately apparent that it is actually *all the rest of us* who are being restricted, denied, and disenfranchised. These sorts of rules, imposed unilaterally by private individuals in a secret process from which the rest of the populace is excluded, impact each and every one of us. Ultimately, the most invidious feature of this system is that it constrains not just the rights of the business owner, but the rights of all of us, as individuals and as a city, through a device that only works because the law places insurmountable leverage exclusively in the hands of the few and completely disenfranchises everyone else.

Indeed, the groups that have become expert at exploiting the system can effect a stranglehold on an entire neighborhood and enforce their own will, resulting in the banning of live music, DJs, dancing—even jukeboxes, the imposition of shortened operating hours, blanket policies against tavern and nightclub licenses, and practically any other restriction imaginable on the business operations of an establishment and the otherwise perfectly legal activity of the patrons inside the establishment. Music and dancing have been particularly targeted, and completely banned in some areas. The hostility, and in some cases the announced policies, of various groups against music, entertainment and dancing is having a profound chilling effect, with license applicants foregoing any attempt to provide these amenities knowing that this would only attract the ire of the local opponents. One has to wonder how it is that music and dancing have come to be treated like social ills. Most people would consider them activities of social, cultural and spiritual benefit.

Fortunately, the Council has the oppor-

tunity to address the problem of "voluntary agreements" before passage of the bill. If the system is to be retained, it must be reformed. All stakeholders must have equal standing so that proponents, not just opponents, have a right to participate. A balancing test that requires consideration of the establishment's contribution to the economic, social and cultural vitality of the city must be restored to the law. There must be scope limitations on "voluntary agreements" because certain matters are of such fundamental public interest that they should not be left to private action. Rather they should only be subject to action by the board in a normal administrative process, based on competent evidence, with a public hearing, the application of well-crafted statutory standards requiring a balancing of interests, resulting in a written opinion and order of the board explicating its findings and rationale, and with the right of appeal that attends such agency decisions.

Restrictions that should not be available through "voluntary agreements" but only through a valid administrative process include: 1) restrictions on music, entertainment or dancing, 2) restrictions on operating hours, 3) limitations on occupancy less than otherwise allowable by law, 4) limitations on advertising, and 5) restrictions on the licensee's ability to sell the license or the business. All of these are of constitutional or public policy dimensions. We must have a system that does not abandon them to arbitrary private action.

One purported reform that came out of the Committee was in response to criticisms that the law makes "voluntary agreements" eternal. They last the life of the license and go with the license when it is transferred to a new licensee. Thus, a group that extracts a "voluntary agree-

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**LETTERS**

From p. 2

ment, the car lot and the illegal activities associated with it would still be there.

In complaining about stop work orders issued by our city's preservation inspectors, Mr. Milefsky neglected to mention that he himself has called me in the past asking for inspectors to shut down illegal work in progress at the very building across the street from his house that he complained I have rejected plans "to get rid of." He should be glad to learn that not only is the building at 1555 9th Street at last in the hands of an owner who is prepared to renovate it, but that plans to do so have been approved by the Historic Preservation Review Board, with my blessing and that of our neighbors.

The demolition of 901 R Street, the building that housed one of the first venues where Edward Kennedy "Duke" Ellington played, and which was to be part of the city's new African-American Heritage Trail, on whose advisory committee I serve, represented the complete failure of two District government agencies to communicate and of a senior Williams administration official to understand that he had the authority to stop the demolition from happening.

[Ed. Note: The failure to follow existing procedures was reported by this newspaper at the time of its occurrence, noting, especially, how the removal of this corner house that anchored the heretofore cohesive Arlington Row decimated what had been an architecturally distinguished array of grand residences. See, "Historic Link to Jazz Era Razed; DC Officials Ignore Law for Delaying," InTowner, September 2002, page 1.]

There was no notice provided to me that a raze order had been issued until I received a call from a constituent on a Saturday morning alerting me that the work was underway. I spent the following four hours getting every government official I could find, as well as the media, to the scene. It was frustrating and painful to see that proud building come down right before my eyes. Since then, I have worked with the Historic Preservation Office to ensure that the façade of the building will be reconstructed in exacting detail so that the historic row of which the building was a part will again appear intact. This would not be happening without historic preservation laws and ANC involvement.

Preserving a neighborhood includes celebrating its history and putting vacant historic buildings back into productive use. Mr. Milefsky's home on Q Street, the former Washington office of the International Brotherhood of Sleeping Car Porters, for decades the country's largest African-American union, is on the African-American Heritage Trail as a result of my efforts. Shaw Main Streets, the non-profit organization whose board of directors I chair, is working to get businesses back in the empty storefronts along 7th and 9th Streets.

Despite Shaw's status as a predominantly and historically African-American community, Shaw Main Streets welcomes and encourages the participation of residents and entrepreneurs of all colors and creeds. If Mr. Milefsky would like to open a business that the community needs, Shaw Main Streets would offer him the same assistance an African-American business owner would receive.

As for the comments on "ignorant, racist rants" and "routine harassment of Asian residents and businesses" from ANC 2C commissioner, this may characterize some of the incumbents on ANC 2C, but not me. I challenge him to produce evidence of a single instance of such action on my part.

In short, Mr. Milefsky's letter was an

ignorant, error-ridden rant. I was surprised to see The InTowner publish it. A little fact checking would have proven the letter unworthy of your publication's standards.

Alexander M. Padro  
Commissioner,  
ANC 2C01, Shaw

**Editor's Note: Letters to the Editor, unlike news reports, are published as opinion pieces and their content is not subject to our editorial involvement other than to take care that clearly libelous words are removed. As a community newspaper, we have an obligation (as much as space permits) to provide an uncensored forum for sharing opinions—often vigorously presented—by our readers. Only if we detect some statement of fact that we clearly know to be at odds with a news report or commentary that we had previously published will we endeavor to "set the record straight"—as we did with our Editor's Note appended to last month's letter in question. There we did clarify that the ANC had nothing to do with the stop-work order at the Asian carryout as stated by the writer, that "the city's intervention was not due to a complaint from the ANC."**

V V V V V V V V V V

Proposed Liquor Amendments  
Fall Short of Real Reform

The proposed amendments to the liquor law, issued by Councilmember Sharon Ambrose on February 24, only begin to redress the abuses that threaten to close down nightlife in the District of Columbia. Much remains to be done.

At the prodding of nightlife businesses, friends of nightlife, and over 6,000 emails, the council member, who chairs the Committee on Consumer and Regulatory Affairs, has proposed the repeal of what former ABC Chairman Woodson called "the egregious" and what others have called the unconstitutional Section 14e, which allowed anti-nightlife cranks to hijack the licensing power of government, trumping elected government, the local ANCs, city council, the mayor, and the will of the people. But this reform, while significant, only begins to restore the balance needed for a vibrant and diverse nightlife industry.

Of greatest concern is the continued absence of a "sunset" provision on so-called Voluntary Agreements. The provision proposed by Councilmember Ambrose reads like it was written by the anti-nightlife agitators. Under the new provision, the Board may accept an application to amend a voluntary agreement "for good cause" if the applicant can prove that the proposed change "is either caused by circumstances beyond the control of the applicant or is due to a change in the neighborhood."

Thus, the council member proposes an almost impossible standard: that even after four years of compliance, licensees must prove circumstances beyond their control (e.g., an office building was built on the establishment's parking lot), or that "a change in the neighborhood" warrants a change in the voluntary agreement, as if increases in high end condo development will somehow loosen the restraints on nearby nightlife businesses. Council needs to propose an effective sunset provision, such as the absolute termination of a voluntary agreement provided the applicant has substantially complied for four years. The ABC Board can re-impose restrictions on problematic businesses, but after four years of restrictions, the owner should be given a chance to operate without the agitators' constraints.

Nor have other abuses in voluntary agreements been addressed. Anti-nightlife agitators remain unrestrained in their ability

to hijack the law by front-loading unwarranted restrictions on music, entertainment, and advertising. Nor are they prohibited from lowering an establishment's legal occupancy, limiting the legal hours of operation, restricting or prohibiting cover charges that pay for premium entertainment; and, they often try to limit to whom the owner can sell the business.

Nor have the proposed provisions addressed abuses in "Standing." As was recently illustrated by the Logan Circle ANC in the Box Life hearing, no advocate of a nightlife business has standing in either a protest, or in a voluntary agreement proceeding. Nor does an ANC have standing if it supports or declines to oppose an applicant or voluntary agreement. Nor are advocates provided with appropriateness standards that support advocacy. The appropriateness standards only accommodate protesters' concerns about traffic, property values, and noise. Advocates' concerns about cultural and economic vitality and employment are excluded. Advocates need to have a voice in protests and voluntary agreements and need standards that give them substance.

Finally, the proposed restaurant definition of \$2,000 in food sales per seat creates an almost impossible standard, especially for small, family-owned restaurants in big buildings. A three-story townhouse-sized restaurant in Adams Morgan or on U Street, for example, that may seat only 75 on the main floor, may have a building occupancy of 300, including the lounge areas on the second and third floor. Food sales will be calculated not by the 75 seats in the eating area, but by the total occupancy of the building. Suddenly, this little three-story restaurant will have to produce not \$150,000 in food sales, as would be required for the downstairs restaurant, but \$450,000 a year in food sales—a standard that is beyond the capabilities of most of the locally-owned restaurants in the city. The "Duck Test" for restaurants would have been adequate—does it look like a restaurant? Even a Duck Test plus dollar per seat of around \$1000 per seat would prove it is a food establishment, if the goal is to ensure food is being served, rather than putting a place out of business.

One is left to conclude that a \$2,000 per seat standard is a recipe to close 10 to 15 percent of the restaurants in the city, including some of the city's most popular venues, unless they can change license class.

Councilmembers Ambrose, Graham and Catania have made much of not putting good businesses out of business; it is yet to be seen whether the ABC will follow suit and allow a change of license class, especially for the owners who are good scouts, but may not be Eagle scouts.

Ms. Ambrose has recently observed that the new law has indeed changed the rules, and that provisions should be made for businesses caught in the transition. Councilmember Catania has proposed grandfathering for two years while businesses change license class or comply with the new restaurant definition. But a two-year grandfathering is inadequate. An effective grandfathering would allow an unprotested change of license class as long as there is no substantial change in operations. Councilmember Evans was correct: just let the license come into compliance with operations. When an establishment has been operating as a nightlife venue for two or more years without substantive community protest, both community and operator have, by example, made their case, and the change of class should be automatically awarded, or the establishment should be allowed to operate as it operated under its old license class (grandfathered), without threat of revocation.

To effect genuine reform, the Council should put a true sunset on voluntary agree-

ments, limit the substance of voluntary agreements, provide standing for advocates of nightlife in protests and voluntary agreements, expand the appropriateness standards to give advocacy grounds to advocate, lower the dollar food sales for restaurants, and grandfather establishments for which a change of license class does not involve a change in operations.

Frederic Harwood  
Executive Director  
DC Licensed Beverage Association

V V V V V V V V V V

Crime is Only the Symptom;  
Underlying Causes Are Key

I've read your paper with interest since moving to the District, and have desired to write several times. Once you stated that neighborhoods are starting to turn around since city officials are "finally getting phone calls to do something." This suggests and implies that residents who have lived here far longer than myself or the new wave of residents have not called the city about neighborhood conditions. Quite the contrary. I have neighbors who have file folders full of letters, complaints, and logs documenting contact with District offices responsible for streets, rats, and other conditions. They got no response and no action. Is it any wonder that they get upset when they see the calls of newcomers like myself being addressed immediately?

This leads me to your recent editorial stating that crime should be the mayor's priority. "Crime" is more important than children, the elderly, the homeless and the unemployed? Surely you aware of the link between crime, unemployment, poor education and homelessness? Surely you are sophisticated and well-read enough to know that attacking "crime" is tantamount to attacking the symptom and not the real causes and conditions? Surely you have enough sense of desiring to create an inclusive community to know that, in addition to us single, fairly well-employed people who call the District home, there are families, children, elders and others who should be considered "family" and a part of "our community" as well?

When I see a leading newspaper such as yours state that crime is the priority—not housing, not our schools, not the rats, not the homeless, but the "scum" you identify as criminals, I feel saddened, angered and disheartened at such self-centered, self-seeking, "it's all about me" thinking.

I realize that the District has been home to many people far longer than it has been home to me. I desire to respect, support and work with the worthwhile elements here. I desire to listen to the long-term residents who do not frame the question in terms of "crime." They talk about children, babies, old people, the loss of a city they loved, and a sense of no longer belonging, and certainly not being appreciated or respected by us newcomers.

To me, that is a crime.

Anne Bouie  
Columbia Heights

**Editor's Note: It is mostly from long-time Washingtonians that we hear the most about how crime is the Number One scourge in our city; maybe that's because those folk recall a time when their neighborhoods were not being invaded by the lawless firing their guns at every perceived provocation. But we don't assume that we are necessarily the greatest authority on this issue; let's hear from more readers about our conflicting views—your opinions do matter (and the civic authorities do actually read our newspaper).**

**FORUM**

From p. 4

ment" from an applicant has control over that that license forever, notwithstanding that the neighborhood as a whole may wish the restrictions removed. Instead of addressing this problem with the obvious solution, a sunset provision limiting the life of all "voluntary agreements," the Committee instead has proposed that the licensee can make a special application to the Board to "amend" a "voluntary agreement." But in order to obtain any amendment the licensee must prove that circumstances have changed such that the amendment is justified. This is truly "Alice in Wonderland" logic. "Voluntary agreements" are not based on evidence of "circumstances" and no justification whatsoever is required to impose them. There is no record of any agency deliberation finding them justified in the first place or stating what evidence and what "circumstances" were relied upon by the agency as the basis for them. They are simply imposed by fiat by the private parties that force them upon the licensee. Since no evidence of "circumstances" is required to effectuate a "voluntary agreement," and no record exists of what "circumstances" the Board deemed to justify the agreement (because the law in fact does not require any justification and the Board does not

make any findings regarding justification), it is impossible for the licensee to prove a change in such "circumstances"! Moreover, one has to wonder, why should it be permissible to impose a "voluntary agreement" without any proof of "circumstances" or justification, but impossible to amend it without such proof? All this does is highlight the original problem: How can we have a system that allows private parties to impose restrictions that impact on all the rest of us without any justification or legal process in the first place?

*Indeed, the new bill actually makes a bad situation worse. Under the old law, it was at least theoretically possible to get relief from a "voluntary agreement" through a burdensome and uncertain "substantial change proceeding." Under the new bill, even that tiny glimmer of hope is extinguished.*

Another contentious issue at the Committee hearings was the definition of "restaurant" for purposes of determining license class. There are three license classes: restaurant, tavern and nightclub. Since 1986, when that classification system was put into effect, there has been on the books a food sales requirement for restaurants. This requirement, that 45 percent of sales be from food, was never enforced for the compelling reason that a very significant proportion of urban restaurants cannot, because of the realities of the market-

place, sell that much food, but rather depend for their existence on a higher proportion of drink sales. The ABC Board convened a committee to consider the situation. The committee came back with the suggestion of allowing an alternative, and presumably easier, test. Under this variation, a restaurant could retain its license if it could produce \$1,500 of gross food sales per year for each seat based on stated maximum seating capacity. At the Committee hearings, many restaurant owners testified that they were not presently in compliance, could not pass either test, and thus would face being put out of business. In spite of this dramatic testimony, and later confirmatory data from the ABC Board itself, the Committee actually raised the alternative per seat food sales requirement to \$2,000 per seat per year. This is of major significance because high food sales requirements force restaurants into a single mold and threaten the tradition in Washington of restaurants serving as "dual use" establishments offering both dining and non-dining amenities such as music, entertainment, dancing, and late night lounge or bar service. If the food sales requirement is too high, the only way for an establishment to meet it is to operate only as a pure sit-down restaurant, pushing full course meals, abandoning all non-dining amenities such as live music, entertainment and dancing, and curtailing late night hours when few if any patrons order meals. Such a requirement also discourages diversity and innovation, because the business concept must be contorted to achieve the arbitrary food sales requirement. Indeed, the bill as it currently stands endorses these results, making a restaurant that does not meet the arbitrary number subject to license revocation or, short of that, an order forcing it to stop offering entertainment and/or to reduce its operating hours in order to come into compliance. Such an approach will have devastating effects on the nature, quality and variety of amenities available in our city.

Some argue that the \$2,000 per seat requirement is not that big a hurdle. But that argument is demonstrably flawed. Let's say your theoretical (i.e., stated) maximum seating capacity is 100 and the food sales requirement is \$2,000 per seat, to be measured on the basis of that theoretical maximum seating capacity. But, as is often the case, you have far fewer actual seats than the theoretical maximum of 100. Let's say you actually have 50 seats, because the customer traffic doesn't justify more, or because that's the number that yields a pleasing configuration of tables. Under this scenario, each actual seat must in fact generate \$4,000 per year. Now let's say that each seat is on average vacant half the time during the course of the year. This is the equivalent of having only 25 seats instead of 50. Now your per seat yield, based on the equivalent of 25 seats, is effectively \$8,000 per year. Thus, the purported \$2,000 per seat requirement is entirely misleading. The actual productivity needed to meet the annual food sales requirement is vastly more onerous than it at first glance appears.

Now consider just a few other variables. Let's say a restaurant is located in a place where the market makes it a money-losing proposition to be open for lunch. This may be the case in areas like Adams Morgan where daytime customer traffic is practically nonexistent, and it is certainly the case in commercially depressed areas of the city where new amenities are most needed. So the restaurant only opens for dinner. Say the time frame during which it can realistically expect to make any significant dinner sales is 6 p.m. to 10 p.m. That is a mere four hours a day. Consequently, a restaurant that can only open for dinner has far less chance of making \$2,000 per

seat in food sales than a K Street restaurant that can operate at lunch and dinner both. This is why the restaurants that will fail the food sales requirement will most predictably be those that exist in places where they are dependent on the dinner and drink trade and cannot realistically operate at lunch—places such as Adams Morgan, U Street, 14th Street below U Street, Georgia Avenue, Anacostia and all the commercially underdeveloped areas of the city. A high food sales requirement will not only drive current establishments out of business, it will block development in the areas that most need it.

Moreover, if a restaurant is open six days a week, that means only 312 days a year. If it closes for Thanksgiving, Christmas and some other holidays, its operational year really consists of closer to 300 days than 365. That is a very significant difference. Reduce operations to five days a week and the number goes down to 250 days a year. Again, the annual food sales requirement will have very different impacts depending on how many days per year the restaurant is actually in operation. And this may be less a matter of choice than market realities. It may simply not be possible to operate profitably on Sundays and Mondays, when customer traffic is at its lowest.

These are only a few of the most glaring flaws that make reliance on a per seat food sales requirement highly misleading, and why perfectly good establishments will fail to meet such requirements through no fault of their own. In addition to these, there are a plethora of other market-driven factors, like the wealth and demographics of the area, the customer base, the type of cuisine offered, the price points, and many others, that control the yield from food sales. It makes no sense to drive establishments out of business and to prevent pioneer businesses from entering underdeveloped areas merely because such factors make it unrealistic to meet high food sales requirements.

It should also be quite disconcerting to consider that each time you stop by your favorite local hangout for a few drinks with friends, and maybe a couple of appetizers, but opt not to order a full meal, far from supporting that establishment you may—by reducing its food sales ratio—actually be helping drive it out of business, thereby ruining a place you like, destroying an investment that was made in our city, and contributing to the loss of all the jobs and livelihoods that depend on that business. Cheers!

The Council as a whole should carefully reconsider the issue of food sales requirements. High food sales requirements are simply not workable or desirable in a diverse urban environment. They deter dual use, have a deleterious impact on positive development and the scope and distribution of available amenities, and discourage innovative business models. Not to mention that the resources that will be required to conduct audits of all the restaurants in the city could be better spent on more important things. The city will be much better served if both the percentage and the per seat food sales requirements are, if not eliminated, then greatly reduced. It is important for the future health and vitality of the city that restaurants thrive and that their role as social and cultural venues be preserved. Further, since even minimal food sales requirements may threaten the existence of establishments in some areas of the city, the law should include a grandfathering provision for existing restaurants and a provision permitting a period after passage of the new law during which restaurants that may be unable to comply with the food sales requirement have the option to freely switch to another license category. □

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## GRAHAM

From p. 1

### A Matter of Interpretation?

However, several of the statistics in the summary report seem to have been interpreted by the pollster in a way that stacks the deck in favor of Graham, whereas other interpretations could paint a very different picture. As one example, the polling indicates that 31 percent of voters would vote to re-elect Brazil, 23 percent would "consider someone else," 32 percent "don't know," and 14 percent responded "replace" Brazil.

In its analysis of the results, the pollster led the paragraph featuring these statistics with the following observation: "Most likely as a result of his poor job performance, few voters want to see Harold Brazil re-elected. Just 31 percent of likely primary voters say they will vote to re-elect Brazil. . ."

Parsed differently, however, the results could indicate that only 14 percent of voters actually want to replace Brazil, with a third unsure, another third in favor of re-election, and the remainder—less than a quarter of respondents—willing to "consider someone else."

One of the most troubling series of statistics, and interpretive findings in the report concerns the responses of African-American versus white voters. When asked their views of Brazil's performance, African-Americans responded evenly split between favorable and unfavorable (38 percent each)—though white voters are overwhelmingly disappointed in Brazil (23 percent favorable to 44 percent unfavorable). Further, the poll indicates that 21 percent of white voters would support re-election, and "only" 38 percent among African-Americans. Head-to-head, an election held today would net Graham a victory with 37 percent of the vote, to Brazil's 34 percent. But that support comes from far more whites than blacks; the race among whites gives Graham the seat by a vote of 50 percent to 21 percent. Among blacks, Brazil trumps Graham by 43 percent to 27 percent.

The analysis done by the pollster uses the poll results to further its conclusion that Graham is in a strong position to challenge Brazil by underlining disappointment in Brazil among black voters, reflected in tepid "favorable" numbers. But reading the results in the context of historically tense

relations between the races in Washington, and the highly sensitive issue of racial balance on the Council in particular, might give Graham pause in attempting to unseat one of the Council's dwindling number of African-American representatives at this time.

### Unasked Questions, Unintended Consequences?

Conversations between *The InTowner* and numerous Ward 1 voters have revealed a number of concerns with the Graham bid, including the risk noted above that it might stir some racial tensions. Also, many have voiced concern at the potential negative effect on Council business of a challenge to an at-large seat from within the Council, something that has not been attempted during a non-election year for the challenger. Signals from other council members are mixed at this point, with most declining to take a public position.

In a bittersweet problem for Graham, one final, and critical, concern voiced by a large number of the his ward's constituents is where the ward would be left if Graham were to win the at-large seat. This problem is two-fold: While few doubt that Graham would do a good job in an at-large seat, many, if not most, of his constituents in Ward 1 worry about losing him as a forceful advocate across the city government and law enforcement communities for their interests. And, some fear that the candidate pool for Graham's successor, if it is known at all, does not look good for the ward.

The council member has acknowledged this concern in many public and private conversations about his decision on whether to enter the at-large race or not, including with this newspaper. He reflects on the very "humbling" experience of listening to a steady drumbeat of local support for his work during the past six years in the ward, including from quarters he "never expected to hear positive things from." But he insists that he would continue to focus on neighborhoods across the city from the new perch on the council.

Graham does not think this is a simple decision. In the face of a wide range of inputs and opinions, he continues to deliberate. Upon receiving the results of the poll, he stated simply to *The InTowner*, "I find it very encouraging, and I am considering whether or not to enter the race." □

## COMMUNITY

From p. 3

will be OP's "kick-off for the land development planning process that will take place near the eastern end of Shaw. Opportunity will be given for residents and city planners to discuss re-development strategies for the publicly-owned land at or near the Shaw/Howard University Metro Station, including the Howard Theater. OP staff members will also share public feedback from its initial public UDD meeting and on development of retail, housing, offices and/or cultural uses for the Howard Theater.

This four-month public planning effort is designed to bring about a linkage between this part of the neighborhood with the new development and commercial activity along the U Street corridor.

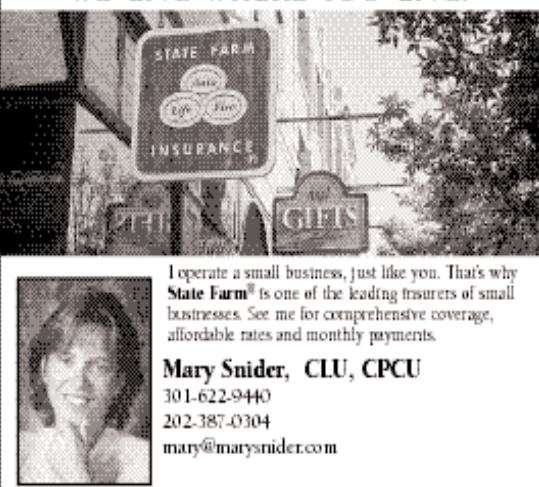
The meeting, which will be held at offices of the DC Housing Finance Agency (Fla. Ave. at 9th St.), will be conducted by Office of Planning Director Andrew Altman, Department of Housing and Community Development (DHCD) Director Stanley Jackson, and National Capital Revitalization Corporation (NCRC) President Ted Carter. For in-depth information on this entire effort, see

this month's lead story, "Uptown Destination District Concept Presented to U Street/Shaw Community," at page 1. For more info about the forthcoming and future meetings, call 777-1600.

• Mon. Mar. 22 (6:30-8:30pm): The DC Office of Planning (OP) will hold a third community MEETING to present its "Preferred Plan for Convention Center Area Strategic Development Plan" at the Shiloh Baptist Church (9th and P Sts.). The purpose of this meeting will be to discuss what OP has now developed, based on comments received on the three conceptual plans that were presented to the community in January. (See, "City's Planning Office Seeks Convention Center Neighbors' Concerns," *InTowner*, February, page 1.) This meeting will be the last opportunity for community members to provide OP with comments prior to the release of the draft plan document. However, comments on that draft plan will be entertained prior to the fourth public meeting, at which occasion the final plan will be presented. For more info, call the office of the Ward 2 Neighborhood Planning Coordinator, at 442-7631.



Cont., COMMUNITY, p. 10

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## UPTOWN

From p. 1

Planners hope to capitalize on the neighborhood's rich cultural history in stimulating revitalization, concentrating efforts on bringing mixed-use development to the area's vacant lots and abandoned buildings, with a focus on entertainment.

In this context, the obvious starting point for the effort are the neighborhood's three historic theaters—the Lincoln (1922), at 12th and U Streets, renovated by the city in 1994; the Howard (1910), in the 600 block of T Street, owned by the DC Department of Housing and Community Development; and the Dunbar (1921), currently being adapted for retail and residential re-use by DC-based developers Michael Sussman and

Jefferson Builders (see accompanying projects up-date report). U Street, Howard University and the area's historic theaters together represent the city's most concentrated wealth of African-American history, particularly in music and the performing arts.

### Reaching Out: Gaining Cooperation and Assembling

In this effort, planners need to wrap a wide range of stakeholders with diverse interests into the process, which is not an easy task. First, there are the landowners; these are private and public, large and small. Then there is the community. Developers, both known and sought-after. City agencies and service providers. Large institutions such as Howard University, Lenders, retailers, arts and entertainment organizations. And political interests.

The Office of Planning would like to



photo—Michael K. Wilkinson—The InTowner

Privately owned and salivated over by developers and neighborhood residents alike for years, the old Wonder Bread plant will figure prominently in any development scheme for Square 0441.

anchor the "Uptown Destination District" with a box of land known to the planners as Square 0441; it is the small block bounded by 7th, T, 6th and S Streets. On it are situated the undeveloped land atop the entrance to the Shaw/Howard University Metro; the city-owned Howard Theater; the well-known former Wonder Bread bakery plant, now owned by ubiquitous DC developer Doug Jamal; numerous other mid-scale industrial buildings; a vacant, NCRRC-owned parcel adjacent to the Metro parcel; and numerous smaller, privately owned buildings.

Also, running down the center of Square 0441 is the unique, little Wiltberger Street, home to some of the above-mentioned industrial buildings but also to approximately 25 lower-income families, many of which have called the block home for several generations.

As an anchor for the "Destination District," Square 0441 holds great promise, with several large tracts of publicly controlled land adjacent to large parcels owned

by cooperative developers.

But it also represents a microcosm of the larger coordination issues that the city faces in putting forth its plan. Each land-owning agency (including WMATA, NCRRC and DHCD) comes under the oversight of different bodies, and has different processes in place for addressing land disposition questions. Incorporating privately held structures such as the Wonder Bread building into an overall development scheme for Square 0441 is going to require negotiating with profit-minded developers on different terms altogether. Furthermore, smaller, privately held parcels represent somewhat of a "wild card" for planners, who include among their options assembling the full square and coordinating its entire redevelopment. Additionally, the amount of resources available is limited, constraining the ambitions of the planners.

Perhaps most importantly, the lives and homes of a long-standing, but very small, population on Wiltberger Street will be affected profoundly, and planners need to address their needs in proposing any solutions.

### No Slick Brochures or Gleaming Renderings

These issues echo across the area as planners look beyond Square 0441. The Office of Planning is looking at sites throughout the study area that are ripe for redevelopment, and has indicated that it will concentrate its efforts on perhaps four parcels in the near term. The broader task, as such, is to coordinate development among a wide range of divergent stakeholders (with different economic interests, motivations, resources, procedures, timelines and motivations) in a diverse, densely populated neighborhood with a host of social, structural and economic challenges.

Given this context, the presentations and discussion that ensued lacked much of the glitz of similar meetings on further-developed plans in surrounding neighborhoods. At this stage, planners are grappling with much more basic concepts: What do we want the neighborhood to look like? Which of its features do we want to highlight? Where should we concentrate our limited resources? What kind of support will be found within the business, development and arts communities? Most importantly, what do the residents of the area think about all of the above?



photo—Michael K. Wilkinson—The InTowner

This recent view of the street reveals a virtually intact early-20th century version of "mixed use" development, with factories and small homes occupying the same block.

### Follow-Up in the Neighborhood

A second meeting is scheduled in the neighborhood for Thursday, March 18, to solicit additional community input to the plan, with a third meeting scheduled for April 22 to present the findings in a Draft Strategic Development Plan. The planning office projects a May 3 deadline for presenting the Final Strategic Development Plan, which will incorporate all feedback and input received to date. For more information about these meetings, turn to the March 18 entry in this issue's "Around Our Community" column. For information on the process in general, readers may call Derrick Woody, Revitalization Planning Project Manager in the city's planning office, at 442-7614.

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MAJOR CREDIT CARDS ACCEPTED

## Projects Up-date

More development announcements from across neighborhoods served by this newspaper continue apace. Some highlights are reported below:

- Development team selected for old Wax Museum site includes well-known area developers. The NCRRC unanimously approved the selection of a development team led by Lowe Enterprises Mid-Atlantic to build a \$133 million mixed-use development at the site of the former

and 1,300 parking spaces.

Currently an empty parking lot with no trace of the former museum, the project will eventually bridge the gap between the booming East End and Capitol Hill neighborhoods. Additional commitments have been secured from three smaller retailers already doing business on or just off 14th Street north Rhode Island Avenue—Logan Hardware, Home Rule, and Pulp—as well as RESULTS The Gym, Joy of Motion, and Sam Adams Brew House.

Perhaps most interesting to readers of this newspaper is the selection by Lowe of its development partners, Bundy Development Corporation and the Neighborhood Development Company (NDC), which will be responsible for the residential condominium portion of the development. Both are well-known developers in the area, Bundy having done projects in Logan Circle, and Chinatown and NDC in Columbia Heights, Bloomingdale, Eckington, Petworth, Brightwood and NoMa.

NDC's Adrian Washington told *The InTowner* that the two local developers

rendering—courtesy, Lowe Enterprises Mid-Atlantic

Generalized view showing the project's massing as it would be seen looking from the southwest corner of 5th and K Streets.

Wax Museum, at 5th and K Streets NW. The winning plan calls for 421 condominiums and 202 rental apartments, totaling over a half-million square feet; just under 110,000 square feet of retail, including a 55,000 square-foot Safeway anchor store and 12 other, smaller retailers and restaurants; and between 860

in Logan Circle, and Chinatown and NDC in Columbia Heights, Bloomingdale, Eckington, Petworth, Brightwood and NoMa.

NDC's Adrian Washington told *The InTowner* that the two local developers

Cont., PROJECTS, p. 19

**SELECTED STREET CRIMES: Reported, February 3 - March 7**

Following is a sampling of reported crimes in the 3rd Police District and the south end of the 4th District. Times shown are when reports recorded by police; actual incidents will have occurred earlier. Occasionally we include reports not recorded by the MPD. Emphasis here is placed, for the most part, on listing crimes against persons occurring in or adjacent to public space. Not generally reported are the extraordinary numbers of burglaries, auto heists, and "smash and grab" from parked cars. These crimes appear to be consistently a problem from Rock Creek eastward and from downtown north, spread fairly evenly throughout affluent, transitioning, and low-income neighborhoods. Also not reported, for reasons of space, are most of the numerous, random purse & other snatchings that can occur anywhere and at any hour.

- **Calif., 1800 blk.:** man robbed at gunpoint by another who came from behind while another stood as lookout [6pm, Sat., 2/21]
- **Church, 1500 blk.:** woman robbed of purse by man who demanded her purse while another man with him placed gun to the head of her companion [2am, Sun., 2/29]
- **Columbia, 600 blk.:** man (29 y/o BM) robbed at gunpoint by another man [10pm, Thu., 2/5]
- **Columbia, 1600 blk.:** man refused demand of another to hand over his necklaces was then beaten in the face [4pm, Sun., 3/7] (suspect apprehended & arrested)
- **Corcoran, 1700 blk.:** 2 persons approached by 2 others, one of whom stated, "You bumped me," struck that person in the face, as the other man demanded her purse and at the same time knocked her companion down to the sidewalk [12mid, Sat., 2/8]
- **French, 900 blk.:** taxi driver robbed at gunpoint by 2 persons who got in his cab at the Ballston (Va.) Metro station and who asked to be driven to this downtown location [11pm, Tue., 2/17]
- **Irving, 1300 blk.:** woman (26 y/o) struck in the chest by man who ran up to her, causing her to fall to ground, whereupon man pulled her handbag from her & ran off [3pm, Mon., 3/1]
- **Lanier, 1600 blk.:** man approached by 3 others, one of whom asked for a dollar & when he refused, he was punched in the face by one of the others before they fled [6pm, Fri., 2/13]
- **M., 400 blk.:** 2 persons robbed at gunpoint [6pm, Wed., 2/4]
- **Mass., 1600 blk.:** 2 men approached by another who asked for "some change" and when refused punched one of them in the chest & struck his arm with a pipe & then grabbed the other man by the head & tried bashing his head into that of the first man attacked & then fled [7pm, Tue., 2/10]
- **Mt. Pleasant, 3100 blk.:** woman's purse snatched by man who ran up from behind [10am, Mon., 2/9]
- **Oak, 1400 blk.:** man WM, 40 y/o) who had just purchased crack cocaine from a seller near Ogden shot twice in chest by seller after he refused seller's demand for even more money [2am, Wed., 2/25]
- **Ontario, 2400 blk.:** man approached by 2 others who asked for cigarette & then, when he reached for his cigarettes, they both began to punch & kick him to the ground [12mid, Sat., 3/6]
- **Swann, 1500 blk.:** man robbed by unknown number of persons who came from behind & ordered him not to turn around [10pm, Wed., 2/4]
- **Swann, 1800 blk.:** woman who had hired cleaning company to enter & service her home later discovered that various items of property had been stolen [9am, Fri., 2/20]
- **T, 1500 blk.:** man robbed by another who came from behind, demanded a dollar, and when declined, pulled a knife & robbed him [11pm, Wed., 2/11]
- **T, 1500 blk.:** 2 women approached from behind by 2 men with guns who robbed them of their purses [10pm, Tue., 2/17]
- **T, 1900 blk.:** woman's purse snatched by 2 men who came from behind [8pm, Sat., 2/21]
- **T, 1800 blk.:** 2 persons accosted by 2 others from behind, one of whom snatched woman's purse while the other knocked her companion to the ground [1am, Sun., 2/8]
- **Thomas, 100 blk.:** man robbed at gunpoint by another [10pm, Thu., 2/5]
- **V, 1300 blk.:** 2 women accosted from behind by man who first ordered, "Don't move or I will kill you," then punched one of the women in the mouth causing her to drop her purse and then punched the other women in her stomach, also causing her to drop her purse, following which he fled with their purses [12mid, Fri., 2/6]
- **W, 100 blk.:** person approached by another who got out of a vehicle & asked, "Do you need some help?" and when told "No," person's bag was snatched [4pm, Sun., 2/15]
- **4th, 1700 blk.:** man confronted by another demanding money who then pulled knife & slashed him on the leg [4pm, Thu., 3/4]
- **6th, 2300 blk.:** woman grabbed by her arm by man who came from behind & claimed to have knife & then snatched her purse [8pm, Sat., 2/7]
- **7th, 1300 blk.:** woman's purse snatched by man who came from behind [9pm, Thu., 2/5]
- **7th, 1400 blk.:** man who had gotten off bus accosted by 3 others, one of whom attempted to snatch his bag & another struck him from behind, causing him to fall & then was struck in his face [8pm, Tue., 2/10]
- **10th, 2000 blk.:** man jumped & robbed by 6 others who accosted him following one of them demanding, "Amigo, you got any money? Give me your f\*\*\*g money" [5pm, Mon., 3/1]
- **13th & W:** man driving his car noticed another following him & when stopped at traffic light 3 men jumped out of that car, ran up to his, pulled a gun & ordered him out & then car-jacked his vehicle [2am, Sun., 2/29]
- **14th & Euclid:** 3 persons robbed by 2 others with gun to which a silencer was attached [3am, Sat., 2/7]
- **14th, 3000 blk.:** 2 men (39 & 24 y/o) approached by 2 others in front of the CVS store who demanded their money & then punched one of the men with closed fist before fleeing [10pm, Sat., 2/14]
- **15th & N:** woman's purse snatched by man who approached from behind on blue bicycle and bumped her leg at same time as snatching the purse [2pm, Tue., 2/17] (Note possibly same bicyclist purse-snatcher as in incident reported below that occurred one week prior just two blocks west)
- **15th, 1100 blk.:** woman grabbed from the rear by man who placed his arms around her body & neck & robbed [8am, Fri., 3/5]
- **16th & Euclid:** man pushed to ground & robbed by 3 others [10pm, Tue., 2/3]
- **17th, 1100 blk.:** woman's purse snatched by man who rode past her on a "dark color" bicycle [2pm, Tue., 2/10] (Like the incident reported for 15th & N, the incident reported below as occurring at 21st & Q also occurred at around 2pm; whether or not the bicyclist might have been the same is possibly more problematical given that no color description of the bicycle was provided. But given the circumstances, proximity to the other two incidents and the time of day, this may in fact be the case)
- **19th, 2400 blk.:** woman robbed at knifepoint by man who came from behind [9pm, Mon., 2/9]
- **21st & Q:** woman's shoulder purse snatched from her by man riding past her on bicycle [2pm, Wed., 2/11]



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## COMMUNITY

From p. 7

• Mon., Mar 22 (7pm): **Adams Morgan Main Street DESIGN COMMITTEE** will hold its regular monthly meeting at the Christian Science Reading Room (1782 Col. Rd.). These meetings address neighborhood business district cleanliness, pocket parks, safety, and design issues, "gateway" (entrances to Adams Morgan) and façade appearances. Come work on projects or bring your new ideas. For more info, send an email to Main Streets Chairperson Lisa Duperier at [AMMainStreet@aol.com](mailto:AMMainStreet@aol.com) or visit [www.AMMainStreet.org](http://www.AMMainStreet.org).

• Tue., Mar. 23 (1pm): The **Office of the Mayor** has announced that Mayor Williams will be presiding over the official announcement at the City Museum (K Street, across from the Convention Center, bet. 7th & 9th Sts.) of yet another planning and development initiative affecting, in particular, residents of Shaw. This will be what is to be known as the "Mt. Vernon Triangle Action Agenda" which focus on the 30 acres bordered by Massachusetts, New York and New Jersey Avenues, with the goal to "provide new residential units as well as retail and commercial opportunities, creating new ways to live, work and play in Washington, DC."

Representatives from the Office of Planning (OP), National Capital Revitalization Corporation (NCRC), and an entity identified as the Mount Vernon Triangle Alliance will be on hand to discuss this new Community Improvement District, while at the same time members of the public will be able to talk with the developers who are spearheading projects in the area, to learn about the much-anticipated Downtown Circulator transportation system, and to view the plans of the just-approved developer for the Wax Museum

site. (This project is further discussed in our current issue lead story, "Uptown Destination District Concept Presented to U Street/Shaw Community," cited earlier in this space.) For more info, call 442.7604 or send an email to [lara.belkind@dc.gov](mailto:lara.belkind@dc.gov).

• Tue., Mar. 23 (7pm): This will be the last time to view an EXHIBIT of photographs by one of this newspaper's own photographers, Michael K. Wilkinson at **Vastu Home Furnishings** (1829-14th St.). As *InTowner* regulars know from his occasional "Neighborhood Vignette" features, Michael's unique vision transforms everyday objects, like a glass of orange juice or a flittering red plastic banner on a chain link fence, into singular works of art. His photographs make the viewer stop and appreciate the visual details in our lives that might otherwise only be given a hurried, passing glance.

And, opening on Thu., Mar. 24 (through June 8th) will be an exhibit of abstract works displaying marvelous patchworks of color by Joan Belmar, along with a series of photographs by Clay McLachlan focused on food, wine, and faraway places. For more info, call 234.8344.



photo—courtesy, [www.citymuseumdc.org](http://www.citymuseumdc.org)  
The City Museum.

• Sun., Mar. 28 (2:30-3pm): The diverse history of DC's Mt. Vernon Square neighborhood comes to life within the walls of a single row house in the short film *A Jewish Home in Mt. Vernon Square*—

*Rediscovering 415 M Street*. The screening at the City Museum (K Street, bet. 7th & 9th Sts.) will be followed by a panel discussion featuring former inhabitants of 415 M Street who will shed light on its colorful and diverse history.

Master butcher Joseph Prather built this row house in the 1860s. As the neighborhood later evolved, its use changed, initially, in 1913, to become home to DC's first Young Men's Hebrew Association (YMHA), then in the 1920s to become the city's first Hebrew Home for the Aged, and during the 1930s and '40s it was occupied by the Shomrei Shabbos Orthodox Synagogue, and following that time, the Church of Jesus Christ, Inc. and finally the Metropolitan Community Church.

To be moderated by Laura Schiavo, the museum's exhibitions curator, the panel will be the film's creator, award-winning producer and documentary filmmaker and owner of the subject house Stephanie Siewka; Laura Cohen Apelbaum, Executive Director of the Jewish Historical Society; Marilyn Feldman, Director of Public Relations for the Hebrew Home of Greater Washington; and Rev. Candace Shultis of the Metropolitan Community Church. Following the program, attendees will be invited to walk the few blocks to the house to be able to see the actual place.

For more info about this program being co-sponsored by the Jewish Historical Society (JHS), the City Museum, and the Hebrew Home of Greater Washington—and to RSVP for this free and open to the public program—call Caren S. Oberg at 789-0900 or send an email to [info@hsgw.org](mailto:info@hsgw.org).

• Tue., Mar. 30 (7-9pm): The **Mt. Pleasant Neighborhood Alliance** (MPNA) will be holding its annual MEMBERSHIP MEETING at the Mt. Pleasant Library (16th & Lamont Sts.). The program will feature both City Administrator Robert

Bobb and Police Chief Charles Ramsey, both of whom will be prepared to address concerns and answer questions about city management, service delivery, and crime. For more info, send email to [mpna@mtpleasantdc.org](mailto:mpna@mtpleasantdc.org), write to MPNA, P.O. Box 21554, WDC 20009, or visit [www.mtpleasantdc.org](http://www.mtpleasantdc.org).

• Sat., Apr. 3 (9am-3pm): The city's public works department (DPW) will be **COLLECTING Hazardous Waste**, including batteries and household chemicals at Carter Barron Amphitheatre parking lot (16th & Kennedy St.). This drop-off service is free and available to any and all DC (only) residents. The DPW announcement provides the following details:

"... [Acceptable items include] old cleaning and gardening chemicals, small quantities of gasoline, pesticides and poisons, acids, varnish, oil-based paints, solvents, aerosols, wood preservatives, spent batteries of all kinds, roofing tar, chemistry sets, automotive fluids, even asbestos floor tiles to the collection site for environmentally safe disposal. A professional hazardous waste contractor will remove materials from residents' vehicles. The materials will then be taken to an Environmental Protection Agency (EPA)-approved facility for processing."

"Electronics recycling, normally conducted in conjunction with the household hazardous waste collection, will instead take place at the Carter Barron parking lot on April 24, from 9 am - 3 pm. Residents are asked to bring computers, cell phones, television sets, office equipment and other electronics to that special collection event."

"Items that will not be accepted during the Household Hazardous Waste Collection Day include munitions, explosives, bulk trash, wooden TV consoles, propane tanks, microwave ovens and other appliances, as well as radioactive or biologically active wastes." □

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# Scenes from the Past...



photos—courtesy, Washingtonians Division, Martin Luther King Jr., Library.  
The original statue of Admiral du Pont was relocated to Delaware in 1922, when a marble fountain was installed that year that had been designed by noted sculptor Daniel Chester French.

Most Washington residents correctly assume that Dupont Circle is named after the famous chemical and industrial du Pont family, but few may know that its central white marble fountain was not the first statuary object to commemorate a member of that prestigious family, Admiral Samuel Francis du Pont.

Before 1882, Dupont Circle was referred to as Pacific Circle, a name designation instituted by city planner Charles L'Enfant. On February 25 of that year, the U.S. Congress officially designated it as Dupont Circle, and within the following two decades, large and lavish homes began to appear around its perimeter. The Circle itself was landscaped with lush plantings,



Dupont Circle featured the statue of Admiral Samuel du Pont, above, for 40 years, from 1882 until 1922, when it was removed and replaced with the current marble fountain.

The familiar fountain in the center of Dupont Circle has remained in place since its installation in 1922, with one exception; in 1948, it was temporarily relocated for the construction of the underground trolley passage. Seen at left is Captain H. C. Whitehurst with a model of the automobile and trolley underpass plan, taken that year for a Washington Star newspaper article.



Dupont Circle was previously known as Pacific Circle until 1884, when it was named after Admiral Samuel du Pont, pictured here.

including 850 ornamental trees and exotic flowering species, and in 1884, a bronze statue of Admiral du Pont was placed atop a granite base at its center. It was sculpted by Launt Thompson.

Samuel du Pont was born in 1803, and had become involved in military affairs at the young age of 12, when he was appointed to the U.S. Navy by President Madison. Following an impressive military career that took place all over the world, he was appointed Rear Admiral on July 16, 1862. Toward the close of the year several armored vessels were added to his command, mostly of the Monitor type. Being the first officer to whom the Monitors had been assigned, he carefully tested their offensive powers, hampered by their small number of guns and the slowness of their fire. On April 7, 1863, du Pont led a charge to take Charleston, South Carolina.

His gallant effort had failed miserably, however, what with limited maneuverability in the channels, with one ship sinking and five others being disabled. Du Pont had, beforehand, given an opinion that a ground force was necessary, but had been rebuffed by the Navy; this, his last military action, seemed to tarnish his lifelong career. Charleston only fell on the approach of Sherman's army. Du Pont died in Philadelphia, on June 23, 1865.

To honor him and help set the record straight, the du Pont family erected a statue of Samuel in 1884, but today, the statue is nowhere to be found in Washington. That is because, in 1922, the du Pont family had the statue relocated to Wilmington, Delaware where it can be found in Rockford Park.

Following its relocation, the du Pont family commissioned Daniel Chester French to design the fountain that now stands where the statue of Samuel once stood. Known for his masterpiece of Lincoln inside the Lincoln Memorial, French was commissioned to carry out the designs of architect Henry Bacon. Incidentally, French's daughter then resided close by, in

## RESERVATIONS RECOMMENDED

By Alexandra Greeley\*

### SETTE OSTERIA Selecting Sette

If you wonder why DC has room for yet another Italian restaurant, you haven't eaten at Sette Osteria yet. Joining the charmed life in Dupont Circle, this newcomer sets about stripping away all our preconceived, Chef Boyardee notions of Italian cooking and presents us with Neapolitan food that's the real deal—which I can confirm after attending a Slow Food conference in Naples recently.

No lackluster imitation, Sette Osteria—"sette" means seven, a lucky Italian number apparently, or so their website says—dishes out no over-sauced pasta, no tricky cheese-crusted and gooey pizzas, and by all appearances, no greasy calamari. In a word, the food is glorious.

That said, Sette has been discovered, and at noontime and into the afternoon, you can count on finding crowds and a bit of bedlam, and possibly not immediate seating, though you can opt to cozy up to the bar that curves along the back wall opposite the open kitchen. Dinners must find quadruple the numbers of the hungry, urgently and desperately seeking pizza.

Pizza sizzled and browned in the wood-burning ovens is the name of the Sette game—which I didn't figure out until long after my recent lunch. Talk about regrets—with a choice of nine pies with such toppings as fresh mozzarella, broccoli rabe, pork sausage and Calabrese chili peppers; or, tomato, escarole, gaeta olive, capers, anchovies and fresh mozzarella, plus dozens of topping choices (some free, other with a small charge), why would anyone select a pasta? Or even a portion of the house specials, the lasagna di carnevale, a Neapolitan baked meat lasagna, or melanzane alla Parmigiana (eggplant Parmesan with basil and tomato).

Look at it this way: These just give me 27 reasons to return to Sette as soon as possible. Yet, how could I trade away the homemade cecatelli con cime di rape, or homemade cecatelli pasta topped with nicely trimmed and fresh broccoli rabe, another reason to adore Sette. A much-ignored vegetable in the US, tart broccoli rabe (or rape or rapini) is a wonder of nature, the prince amongst greens, especially when lightly sautéed and tossed with pasta. On this particular dish, look for a shaving of pecorino

cheese, which melts decorously into the hot pasta, smoothing out and enriching each bite. Fabulous, I thought, scooping up every last snippet of vegetable.

Other pastas include gnocchi baked with tomato and mozzarella, ziti with pancetta, curly fettuccini with onion and zucchini, rigatoni with Neapolitan meat sauce, plus a few others.

Of course, Sette sets out a handful of appetizers, at least one of which could be called indecently good: the mozzarella en carrozza, a glorified Neapolitan grilled cheese sandwich which often gets short shrift elsewhere, usually ending up as a thick and oily wedge of bread and cheese. But at Sette, the kitchen gets it right with a version that calls for dunking cheese-topped bread into an egg batter and frying the layers. The result? French toast crossed with grilled cheese, but crustier than either. Other starters include calamari decorated with a wrapped lemon half for squeezing; fire-roasted bell peppers and eggplant; a potato cake with grana, dry salami and smoked mozzarella; and marinated olives. Then there are the salads—but why turn to dressed green with so much else to intrigue and delight?

Desserts corner such Neapolitan favorites as the cannoli, a tiramisu with limoncello (Naples' heavenly lemon liqueur), and zeppole. Plus a cheese plate. How can any of these fail to please?

How much does all this luxury food cost? Far less than a trip to Naples, with pizzas priced in the \$8 to \$12 range and pastas all at \$12. The idea, says the website blurb, is to offer a casual setting, authentic food, and great wine. And it's all affordable. Well, they met their goals! □

**Sette Osteria, 1666 Conn. Ave.; tel., 483-3070. Hours., Mon.-Thu. 11:30am-2am; Fri. & Sat. to 3am; Sun., 11:30am-12mid. Major credit cards. Web, [www.setteosteria.com](http://www.setteosteria.com).**

\*Alexandra Greeley is a food writer, editor and restaurant reviewer. She has authored books published by Simon & Schuster, Doubleday, and Macmillan. Other credits include food editor of *Vegetarian Times*, restaurant reviews and food articles for *The Washington Post* and *The Washington Times*, as well as former food editor/writer for the *South China Morning Post* in Hong Kong.

## SCENES

From p. 12

the 2000 block of R Street.

Interestingly, water pipes had been laid for a potential fountain in 1877, but had never been utilized. The installation of the fountain itself in 1922 also met the direction of Pierre L'Enfant's notion in 1791 that "the center of each square will admit of Statues, Columns, Obelisks, or any other ornament such as the different States shall may choose to erect: to perpetuate not only the memory of such individuals whose counsels or Military achievements were conspicuous in giving liberty and Independence to this country."

A popular misconception about the fountain is that the three figures depicted on it represent the Three Fates from Greek mythology. But, the two women and one male figure actually represent the three arts of ocean navigation: the sea, the stars and the wind. One woman is depicted holding a boat in one hand, stroking a gull with the other, which symbolizes the sea; stars are

represented by a second female figure holding a globe. The wind is depicted by a strong male figure draped in the wind-filled sail of a ship, holding a conch shell horn.

One can see several other examples of French's works in Washington, including the Lincoln Memorial, the Butt-Millet Memorial (E. Street near 17th), and the First Infantry Division Memorial (State Place near 17th). Also in Washington is the Thomas Gallaudet Memorial (Gallaudet University), which is the only sculptured work of French's to incorporate American sign language.

The only time the Dupont Circle fountain has been disturbed since it was installed was in 1948, when plans commenced to temporarily remove it for the construction of the Connecticut Avenue trolley underpass. It was replaced shortly before its opening in November of 1949, and has remained as a gathering spot for neighborhood residents ever since.

—Paul Kelsey Williams  
Historic Preservation Specialist  
Kelsey & Associates, Washington, DC

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# Food in the 'Hood

By Joel Denker

## A PECK OF PEPPERS

Editor's Note: The writer, a former Peace Corp volunteer in Africa many years ago, is the author of *Capital Flavors: Exploring Washington's Ethnic Restaurants* (1988, Seven Locks Press), which evolved from his series in this newspaper over a decade ago, known then as "The Ethnic Bazaar." In addition, just this past June, his *The World on a Plate: A Tour Through the History of America's Ethnic Cuisines* was published by Westview Press ([www.westviewpress.com](http://www.westviewpress.com)), in which part of one chapter was drawn from articles that originally had appeared in this space.

Queries, comments, suggestions can be sent to [denker@starpower.net](mailto:denker@starpower.net).

The jar of reddish orange relish, an offering from one of my students, fascinated me. The condiment, a mixture of eggplant and mild red peppers, was a popular appetizer in much of the former Yugoslavia, where my student had grown up. Its name, ajver, is a Turkish word which had been absorbed into the language of the lands the Ottomans had conquered. The root of our word, caviar, it meant a simple vegetable spread that could replace the more elegant fish roe.

Vipro, a company in Macedonia, a former Turkish colony, manufactured the product I held in my hand. Now independent, its thriving canning industry was making a preserve year round that housewives used to put up in late summer and early fall after the pepper harvest.

I set the chunky puree on the dining table along with a Mediterranean meal of lamb patties, spiced with cumin, cinnamon, and coriander, and Greek salad. After eating some lamb, I would savor a spoonful of ajver. The tangy blend complimented the earthy kebabs.

"Roasted and peeled paprika." These were among the ingredients listed on the jar. I was confused. I thought paprika was a spice. The company obviously was referring to the red peppers. I was curious about how the sweet pepper, a vegetable born in the Americas from the same family as the chili pepper, made its way to the Balkans.

My quest for the answer began with the puzzling name, pepper. It's the English translation of pimiento, Spanish for the colorful spicy plant that explorers carried back from the New World to the Iberian peninsula. The Indians knew it as chili or asaji. The Spaniards called it pimiento or red pepper because they associated its bite with black pepper.

Black pepper (pimienta) was the prize that Christopher Columbus was seeking when he landed in Hispaniola. He became intrigued with a more incendiary seasoning. "There is also much chili, which is their pepper, of a kind more valuable than [black] pepper, and none of the people eat without it, for they find it very helpful," he remarked in his journal.

The explorer presented it to the Spanish Court in 1492. Sailors returned with more seeds. Spanish padres in the Americas gathered chilies and sent them back home. By the 1500s, the plants were growing in the country's gardens.

The chili pepper was coveted because it

answered the need of many countries for a less expensive, easily transportable substitute for the dearer black pepper. The Portuguese spread the seeds (probably taken from Spain and Brazil) throughout their maritime empire during the 15th and 16th centuries. They transplanted them in India, Africa, Indonesia, and their colony Macao on the coast of China.

As another imperial giant, the Turks, expanded, they collided with the Portuguese. The story now becomes a composite of speculation, best guesses, and empirical evidence (I have relied on accounts by George Lang, Zoltan Halasz, Amal Naj, and Maria Kaneva-Johnson.) The Turks laid siege to two Portuguese outposts, Hormuz, a spice entrepot on the Persian Gulf, and Diu, a gateway to the chili and black pepper fields, on the southwest coast of India. It was during these assaults, the first in 1513 and the second in 1538, that the Turks probably grabbed the pepper.

The Ottomans pushed ahead, conquering great tracts of the Middle East and marching into Eastern Europe and the Balkans. They enlisted locals to feed their troops and to provision the growing numbers of settlers occupying the new lands. The hot pepper was one of the many crops the Turks introduced and their hired agriculturists cultivated.

The Bulgarians were the most proficient of the Christian farmers that the Muslim rulers employed, food historian Maria Kaneva-Johnson points out. They had a knack for growing produce. Moreover, Bulgaria, which the Turks took over in 1392 and held for 500 years, was strategically located. It was a "campground," as a Bulgarian friend called it, a stepping stone into the Balkans. The "Gardeners of Europe" disseminated the Turkish imports through the Balkans and further afield to Germany, Austria, and Czechoslovakia.

Hungary, vanquished by the Turks in 1526, was enthusiastic about the Bulgarian gift and transformed their cooking with the pungent spice. Its people coined the word paprika, which denoted both the spice and the vegetable, from the Bulgarian piperka or pepper.

A new crop caught the eye of a writer who was exploring the Hungarian countryside in the late 18th century. "The paprika is grown in gardens. Its fruit is long, vivid red," Jozsef Csapo noted. "The peasants

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## NEIGHBORHOOD THEATER

By Anthony L. Harvey

### Jean Genet's *Deathwatch* Co-produced by the Actor's Theatre of Washington and Washington Shakespeare Company at the Warehouse Theater 2nd Stage, 1021-7th St., NW



photo—courtesy, Ray Gutewick

Jeffrey Johnson, Peter Klaus and Christopher Henley in *Deathwatch*.

Actors' Theatre of Washington and Washington Shakespeare Company's co-production of Jean Genet's first prose work for the stage—*Deathwatch*—is a relentlessly brutal, fast-paced presentation of a drama featuring three murderous criminals cast cruelly and fatefully as three prison inmates sharing the same cell in a traditionally horrific World War II French prison. Although very young for inmates of an adult prison, these three are not innocents, and Genet's drama consists solely of showing us the specific survival skills and techniques that these three veterans of their own respective penal colonies have developed—and which ones triumph during the telescoped period of time covered by the play.

Presented in an almost hallucinatory setting of a single set comprising one small cell bounded by a prison guard's raised walk-about, *Deathwatch* plays to the audience through a fuzzy, translucent scrim covering what would be the back wall of the cell. From time to time, images in the form of lined drawings or paint blotches depicting a range of objects, from an articulated red rose to a bloodied hand, appear on the gauzy scrim. The images, closely following both the play's action and its text, heighten the misty, haze-like separation between actors and spectators, nonetheless creating an intimate setting for both.

In a taut hour and fifteen minutes of this one-act play, punctuated with visually violent, intermittent darkness, Genet's characters act out their prison-supervised, mutually destructive interplay; and what a quartet of characters.

First is the 22-year-old boss of this cell (and of that floor of the prison), the handsome young murderer named Green Eyes, soon to be guillotined for strangling his young girl friend in a jealous rage; second is the 23-year-old Lefranc, the closeted petty thief obsessed with Green Eyes and driven to murderous rages by the winsome ways—especially those ensnaring Green Eyes—of the play's third character, the 17-year-old Maurice, said to be the prettiest boy in the prison.

Green Eyes serves as the playwright's evil agent of an aching perverse retribution for the life experiences—his own and those of his two cellmates. Its culmination lies in Green Eyes demanding that Lefranc and

Maurice draw straws with fate selecting which of the two will be chosen to murder Green Eyes' current girl friend. It is among the genius of Genet's dramatic creation that the girl friend and her murderer are so ambiguously presented, and then so frighteningly concluded.

In this instance, Genet's play experiences a rare convergence of a brilliant text with stunning stage direction and setting, and four extraordinarily talented actors led by the bravura performances of the two co-directors, Christopher Henley as Lefranc and Jeffrey Johnson as Maurice and supported by the sumptuous performance of Green Eyes by Peter Klaus and a droll pres-



photo—courtesy, Ray Gutewick

Jeffrey Johnson as Maurice.

entation of the Guard by John Francis Bauer. And the play's direction never falters in dramatizing the verbal, physical, and sexual violence of the prison world—one which this diabolical quartet direly inhabits. □

Performances, Thu. & Fri., 8:30pm; Sat., 8:30 & 10:30pm; Sun., 2pm. Tickets, \$20. For reservations, call (800) 494-8497 or visit [www.atwdc.org](http://www.atwdc.org).

## FOOD

From p. 14

grind it into a powder when it dried, and mix it in their food. You can obtain paprika for a good word here and there if you need it."

Paprika fairs displayed the wares that villagers were producing. Garlands of red pepper pods for sale and large open bags of the red powder were drawing cards for market goers.

The red pepper was first peddled by traveling apothecaries as a medicine. It was gradually woven into Hungarian food ways. The brilliant color, fragrance, and fire of the pepper appealed to the country's commoners. Shepherds tried perking up bacon with the novel spice and seasoning stews with it. Fishermen joyed in soups and other seafood dishes that paprika invigorated.

The upper classes gradually acquired a taste for paprika. Count Hoffmannsegg, who traveled through Hungary between 1793 and 1794, described his encounter with the flavoring: "They advised me to sprinkle it [a meat dish] with ground paprika. I tasted this Turkish pepper, which is here called paprika, for the first time when the stuffing of the cabbage was seasoned with it. It is pungent, but only for a short time and makes the stomach feel very warm."

Paprika took the place of ginger, saffron, and other seasonings in sophisticated Hungarian cooking. It also added verve to gulyas (our goulash), a basic stew which had depended on lard and onions for flavor. Paprika was so inseparable from Hungarian cooking that many assumed it was native to the country. "A lot of Hungarians get upset if you tell them that the pepper was not always there," food historian Susan Tax Freeman observed.

Once a cottage enterprise, the paprika industry modernized and mechanized. Scientists searched for a better way to develop a milder pepper than by the time-consuming process of removing the veins and seeds of a hot one. In the early 1900s they stumbled on a variety growing in a field where peasant women had planted pungent peppers on the border of sweet peppers. The two types cross-fertilized and gave birth to one with an exquisite fragrance and handsome color but without the sharp bite. Intensive breeding created the classic Hungarian red conical pepper from which a "noble sweet" spice was ground.

By the end of the 19th century Balkan farmers were probably growing the sweet pepper. Cooks developed a dazzling repertoire of dishes relying on their favorite red pepper, which makes our own use of the vegetable look pedestrian. I perused the menu of Café Sofia, the Bulgarian restaurant at 1817 Columbia Road in Adams-Morgan (tel., 387-5656), and noticed a plethora of pepper plates. Two specialties, kiopouli and liutenitza, enticed me with

their exotic names. I was eager to plunge ahead on my pepper voyage.

Although I have been unable to find any groceries in Washington that sell ajver, it can be purchased online at [www.mediterraneanbakery.net](http://www.mediterraneanbakery.net) or [www.malincho.com](http://www.malincho.com).

This is Part One of a two-part series

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# At The Museums

By David Barrows\* and Anthony L. Harvey\*\*

## FREER GALLERY OF ART

Independence Ave. at 10th St., SW  
tel., 357-2700  
Daily, 10am-5:30pm

Well-acquainted with the French avant-garde as well as his neighboring Pre-Raphaelite painters like Dante Gabriel Rossetti, James McNeill Whistler was a determined individualist not only in how he created his paintings and etchings but in how he displayed them. Here at the Freer, in two adjoining display rooms, a unique exhibition titled "Mr. Whistler's Galleries: Avant-Garde in Victorian London" attempts to re-create the stir that the showman artist wanted, using many of his directions for the two installations originally a few years apart.



James McNeill Whistler, "Palaces," 1879 or 1880.

Whistler was either a fine etcher creating many images by incessant small scratches, or when he painted, an abstract-impressionist. He was an impressionist in the musical term, abstract in his lack of detail. His "nocturnes," as he called them, were painted according to dominant mood and darks, giving only a few recognizable hints, like the light of ships or the arc-like suggestion of a bridge.

Intricable and nit-picking as Whistler appeared to many, his works attests to other worlds. His impressionism goes onto his canvases; and onto his copper engraving plates goes the play of ink being wiped here and there to, perhaps, suggest fog or water as we see in his Venetian and Amsterdam series.

More than the art, we encounter the artist's showman concepts in this unusual presentation arranged in these two rooms. Whistler was determined to stimulate the viewers' senses down to the color and texture of walls, wainscoting, frames, and ceiling. These directions are traced to the original instructions.

We have a white and yellow room with yellow suspended fabric looped beneath a skylight to shed gold upon the walls so that appreciative gazers would find themselves standing in mild shade. At 11 a.m. on

Saturdays viewers can see a man in white and yellow livery to echo the color scheme.

Here, Whistler revealed his own self-affirming sense of humor. Next to many of his outstanding etchings in the original exhibition he had ordered the quotes of his damning critics to accompany the works. (Whistler once sued the prominent and highly influential art critic John Ruskin for an overzealous, sarcastic art review. Whistler won his libel case and was awarded a penny by the court. But he still had to pay overwhelming court costs.)

In reproducing that exhibition, the Freer has those squibs shown in elegantly brushed letters on the wall beside the etchings they purport to describe. Here are a few: "Pictures in darkness are contradictions in terms" (Literary World); "He has been content to show us what his eyes can see, and not what his hand can do" (St. James Gazette); "There is no moral element in his chiaroscuro" (Richmond Eagle); "An art which is happier in the gloom of a doorway than in the glow of sunshine, and turns with a pleasant blindness from whatsoever in Nature or Man is of perfect beauty or noble thought." (Arry); "Pushing a single artistic principle to the verge of affectation." (Sidney Colvin).

The second gallery is far more daring in its concept. The walls are a bright pink and the frames are for the most part leafed in a red gold, a gold discovered beneath the overlapping of the original frame pieces. The picture frames themselves are layered as they leave the small paintings recessed at their centers. Precious? Precious indeed, but, then red copper upon pink is dazzling, and this dazzling quality is offset by grey woodwork. In the original display room these small abstract impressionist views of landscape, fog and water surrounded in red gold vibrating on pink walls led the gaze to the far wall where viewers saw *Nocturne in Blue*, a portrait hung over a mantle that was much larger than the landscapes lining the side walls. The shocking vibrancy of contrasting blue must have been a knockout. Unfortunately, Whistler was to have changed his mind, for he later destroyed this very painting.

The catalogue shows a hazy photograph of the since-destroyed work. Behind the exhibit wall one can view a pastel study for the portrait as well as the mentioned photograph. Frankly, it would have been worthwhile getting a restorer artist to try to re-create the original, destroyed painting using the photograph and studies as models, and of course, trying to evoke the essence of Whistler's own style of painting. A disclaimer would have been good enough. Instead, we have a portrait of a woman in white—not up to Whistler's top speed.

Known to have been cantankerous to the point of throwing an adversary through a window, Whistler was a showman living his own eccentric fable, having spent part of his childhood living in the court of a Russian czar as well as coming from a family of expatriates from the Confederacy.

One has to wonder at Whistler's own personal history of having to scrap and fight to be allowed to bring into existence his own

sublime visions and theories. He dared to work covertly, as in the case of the Peacock Room (on permanent display at the Freer down the hall)—a room designed for a patron with significant design elements done behind the patron's back. It seems that at times Whistler quibbled and plotted over the very details of his creations like beggars scrapping over tossed coins.

I hope someday we can revisit the project of re-creating Whistler's grey and pink room and that someone tries to reproduce the destroyed *Nocturne in Blue* to give full swing to the pink and gold and gray setting. In the meantime this is the last month to feed your eyes on Whistler's accomplished etchings, to sample his abstract impressions in oil, his loose and engaging interiors with a figure, and to see these works pretty much the way the dandy himself would have wanted you to, Through April 4.

As an added bonus, there is also a kind of companion show on the Freer's lower hall gallery, "Whistler In Paris: Lithographs From The Belle Epoque, 1891-1896." As we see in the small paintings upstairs, Whistler's strength was the female figure in its enshrining structure or interior, especially when reclining or half-supine with its silks spread out luxuriously. Included we catch a few such studies of Whistler's wife, Beatrix.

This downstairs space is lined with 26 lithographs—vignettes from Whistler's stay in Paris with his wife who was soon to die from cancer. She is shown in several interiors languishing. Whistler married her when he was in middle age; she was 23 years younger. Among his most pleasing compositions are his intimate interiors with figures and street exteriors also.

The French government treated Whistler with far more respect than England's, making him a Chevalier of the French Legion of Honor in 1889. "Whistler's Mother" was put on permanent view at the Louvre in 1891.

A former student of Whistler's, his wife Beatrix was an artist in her own right as you will discover with her own interpretation of Whistler's portrait of Count Robert de Motesquieu. Feel free to read the very helpful picture labels which discuss Whistler's use of doorways and arches to enframe his figures, how his vigorous and minuscule cross-hatchings intensify or disperse to create effects of shade or sunlight, a kind of impressionism for lithographers, as well as his relationship to Beatrix.

These next few weeks are the best time to view Whistler at the Freer, putting together the long galleries of paintings and etchings upstairs as well as the perennial Peacock Room. See the intimate Whistler, the showman Whistler, the precious painter Whistler and Whistler the accomplished. Through August 15.

—David Barrows

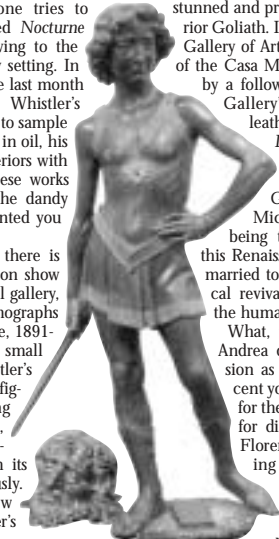
## NATIONAL GALLERY OF ART

Constitution Ave. at 4th St., NW  
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### VERROCCHIO'S NEWLY RESORED STATUE OF DAVID AT THE NGA

With the emergence of civic pride in the military accomplishments of the Renaissance republic of Florence, especially after such decisive victories in battles

with Luca and Siena, wealthy Florentine city fathers began commissioning works of art depicting a new patron saint of Tuscany, the heroic young David of Biblical giant-slaying fame. Lorenzo Ghiberti's great David and Goliath panel for the Duomo's gilt bronze doors (cast in 1436) presented a dramatically new image of David, one that became iconic; it was David as the handsome and manly "shepherd boy become soldier" slaying (i.e., decapitating) the stunned and prone body of the giant warrior Goliath. Ironically, it is the National Gallery of Art's own magnificent David of the Casa Martelli, forcefully sculpted by a follower of Donatello, and the Gallery's stunningly painted leather shield of *The Youthful David* by Andrea del Castagno, that continue in this precisely heroic vein—with Michaelangelo's nude *David* being the great culmination of this Renaissance iconic tradition—as married to the most robust of classical revivals in the presentation of the human form.



Andrea del Verrocchio, "David with the Head of Goliath."

What, then, are we to make of Andrea del Verrocchio's own version as expressed in his magnificent young David, cast in bronze for the Medici family and gilded for display in their sumptuous Florentine palaces. Now residing in Florence's Bargello Museum and presently on display—but only until mid-March—in its fully restored glory in the National Gallery's west building, Verrocchio's *David with the Head of*

*Goliath* is neither clothed for battle like Ghiberti's template new style nor nude like Michaelangelo's incomparable creation. Rather, Verrocchio's indoor bronze David, with its glued-on gilding, stands artfully poised in his underwear—which consists of a beautifully embroidered and bejeweled single covering a lithe and taut boy's torso and topping a half-slip short skirt. Verrocchio's sculptural David is a depiction of a sensitive and very pretty teenage boy, alertly and gracefully standing with his left arm cocked at his waist and with his right arm lightly holding a short sword. Verrocchio's rigorously articulated bronze David is an idealized and thoroughly tamed indoor version of the Biblical Book of Samuel's extraordinary outdoor shepherd warrior of mesmerizing strength and beauty—the David loved by Jonathan (and everybody else, for that matter) and obsessed over by King Saul.

Whatever, Verrocchio's *David with the Head of Goliath* is magnificently sculpted; its bronze casting is virtuoso and its delicate gilding is beautifully restored. One might nonetheless ask if this sculpture is actually a wickedly subversive way of the Medici family's flaunting their surreptitious conversion of the Florentine republic to a family autocracy, and the substitution of an outdoor warrior with a domesticated teenage courtier-in-waiting. Or is this simply a calmed-down, Verrocchio variant on the alternative Donatello tradition in the manner of his bronze casting of an "Eros-aged" David—namely, Donatello's wonderfully wacko-saucy boy David, nakedly standing in a sexually provocative pose over the head of Goliath, with a decorated, broad-brimmed hat atop his long, beautifully sculpted tresses, and holding in his right hand an enormous long sword as his sole clothing and accessories.

The National Gallery's high standards of scholarship are continued in the catalog that accompanies this sterling show, which continues at the Gallery only through March 21.

—Anthony L. Harvey

\*David Barrows is a published poet and painter whose work has been shown in the Washington area over the past 20 years. He studied at the Cooper Union in New York and at the Corcoran School of Art and earned his B.A. in Fine Arts at The George Washington University.

\*\*Anthony Harvey is a collector of contemporary art, with an emphasis on Washington artists. He is a founding member of the "Washington Review of the Arts." For many years he was the staff person in the United States Senate responsible for arts and Library of Congress oversight by the Senate's Rules and Administration Committee and the House and Senate's Joint Committee on the Library.

# MISSIONS

From p. 1

trative and quasi-judicial bodies said to be in awe of these foreign missions and their powerful friends in both the executive and legislative branches of the federal government.

Undeterred by the powers of the forces arrayed against them, the active membership of the Neighborhood Council, supported by the neighborhood's preservation society and the two ANC commissioners, have engaged the legal services of the well-known litigator in these matters, Richard Nettler of the Robins, Kaplan, Miller & Ciresi law firm to take on the State Department, the city's Department of Consumer and Regulatory Affairs (DCRA) and their putative allies—in this instance to argue before the District's Board of Zoning Adjustment (BZA) essentially the meaning of one word in a grandfathering section of the famous federal statute known in the trade as the "Foreign Missions Act," a public law crafted by the U.S. Congress to deal with such matters as foreign missions in neighborhoods zoned residential. The grandfathering clause in question controls the issue of whether or not a chancellery in a residential neighborhood must remain in the continuous possession (and use) of the particular foreign mission possessing such chancellery at the time the foreign mission law was enacted (or the effective date of that protection), or whether such right may be transferred from one to another foreign mission in an unbroken chain of continuous chancellery use—in this case, the recent transfer of the grandfathered embassy/chancellery of Jordan to Yemen.



Photo—Michael K. Wilkinson—The InTowner

Shown here is Republic of Yemen's recently acquired new embassy building at 2319 Wyoming Avenue on which improvements are being completed.

While the legal and bureaucratic context surrounding this controversy is historically rich and extremely complex, attorney Nettler concisely laid out the nub of the SKNC's argument in a filing presented to the District's BZA:

"Section 4306(h)(2) of the [federal] Act, relied upon by the State Department in arguing that it is the chancery use, irrespective of the user, that is grandfathered states that 'Approval by the Board of Zoning Adjustment or the Zoning Commission or, except as provided in section 4305 of this title, by any other agency or official is not required—(2) for continuing use of a chancery by a foreign mission to the extent that the chancery was being used by a foreign mission on October 1, 1982.'"

Continuing, Nettler asserts, "Contrary to the State Department's argument, the use of a property as a chancery is not grandfathered. Rather, by the plain language of the Act, it is the use of a property by a specific foreign government that is grandfathered—the foreign government that existed at the property at the time of the adoption of the Act. Nowhere in the Act does it state that 'any' foreign mission may continue the use of a chancery existing as of October 1, 1982, as distinct from the foreign mission in existence as of October 1, 1982."

(The question has been raised by one grammarian whether the word "a" means

"any" or "the," or can "a" mean, in different contexts, either or both?)

The U.S. State Department's position, as argued by its equally articulate attorney Ronald Mlotek is that the word "a" means that any duly recognized foreign mission with an authorized embassy/chancellery function in a continuous chain of property use would maintain the grandfathering privileges at issue. Mlotek presented further testimony from, Richard Massey, the State Department official who directly administers the program of certifying chancellery transfers from one foreign government to another, as follows:

"When a foreign mission requests permission to acquire a chancery from another foreign mission for use as a chancery, and the property has been used continuously for chancery purposes on or before October 1, 1982, OFM issues diplomatic notes informing the foreign mission purchaser or lessor that the Department has no objection to the proposed transaction, subject to compliance with any applicable regulations pertaining to any construction or alteration that may be proposed. For administrative convenience (e.g., tax exemption, building permits, etc.) and as a document of record for the District of Columbia Government and the foreign mission, the mission is requested to obtain an occupancy permit from the District of Columbia government."

And, thus, no appearance before (and approval of) the BZA sitting as a specially constituted foreign missions BZA is required.

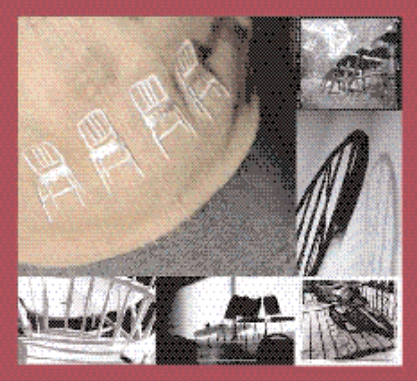
Massie provided a list of 10 such transfers said to be in residential areas within the diplomatic overlay which, upon questioning by the SKNC's attorney Nettler a thorough cross-examination, appeared to have shifted Massie's submitted list from being a "fact" to being a matter that will engender further controversy.

The city's DCRA administrator was represented by staff from its zoning examination branch and general counsel's office. They addressed the question—one among many—of whether or not this foreign mission property (whose address is 2319 Wyoming Avenue, NW—directly across from the home President and Mrs. Warren G. Harding occupied during Harding's Senatorial days) lies within or outside the diplomatic overlay and how the answer to that question might affect the directly related grandfathering question (if at all).

DCRA attorney Lisa Bell argued: "FMA [Foreign Missions Act] indicates that where the transfer from 'a' foreign mission, not 'the' foreign mission to another foreign mission occurs, no additional review is necessary. The zoning regulations appear to place additional restrictions on that language by limiting the use of the premises to the same foreign mission. It appears once a new owner/mission obtains the property, the Board must review the use. The basis for that additional restriction stems from the zoning commission's concern over density in residential . . . [neighborhoods] as expressed in the legislative history. . . . As noted in their statement, Zoning Commission Order 509-A . . . centers on 'outlier' chancelleries or chancelleries outside the areas designated by the Act."

(It should be noted that when the city's zoning regulations are in conflict with the FMA, the federal statute prevails. This result is, in fact, expressly incorporated into the DC Code, effectively affirming the long-established doctrine of federal pre-emption.)

Many other complex and fascinating historical issues were argued before the BZA, including such threshold issues as whether or not the BZA even has jurisdiction over this matter; apparently it does. And throughout this second of two days of heat-



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8	\$46,440

For households with more than 8 persons, add \$4,710 for each additional member. Guidelines are subject to change annually. Income eligibility must be certified by the DC Energy Office.

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Don't let an outstanding bill keep you off the network. If you currently do not have telephone service because you have been disconnected for non-payment of an outstanding balance, please contact our business office.

# The InTowner Classifieds

## DEADLINES

Ads received after the Monday deadline may be accepted on a space available basis, but subject to an additional service fee of \$5 to cover extra production costs.

**For April 9 issue  
Friday, April 2**

Mail with Check or Money Order to:  
InTowner Classifieds  
1730-B Corcoran St., NW Wash. DC, 20009  
or FAX with Credit Card Info. to:  
(202) 265-0949  
Or E-MAIL to: [classifieds@intowner.com](mailto:classifieds@intowner.com)

## INSTRUCTIONS & RATES

All straight line ads appear on our web site in addition to being published in the print edition. The cost for these is as follows: **\$5.00 minimum charge for up to 10 words and 50¢ per word thereafter**, whether business or non-business ads. The same rate applies to nonprofit organizations. Phone numbers, e-mail addresses (and URLs) as well as abbreviations count as single words. All-capitalized and/or bold-faced words are charged at the rate of 75¢ each—*except* that the first 2 or 3 words of each ad are automatically set as all-caps bold at no extra charge. Thus, when composing your ad, it should be written so that those first words clearly state the main selling point being emphasized.

ALL ADS MUST BE PREPAID BEFORE THEY ARE RUN

If ad runs 4 or more consecutive months there is a 10% discount: 15% if run for an entire year.

For "At Your Service Directory" rate and frequency discount information, call the advertising office at (202)-234-1717.

To place an ad using the coupon provided below, be sure to include your mailing address and both day and evening telephone numbers. It is very important that we be able to reach you if we have a question about your ad at the time it is being typeset (which can be during evening hours); when we are on press deadline time is critical. If not using a typewriter, be sure to print legibly. If the coupon does not afford enough space for your message, simply use a separate sheet of paper and submit it with the coupon attached on top.

You may also use our 24-hour fax service to send this coupon (or separate sheet) with credit card information. The fax number for ads is (202) 265-0949.

For an additional \$2 service charge, ads may be charged to American Express, VISA, or MasterCard; simply provide the requested information on the coupon or separately. If paying by check or money order, make payable to "InTowner Classifieds."

We do not automatically provide proof of publication. If you wish to be sent a tearsheet for this purpose, we will do so, **but only upon receipt of a stamped, self-addressed envelope ("SASE") and payment of \$1.00.**

*The InTowner reserves the right to edit for clarity and to use appropriate abbreviations if necessary to fit available space. The InTowner also reserves the right to reject or cancel any ad for any reason at its discretion. Neither the InTowner Publishing Corporation nor its publisher, editor, employees, or representatives can be responsible for content of any ad.*

## DISPLAY CLASSIFIEDS

Display Classifieds are ads with a border around them. (On our web site these ads will appear in "straight line" format only.) At the advertiser's option such ads may have centered and highlighted text elements not normally available in standard classifieds. Space for these ads is sold at the rate of \$25 per column inch (columns are 1 1/2 inches wide), with the minimum being 1 inch deep; additional space may be purchased @ 1/4-inch increments. Art work may be incorporated under certain conditions subject to a set-up charge. *The advertising office must be called at (202) 234-1717 for a price quote before payment is sent for the reason that we cannot know the final ad size until the text is set by the computer. Payment terms for Display Classifieds are the same as for regular classifieds, as outlined above.*

## ERRORS & OMISSIONS

We strive to avoid errors, but if one should occur, advertisers must notify us by telephoning the business office at (202) 234-1717 within 10 days of publication. We will either publish a "make good" in the next month's issue at no charge or provide credit, whichever is appropriate. No credits or adjustments will be made, however, if the error does not materially affect the meaning or utility of the ad.

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### ART & ANTIQUES

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### CHILD CARE

**SEEKING** a live-out nanny for 30 hours/week (9-3, M-F) to care for our alert, smiley, interactive 5-month old daughter starting end of March, beginning of April. We live in Mt. Pleasant, close to 16th St., Mt. Pleasant St. and Park Rd. buses and Green Line Metro. Person seeking this position must have prior experience caring for infants, be physically fit (we live in a 3 story house), energetic, kind, patient, non-smoker and enjoy going on outings. Also, must have driver's license, be English proficient and able to work in U.S. legally. Could be flexible in terms of when hours are worked (e.g., 10-4 instead of 9-3). Are offering very competitive salary and benefits package for right candidate. Contact Robin Kane at [robinkane2@verizon.net](mailto:robinkane2@verizon.net) or Melissa Lavinson at (301) 758-3473 (cell). [35-9-1]

### CHILD CARE

**DO YOU NEED** a babysitter? I can come to your home. Call 265-3039. [36-7-12]

### COMPUTER SERVICES

**COMPUTERS**—Windows 2000, Office, Internet, Fax, Complete Systems. \$199. (703) 461-0869 [35-9-12]

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**LICENSED HOME IMPROVEMENT CONTRACTOR** Specializing in remodeling projects. Drywall, Carpentry, Interior/Exterior Painting, Electrical, Flooring, Tiling. Our team is experienced; our prices reasonable, and we work to your schedule. Call CRAWFORD ASSOCIATES (703) 606-4888 or [crawfordassociates@hotmail.com](mailto:crawfordassociates@hotmail.com). [35-12-5]

### MISC. SERVICES

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**ARTIFICIAL FLORAL DESIGNS.** We specialize in creating artistic and realistic (silks & dried) arrangements for every décor and occasion: Wayne, (202) 397-8019 or [flowers4627@hotmail.com](mailto:flowers4627@hotmail.com). [35-11-5]

**GIFTED SPIRITUAL** medium. Amazing results. No charge, donations. GerryKay, (202) 483 1436. [35-10-12]

### MISC. SERVICES

**YOUR HOUSE RESEARCHED.** Do you know your house or building history? You should! We research the architects, builders, and owners associated with your house; when it was built, how it changed, who lived there, and where they worked. Detailed chronological text and vintage photos presented now in color! Free estimate! Contact Kelsey & Associates, "The House History People" at (202) 462-3389 or at [DCHouseHistory@aol.com](mailto:DCHouseHistory@aol.com), or visit us at [www.washingtonhistory.com](http://www.washingtonhistory.com). [35-11-8]

### MOVING SERVICES



### PERSONAL SERVICES

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**EXCITING FINANCIAL CAREER** opportunity. No experience required. Company will train. Send resumé to [PAB3@erols.com](mailto:PAB3@erols.com); call (301) 922-9020. [35-11-4]

### REAL ESTATE / APTS FOR RENT

**BEAUTIFUL, SPACIOUS 1BR/1BA** on Logan Circle. Walk to Fresh Fields, Metro, restaurants, and more. \$1,350 + utils. Call Skylar (202) 423-7595 for info. [35-9-1]

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### REAL ESTATE FINANCING

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### REAL ESTATE SERVICES

**HOUSE RESEARCHED.** Do you know the house or building's history? We research the architects, builders, and owners associated with the property; when it was built, how it changed, who lived there, and where they worked. Detailed chronological text and vintage photos presented now in color! Great marketing tool for sellers! Prepared at reasonable prices by historic preservation professionals. For more info and free estimate, contact Kelsey & Associates, "The House History People" at (202) 462-3389 or at [DCHouseHistory@aol.com](mailto:DCHouseHistory@aol.com), or visit us at [www.washingtonhistory.com](http://www.washingtonhistory.com). [35-11-8]

## NOTICE

The InTowner Publishing Corp., its employees, agents & assigns, neither do nor will knowingly accept any advertising in violation of federal and/or DC equal housing laws & regulations. Accordingly, all housing advertised by classified or display ad-vertising herein is, to the best of our knowledge & belief, available on a non-discriminatory basis to all qualified persons.

Further, pursuant to policy adopted 8/6/03, The InTowner Publishing Corp. will no longer accept any "Work at Home" or similarly styled employment ads.

**SEE NEXT PAGE FOR SERVICE DIRECTORY**

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Name \_\_\_\_\_

Address \_\_\_\_\_

Phone Nos. (with area codes) Daytime (\_\_\_\_) \_\_\_\_\_ Evening (\_\_\_\_) \_\_\_\_\_

Indicate classification: \_\_\_\_\_

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\_\_\_\_\_  
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\_\_\_\_\_ Col. inch @ \$25\* \_\_\_\_\_  
subtotal \$ \_\_\_\_\_  
x \_\_\_\_\_ months \_\_\_\_\_  
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SIGNATURE: \_\_\_\_\_

\*Charge will appear on statement as "Management Office"

## PROJECTS

From p. 8

will contribute half of the developer equity into the project, and will end up with half of the net project equity between them, after development costs, with their master development partner Lowe Enterprises assuming the other half. This, Washington said, is notable for how it keeps a substantial amount of profits and resources in the city, undoubtedly to be reinvested locally.

Pamela Bundy, president of Bundy Development, told *The InTowner* during a few rushed minutes before a planning meeting among the three developers that despite the local partners' smaller relative size, the team is "really like a three-legged stool, with all three working collectively, shoulder-to-shoulder, to share the full responsibility for the development." And,

she noted, contributing capital and taking the risk fully and completely in tandem with their national-level counterpart. Lowe, with a \$6 billion national portfolio of residential, commercial, industrial and hotel properties, is known locally for having developed Chevy Chase Pavilion, 601 New Jersey Avenue (across from the Georgetown University Law Center), and 1101 Connecticut Avenue, among other buildings.

• *Dunbar Theater to be rehabilitated for retail and condominiums.* Independent from the Uptown Destination District but very much in line with its goals, DC-based developer Michael Sussman has begun work on the Dunbar Theater building at 7th and T Streets, which sits directly across T Street from the Uptown Destination District's anchor Howard Theater.



Photo—Michael K. Williamson—The InTowner

Shown here is the area surrounding the proposed Wax Museum redevelopment, currently a concentration of parking lots and vacant buildings.

Cont., PROJECTS, p. 20

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## PROJECTS

From p. 19

(Sussman and long-time partner Jefferson Builders, along with the building's previous full and current minority owner, the People's Involvement Corporation, together have formed the Dunbar Theater Partnership to carry out the project.)

The two buildings could not be more different, despite both being early 20th century theaters. While the Howard was a 1,300-seat venue for performing arts and saw many famed performers in its day, the Dunbar was a small movie theater with less than 200 seats. Above the theater at the Dunbar is more traditional space, formerly used as offices. As such, it is not expected that the Dunbar will be restored for theater or performing arts uses, as is hoped for the Howard. However, Sussman plans retail for the ground floor, and has high hopes to

lease the south-facing T Street side of the building to a neighborhood-oriented restaurant, which will take advantage of the unusually wide sidewalks and southern exposure to install a sidewalk café across from the Howard Theater.

On the top three levels, "mid-luxury" condominiums are planned. Sussman told *The InTowner* that he was pleasantly surprised by his structural engineer's prognosis for the building, after some decades of exposure to the elements: "It's still solid as a rock." Currently, the building has new windows and a new roof, and plans are in the final stages of being prepared for permit review.

While Sussman and Jefferson may not be household names like Abdo or even Bundy, their work is well-known to Washington residents. Sussman has operated as a developer and property manager in Adams Morgan, Georgetown and Dupont Circle since

1973. He and Jefferson redeveloped the school building at 14th and Q Streets into loft condominiums. Some of their other recent projects have included several buildings that brought about a "face-lifting" in the 1400 block of Florida Avenue, and an upcoming project that promises to do the same for the 1300 block of Belmont Street.

Perhaps most recognizable among Sussman's accomplishments, however, are two that have nothing to do with buildings, and in fact are largely unprofitable but "an awful lot of fun and great for the community"—the Georgetown Flea Market that Sussman has run for over 30 years and the more recent U Street Flea Market that he initiated about five years ago. With development steamrolling his U Street Flea Market (it was initially held on the lot that is now Donatelli & Klein's Ellington Apartments and subsequently moved to the lot that will soon be P.N. Hoffman's yet-

unnamed loft building), he is currently actively seeking a new location on which to continue the market.

• *Robertson to begin construction at 10th and W in March.* Robertson Development, which recently sold the last unit at its Woodson Row project in the 1900 block of 12th Street, plans to start construction on "The Bailey," a seven-unit boutique building in the 2100 block of 10th Street, imminently. The building will contain three "flats" and four duplexes, ranging in size from 1,000 to 1,400 square feet, with projected sales prices in the mid-\$400 per square-foot range.

Developer Paul Robertson told *The InTowner* that his two other major projects are also progressing through design, review and general contractor selection phases: Construction on "The Beauregard," a 49-unit building at the corner of 11th and W, where Thomas Luncheonette is currently located, is scheduled to begin in November. The design, as we reported in September 2003, by Sorg and Associates of Dupont Circle, will be more contemporary than that of Woodson Row. And, construction set to begin in December on a very high-end luxury building at 14th and R Streets, also designed by Sorg and Associates, is expected to come on the market with projected sales prices in the \$500-600 per square-foot range. The number of units is still being discussed, but unlike in most other such discussions, the Robertson number seems to be going down, perhaps from 11 as reported by us last month ("From Logan to Petworth: New Projects Promise Residential & Retail Energy," *InTowner*, February 2004, page 1, 8) to 10 or even nine unit, with square footage increasing as quantity decreases.

• *Not just a name for your a/c repairman anymore: "Clyde" condo sells for a million and a half at 10th and M.* In this month's "Selected Real Estate Sales" feature it is reported that a penthouse unit at the Clyde, at 1124 10th Street, NW, has sold for \$1.5 million. Other units in the building are still available, and feature two bedrooms, some with den and two baths, unusually well-appointed kitchens and baths, and some unique interior details such as Italian-designed and manufactured, aluminum-framed, glass interior doors and all-stainless steel kitchen countertops with "seamless double-bowl sinks." The only remaining terrace-level unit (that's ground floor, readers) is listed at \$545,000. Prices rise through the sixes in middle floors, hit the three-quarter-million mark close to the top, and top out, as noted, at \$1.5 million. The building is very traditional on the outside, sits next to the construction site for the Quincy Park/Quincy Court developments, across the street from a promising-looking surface parking lot, and one block from Massachusetts Avenue and the new Convention Center. □

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**MISSIONS**

From p. 17

ed and contentious consideration on January 13 and February 17, the BZA and its five commissioners provided an oasis of expressed thoughtfulness, graciously articulated civility, and patiently directed questions and admonitions to the parties before them.

No decisions by the BZA were reached at the conclusion of the February hearing. The BZA did set dates for further submissions from the parties in this potentially precedent-setting case for mid- to late March, 2004 and scheduled further public proceedings for April 6, 2004, in its second floor hearing room at One Judiciary Square.



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**1724 Q Street, NW • \$1,600,000**

**DUPONT'S FINEST 1890 BROWNSTONE!**



Magnificent home with four levels of renovated luxury includes a beautiful, high-income, legal 2BR/2BA English Basement Apartment. The present owners of 1724 Q St. have spared neither time nor money in the design and quality of this very special home. Soaring ceilings, warm oak hardwood floors and elegant, original crown moldings adorn a spacious double Living Room and formal Dining Room w/ FP. The many windows are bright and oversized, accented with period woodwork. The recent, expansive two story addition includes a huge, family-style kitchen, true gourmet cook's dream with: Silestone granite, 6-burner Dacor range, stainless-steel hood, large Viking refrigerator, b'fast bar and sun-filled, south-facing wall of glass overlooking a quiet, private terrace leading to generous two car parking.

Above are 4 spacious bedrooms plus den, three fireplaces and three luxury baths, which includes two master suites with private baths (one with hand-painted Italian tile and granite), adjoining sitting rooms and walk-in closets. Rarely does one find a home like this with such generous rooms and flow for grand-scale living and entertaining. Every luxurious amenity and comfort is here to enjoy. This home is supremely located on a beautiful block of majestic homes in the heart of Historic Dupont Circle. The Red Line Metro is a 2-block stroll and an exciting array of restaurants, galleries, playhouses and movie theatres are a short walk in any direction.

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## Selected Recent Real Estate Sales

Prepared for the InTowner by Jo Ricks\*  
Reporting Period: January 2004

SINGLE FAMILY HOUSES	
1345 1st St.	199,000
2409 1st St.	559,000
1536 5th St.	225,000
1623 6th St.	320,000
1310 8th St.	380,000
3538 10th St.	495,000
3821 10th St.	399,900
2620 11th St.	225,000
3621 11th St.	250,000
2119 12th Pl	639,000
2530 13th St.	359,000
1720 13th St.	701,000
2530 13th St.	359,000
3827 13th St.	285,000
19101/2 17th St.	740,000
3200 17th St.	875,000
3204 17th St.	710,000
1412 21st St.	1,360,000
1724 21st St.	1,070,000
1006 22nd St.	875,000
2219 2nd St.	259,000
152 Adams St.	447,500
2017 Allen Pl.	864,000
536 Columbia Rd.	195,000
597 Columbia Rd.	305,000
2301 Conn. Ave. #6b	740,000
17391/2 Corcoran St.	775,000
725 Euclid St.	316,101
1212 Florida Ave.	460,000
715 Gresham Pl.	245,000
766 Harvard St.	350,000
1464 Harvard St.	650,000
1735 Harvard St.	439,000
732 Hobart Pl.	259,000
753 Hobart St.	168,000
3561 Holmead Pl.	275,000
1705 Kenyon St.	559,700
618 Lamont St.	240,000
622 Lamont St.	229,000
309 M St.	425,000
2209 Mass. Ave.	2,135,000
2519 Mass. Ave.	1,190,000
751 Morton St.	195,000
1724 Newton St.	651,000
2220 N. Capitol St.	285,900
407 O St.	348,000
1407 Oak St.	195,000
2246 Ontario Rd.	575,000
2121 S St.	1,755,000
916 Shepherd St.	225,000
1454 T St.	535,000
2411 Tracy Pl.	1,500,000
30 U St.	373,000
2556 University Pl.	335,000
1348 Wallach Pl.	570,000
2222 Wyoming Ave.	1,775,000
1124 10th St. #1b	The Clyde 545,000
124 10th St. #6a	The Clyde 1,500,000
1426 11th St. #3	The Pegasus 355,000
1310 12th St. #7	Barrett 460,000
1245 13th St. #P48	Park Princess 40,000
1245 13th St. 310	Park Princess 265,000
1300 13th St. #801	Solo Piazza 705,000
1300 13th St. #905	Solo Piazza 670,000
1616 15th St. #200	The Foster 375,000
1730 16th St. #13	Winston Mews 499,000
2000 16th St. #301	Balfour 389,000
2008 16th St. #3	193,000
2008 16th St. #7	210,000
2440 16th St. #405	241,500
1401 17th St. #612	The Richmond 536,500
1830 17th St. #303	Albemarle 420,000
1830 17th St. #606	Albemarle 494,260
1933 18th St. #303	Marshall House 352,500
2001 19th St. #3	Chinese Embassy 660,000
1733 20th St. #102	335,000
1099 22nd St. #608	600,000
1318 22nd St. #307	250,000
1511 22nd St. #12	166,000
1230 23rd St. #910	Metropolitan 389,000
2630 Adams Mill Rd. #001	235,000
1800 Belmont Rd. #1	Belmont Lofts 550,000
1800 Belmont Rd. #2	Belmont Lofts 650,000
1821 Belmont Rd. #7	409,500
2032 Belmont Rd. #215	Valley Vista 231,500
1808 Calif. St. #21	The Ashley II 429,000
1915 Calvert St. #403	360,000
2363 Champlain St. #A	The Orlovon 440,000
1415 Chapin St. #308	Hillside 305,000
1440 Church St. #203	Saxon Court 481,000
2301 Conn. Ave. #6b	740,000
1754 Corcoran St. #50r	Corcoran Mews 295,000
1441 Florida Ave. #2b	The Hillsborough 329,000
1725 Lanier Pl. #22b	285,000
1111 M St. #4	Saxa House 319,500
1212 M St. #202	The Boyd 410,000
1727 Mass. Ave. #409	The Winthrop 163,000
1207 N St. #A	329,900
1420 N St. #316	Town Terrace 125,000
1735 New Hamp. Ave. #604	The Portsmouth 490,000
1816 New Hamp. Ave. #503	Concord 160,000
1417 Newton St. #201	224,500
1417 Newton St. #503	Newton Hall 257,000
1117 O St. #2	310,000
2123 O St. #2123	1,016,250
1718 P St. #206	Webster House 348,000
1661 Park Rd. #101	Lymbrook 202,000
1661 Park Rd. #402	Lymbrook 194,000
1615 Q St. #308	Cairo 289,000
1625 Q St. #103	420,000
1426 Rhode Isl. Ave. #B	749,000
1 Scott Cir. #520	General Scott 200,000
1239 Vermont Ave. #207	Crescent Tower 195,000
1239 Vermont Ave. #505	Crescent Tower 298,000
1736 Willard St. #201	The Willard 289,000
1848 Wyoming Ave. #402	295,000
COOPERATIVES	
1526 17th St. #306	Cavanaugh Court 415,000
2122 Calif. St. #454	Westmoreland 290,000
2122 Calif. St. #654	Westmoreland 262,500
1820 Clydesdale Pl. #108	174,500
1852 Columbia Rd. #605	The Netherlands 483,500
1725 T St. #1	410,000

\*Jo Ricks is Associate Broker at City Houses in Washington, D.C. The sales shown here were handled by various agents from the many real estate brokerage firms actively working in the neighborhoods reported on by this newspaper.

# Edward & Stewart

COMMITTED TO EXCELLENCE



**SOLD!**  
**1625 Q St NW #103 \* DUPONT**  
\$420,000

This is a large two bedroom, two and a half bath condo that is conveniently located near 17th and Q Streets, NW. The main floor features wood floors, a large living room with fireplace, a separate dining room that could be used as a den and the kitchen has new appliances. Living room also has access to the private outdoor space.



**UNDER CONTRACT**  
**2030 1ST STREET, NW**  
**LEDRUIT PARK**  
\$375,000

This three level five bedrooms, 2 bath Victorian row-house with Old World details is ready to be renovated! Located in historic Ledroit Park.



**NEW LISTING**  
**2252 12TH PLACE • LOGAN-U STREET**  
\$449,000

Urban Chic, 2 bedroom plus den, 1 1/2 baths, hardwood floors, exposed brick wall divides living and dining areas. Maple kitchen cabinets, Corian counter tops with tile floor, rear yard/patio. Potential off street parking. Wonderful light throughout. Meticulously maintained.

[www.edward-stewart.com](http://www.edward-stewart.com)



Edward

**Edward J. Poutier, GRI**  
202/939-1220



Stewart

**Stewart Coleman, ABR, CRS**  
202/939-1222



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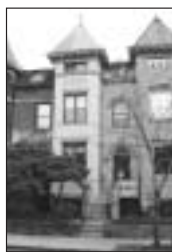
# Weichert



*The sign of neighborhood knowledge at work for you.*



**Central** **\$379,000**  
Gorgeous brand new luxury loft. Huge windows with panoramic western views. State of the art kitchen that any chef would love.  
**liya Alter** **202-326-1010**



**Bloomingdale**  
**\$539,999**  
4BR/4.5BA  
Victorian w/  
4 fireplaces,  
hardwood floors,  
and so much more.

**J.C. Blount** **202-326-1010**



**Old City #2** **\$915,000**  
Imposing historical victorian.  
Former music conservatory awaiting  
to be restored to its previous splendor.

**J.C. Blount** **202-326-1010**



**Columbia Heights**  
**\$499,900**

Unique property with 2 units. Rental potential!! 5BR 3BA in up and coming Columbia Heights!

**Shaun Johnson** **202-326-1010**



**Logan/ U Street**  
**\$695,000**

Open, contemporary design in this 1979-built 2-unit townhouse. Includes 2-car parking, low-maintenance landscaping, and many recent interior upgrades.

**Bill Panici** **202-326-1300**



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**Dupont** **\$245,000**  
This Jr.1 BR has the best views of Georgetown and the National Cathedral. Updated kitchen and bath.

**Thom Francis** **202-326-1010**



**Central** **\$3,365,000**  
Let go of your worries! Penthouse unit has 4,000+ sq.ft., plus 3 private terraces, sunroom, guest quarters, a fireplace, and extra garage parking spaces!  
**Julio Alberto** **202-326-1300**



**Colonial Village** **\$949,000**  
The best of traditional design meets modern construction! 1990-built Colonial has all the touches of yesteryear, including crown molding, Palladian windows, and stunning brick exterior. 5BR, 3 baths, over 4,400 sq.ft. of living space overlooking the park.

**Barbara Owens** **202-326-1300**



**Mount Pleasant** **\$245,000**  
Sunny 1 Bedroom condo with balcony. Close to Metro, Bus Line, and exciting Adams Morgan Nightlife.

**Geoffrey Thornton** **202-326-1100**



**Trinidad** **\$160,000**  
3BR 1.5 BA with 2 parlors and sunroom, and fully finished basement. True value.

**Virginia Walker** **202-326-1010**



**Bethesda/Glen Echo MD** **\$739,000**  
Looks like a Million! Costs far less. Strikingly different Colonial boasts 3 BRs, 2 baths, plus au pair suite and detached garage.

**Molly Peter** **202-326-1300**



**Old City #1** **\$223,300**  
2BR/1BA 1880's row house. Listed at \$199,000.

**Pat Bonds** **202-326-1010**



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