



Office of the Director

April 23, 2020

Advisory Neighborhood Commission 5D  
1519 Trinidad Avenue NE  
Washington DC 20002

RE: Advisory Neighborhood Commission 5D Comprehensive Plan Resolution

Dear Advisory Neighborhood Commissioners Lee, Linehan, Shropshire, Motley, Blacknell, Moore, and Burkett:

On behalf of the Office of Planning (OP), I would like to thank you and your community for taking the time to review and provide critical feedback on the Draft Comprehensive Plan Update. We appreciate your dedication throughout the process and are grateful for your thoughtful contributions.

The feedback we received during the 2019-2020 Public Review period has provided OP with critical guidance from the community and reaffirmed policies that were not already captured during previous engagement for this Comprehensive Plan amendment.

#### Resolution Review

Responses to individual comments and recommendations within the Advisory Neighborhood Commission (ANC) resolution are outlined in the public review digest included in this response. After careful review, components of the resolution received from ANC 5D, marked as “Yes” were integrated into the Mayor’s Comprehensive Plan Update (Comp Plan). Any feedback received that supported existing Comp Plan language has been marked as “Support. No integration needed”.

During OP’s review, numerous recommendations received from ANC 5D were deemed to be sufficiently covered throughout the Comp Plan. In such cases, these components have been marked as “Acknowledged” in the public review digest. The digest provides guidance on where complementary and appropriate language exists in other Elements. In these instances, OP did not add additional language to the Comp Plan; however, where appropriate, OP has added cross referencing language.

Feedback received that was beyond the scope of the Comp Plan (i.e. operational, budgetary, or regulatory items) has been noted, marked as “No” in the public review digest, and more appropriate programs or agencies have been identified.

The Commission's resolution included: changes to the Future Land Use Map (FLUM) along Benning Road NE for a higher mixed use density; retention of some concentration of production, distribution and repair (PDR) uses along the New York Avenue NE corridor; encouragement of upgrading PDR uses; shared parking and car-sharing strategies; and encouragement of growth with retention of stability in the neighborhood. The Mayor’s Proposal includes the Commission’s recommended changes to the FLUM, as well as updated language for PDR, parking and car-sharing, and context-sensitive infill development. Following submission of the Mayor’s Proposal, OP will also continue to work towards reaching the District's affordable housing goals and developing a facilities plan that recognizes and plans for the District's population growth.

#### Next Steps

While OP made every effort to incorporate much of the feedback, in some instances OP was unable to incorporate all components of the resolution as part of this amendment.

Nonetheless, all resolutions will be sent to the DC Council and have been reviewed and saved as guidance for a future Comp Plan rewrite and near-term planning efforts. I would also like to set up a time to further discuss your resolutions.

#### Background on Changes to the Comprehensive Plan

The Comp Plan is a high-level guiding document that sets an inclusive, long-term vision for the physical development of the District of Columbia. The purpose of the Comp Plan is to help guide the District’s growth and change, resulting in positive outcomes for both current and future residents of the District.

The Comp Plan establishes a context and sets broad goals to inform public decision-making and future fine-grained planning efforts. It informs zoning regulations and capital budgeting. However, it does not have the force of law or regulation.

In response to the ANC Resolutions, the Comp Plan was updated when feedback was deemed consistent with the document’s scope, was an omission of information, or was not otherwise referenced in the Citywide or Area Elements.

Issues, policies, and programs outside the scope of the District’s physical development were not included in this revision. Additionally, the Comp Plan is not intended to provide guidance on operational, budgetary, or regulatory matters. While this feedback was not amended in the Comp Plan, it is extremely valuable to OP as we undertake neighborhood planning initiatives and to help shape the work of our sister agencies.

Background on Public Review

The Draft Comp Plan Update was released on October 15, 2019. A notice was published in the District of Columbia Register that announced the publication of the Plan and the commencement of the Public Review period. The Public Review period was extended in response to requests from ANCs and other community groups, providing 88 days for the public and 123 days for ANCs. The Public Review period was open to all stakeholders from October 15, 2019 through January 10, 2020. Advisory Neighborhood Commissions were given until February 14, 2020 to submit official actions. Prior to the release of the Draft Comp Plan Update, two training sessions were held for ANC commissioners on September 19 and 21, 2019. Eight community meetings were held across all eight wards during the months of November and December, and an additional two ANC work sessions were held in December 2019.

Public feedback received from October 15, 2019 to January 10, 2020 through the [plandc@dc.gov](mailto:plandc@dc.gov) email account will be packaged and sent to the DC Council. In addition, ANC Resolutions received from October 15, 2019 to February 14, 2020 through the [plandc@dc.gov](mailto:plandc@dc.gov) email account or through the [resolutions.anc.gov](http://resolutions.anc.gov) portal will also be packaged and submitted to the DC Council. The Mayor's Comprehensive Plan Update will be transmitted to the DC Council in April 2020 along with all ANC Resolutions and public feedback.

The 2019-2020 Public Review Period, along with previous engagement efforts dating back to 2016, provided OP with valuable community feedback, resulting in a consistent and inclusive Draft Comp Plan Update. Thank you for submitting an official action that represented your community and for being an active and engaged leader during this Comprehensive Plan Amendment cycle.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Andrew Trueblood', is written over a light blue horizontal line.

Andrew Trueblood

Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-1	11.14		FLUM	The Commission supports changing the following legally described property from zone MU-4 to MU-5A. The properties are as follows: Square 4506, Lots 0803, 0805, 0809, 0811, 0811, 0813, 0817, 0819, 0821, 0823, 0164 and 0165 and Square 4507 Lots 0119-0132, Lots 0138-0142, Lots 0166-0170	01-Yes	The FLUM reflects this proposal.
ANC 5D-2	2.5	506.12	Housing	Add "libraries".	01-Yes	The text was updated to reflect the proposed language, consistent with District policies.
ANC 5D-3	2.5	304.12	Land Use	Change "must be sensitive to" to "should acknowledge".	01-Yes	See Land Use Element for updated language.
ANC 5D-4	2.5	2413.8	Upper Northeast	Update policy to read: Use zoning, enforcement, and other regulatory mechanisms to reduce the number of illegal auto-related activities on Bladensburg Road. Remove: Create a more attractive environment for the car dealerships and automotive businesses along Bladensburg Road, possibly including placing the development of an "auto mall."dealerships within an enclosed showroom.  Comment: OP says that it wants a walkable, bikeable Lower Bladensburg, but then says that it wants to preserve space for car dealerships. These priorities are inconsistent. Shoot, even Upper Bladensburg doesn't get that kind of treatment. See 2414.4. The former should take priority. Plus, with all the changes coming to Lower Bladensburg, we might see those auto dealerships get bought up for housing.	01-Yes	The text was updated to reflect the proposed language, consistent with District policies.
ANC 5D-5	2.5	2416.7	Upper Northeast	Update to: Develop a strategy for shared parking and car-sharing programs separate from ride-hailing in new development so that it addresses the area's transit and pedestrian orientation. 2416.7 (remove: and the need for more parking to serve area businesses and residents and prevent spillover into the surrounding low-density neighborhoods.)	01-Yes	The text was updated to reflect the proposed language, consistent with District policies.
ANC 5D-6	2.5	2413.6	Upper Northeast	Update Policy to read: Retain some concentration of production, distribution, and repair (PDR) land uses in the New York Avenue corridor. While some industrial land was converted to other uses on select sites, such as the Bladensburg/Montana/New York "triangle," these changes should not significantly diminish the area's ability to function as an industrial district meeting the needs of government and District businesses. Mixed-use redevelopment should complement PDR uses within the building envelope as a primary use when zoned PDR.	01-Yes	The text was updated to reflect the proposed language, consistent with District policies.
ANC 5D-7	2.5	2408.1	Upper Northeast	Update to say: Encourage the upgrading of these existing production, distribution, and repair (PDR) uses through higher design standards, landscaping, and improved screening and buffering. Emphasize a mixture of new uses to be co-located with the PDR uses, including retail and office space, that create jobs for Upper Northeast area residents, and that minimize off-site impacts on the surrounding residential areas. 2408.10	01-Yes	The text was updated to reflect the proposed language, consistent with District policies.
ANC 5D-8	2.5	2408.2	Upper Northeast	Update to say: Encourage growth while maintaining stability in the settled neighborhoods of Upper Northeast, such as Michigan Park, North Michigan Park, University Heights, Woodridge, Brookland, Queens Chapel, South Central, Lamond Riggs, and Arboretum...	01-Yes	The text was updated to reflect the proposed language, consistent with District policies.
ANC 5D-9	2.5	Planning and Development Priorities	Upper Northeast	Keep, but update to reflect current conditions Bullet b) Residents of Upper Northeast are feeling the pressure of escalating housing costs. Displacement is a concern in neighborhoods like Ivy City and Trinidad, where one-quarter of the residents live below the poverty line and home prices have tripled in the last five years. Upper Northeast includes many lower income households, residents on public assistance, and hard working people trapped in low wage jobs. There is anxiety about expiring federal housing subsidies, and the future of large assisted housing complexes like Langston Dwellings. Residents want assurance that they will not be dislocated if and when these complexes are renovated or replaced. The recent redevelopment of Montana Terrace provides a good example of meeting affordable housing needs while creating opportunities for home ownership and stability for existing residents.	01-Yes	The Planning and Development Priorities section has been reinstated.
ANC 5D-10	2.5	Planning and Development Priorities	Upper Northeast	Keep, but update to reflect current conditions Bullet d) Upper Northeast neighborhoods have lived with the heavy truck traffic, noise, and visual blight that comes with industrial land uses for decades. This is particularly true in Ivy City, Langdon, Brentwood, and the 7th-8th Street NE area southwest of the Brookland Metro station. Residents are especially concerned about large trucks, vibration, dust, air pollution, and the transport of hazardous materials on the railroads. There is also a desire to clean up "brownfield" sites in the community and return them to productive use. These sites provide an opportunity to apply "green" development principles, turning environmental liabilities into environmental assets.	01-Yes	The Planning and Development Priorities section has been reinstated.

Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-11	2.5		Land Use	AVs will do little to nothing to address transportation issues in the District. At the end of the day, it's still private cars taking up street space. And recent developments have shown that the car companies, in creating AVs, are prioritizing speed and efficiency over pedestrian safety. They are hype at best and a danger at worst and they will have little to no positive role in shaping cities' futures.	03-Acknowledged	Current language is sufficient and does not preclude regulatory action; Please see the Transportation Element for guidance on AV's, including how they enhance the multimodal transportation network.
ANC 5D-12	2.5	304.6	Land Use	Add "multimodal".	03-Acknowledged	Current language is sufficient and does not preclude regulatory action; The role of a multimodal transportation network in the District is discussed in the Transportation Element as well as the Central Washington Element.
ANC 5D-13	1.30		Transportation	Whereas, the commission is interested in the following key policies: <ul style="list-style-type: none"> <li>Require the construction of bike and pedestrian infrastructure, including designated pick up and drop off/freight zones, protected bike lanes and other safe street designs, with all new large developments</li> </ul>	03-Acknowledged	Current language is sufficient and does not preclude regulatory action; Transportation Element includes policies and actions regarding protected bike lanes including Policy T-2.3.2: Bicycle Network, as well as freight management such as Policy T-3.3.5: Enhance Freight Routing, and Action T-3.3.C: Enhance the Loading Zone Program.
ANC 5D-14	2.5	2413.2	Upper Northeast	Update to say: ...and complex intersection configurations that create hazards for non-motorists and the environment. New York Avenue itself is a major commuter corridor and truck route poised for a multi-modal transformation.	03-Acknowledged	Current language is sufficient and does not preclude regulatory action; For more information on New York Avenue, see the Transportation Element, Section: T-1.2 Transforming Corridors 404. For information on safety, see Section T-2.3 Bicycle Access, Facilities, and Safety 410.
ANC 5D-15	2.5	2408.13	Upper Northeast	Update to say: Continue to work with the community and area businesses to significantly reduce heavy truck traffic on residential streets, particularly along W Street, West Virginia Avenue, Taylor Street NE, and 8th Street NE....	03-Acknowledged	Current language is sufficient and does not preclude regulatory action; For more information on truck traffic, see the Transportation Element, Section: T-3.3 Goods Movement.
ANC 5D-16	2.5	2400.8	Upper Northeast	Update to say:...The greatest future challenge will be to respond to change in a way that adds housing to support demand and lower cost while keeping Upper Northeast a socially, culturally, economically diverse community.	03-Acknowledged	Current language is sufficient and does not preclude regulatory action; For more information on housing affordability, see the Housing Element, section: H-1.2 Ensuring Housing Affordability.
ANC 5D-17	2.5	2400.2	Upper Northeast	Their comment is on: "Some communities --- Brookland, Ivy City, and Fort Totten, for example" Their comment is: Ivy City is not near a Metro Station; Union Market is. Update "Ivy City" to say "the Florida Avenue Market"	03-Acknowledged	Current language is sufficient and does not preclude regulatory action; Transit-oriented development is not just metro stations. Ivy City is well serviced by buses.

Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-18	2.5	2413.5	Upper Northeast	Keep this section as it was. No changes	03-Acknowledged	Current language is sufficient and does not preclude regulatory action; Updates to the Comprehensive Plan were made for readability, accuracy, and grammar.
ANC 5D-19	2.5	2400.4	Upper Northeast	The Commission is asking if this section is still accurate. Their comment is: Is this even accurate anymore? Maybe "historically the city's fresh produce district"? Why is this so worth highlighting? They are commenting on: Upper Northeast is also home to historic Union Market within the Florida Avenue Market, the city's fresh produce district, as well as dozens of small shops and local businesses along neighborhood commercial streets like such as 12th Street, 18th Street, and Rhode Island Avenue.	03-Acknowledged	Current language is sufficient and does not preclude regulatory action; For additional information on the history of the area, Section History 2401.
ANC 5D-20	2.5	2401	Upper Northeast	In the History section, the commission as commented: Maybe something here about how the land that is now Trinidad was sold to what is now GWU to fund the university? And then GWU sold off Trinidad to a brickmaker, who parceled off the land for the first housing? This would help show how Upper Northeast is connected with the rest of the city, including in history.	03-Acknowledged	Recommendation is beyond the scope of the Comprehensive Plan; The current language in the comprehensive Plan is appropriate and achieves the goals and modification to the language is not necessary.
ANC 5D-21	1.30		Housing	Whereas , the commission is interested in the following key policies: <ul style="list-style-type: none"> <li>• Increase emphasis on multi-bedroom, affordable housing appropriate for families</li> </ul>	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; See Housing Element Policy H-1.3.1: Housing for Larger Households.
ANC 5D-22	1.30		Transportation	Whereas , the commission is interested in the following key policies: <ul style="list-style-type: none"> <li>• Require aggressive transportation demand management measures prior to approval of all new developments</li> </ul>	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; DDOT's Consolidated Transportation Review Guidelines cover the importance of TDM. Action T-3.1.A: TDM Strategies also speaks to the need for TDM in development review.
ANC 5D-23	1.30		Transportation	Whereas , the commission is interested in the following key policies: <ul style="list-style-type: none"> <li>• Increase density along all transit corridors and near job centers. Parcels near transit stop (Metro rail, Metro bus, circulator or streetcar) or employment centers should be zoned as high density mixed use residential/commercial/retail.</li> </ul>	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; Section 1.3 Transit-Oriented and Corridor Development of the Land Use Element provides guidance on TOD in the District.
ANC 5D-24	1.30		Upper Northeast	Whereas , the commission is interested in the following key policies: <ul style="list-style-type: none"> <li>• Promote high-occupancy public transit along Benning and Bladensburg Roads that increases connectivity with the streetcar and other options</li> </ul>	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; Action UNE-2.2.G: Connectivity Leverage the existing streetcar and continue to explore transit options to improve connectivity to the RFK stadium to the south and the Anacostia River to the east

Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-25	1.30		Upper Northeast	Whereas , the commission is interested in the following key policies: <ul style="list-style-type: none"> <li>• Discourage car dealerships and automotive businesses along Bladensburg Road so that large lots can be used for high-density housing options</li> </ul>	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; Policy UNE-2.3.4: Consolidate and Formalize Auto-Related Uses Use zoning, enforcement, and other regulatory mechanisms to reduce the number of illegal auto-related activities on Bladensburg Road. Create a more attractive environment for the car dealerships and automotive businesses along Bladensburg Road, possibly placing the dealership within an enclosed showroom.
ANC 5D-26	1.30		Upper Northeast	Whereas , the commission is interested in the following key policies: <ul style="list-style-type: none"> <li>• Reduce heavy truck and commuter bus traffic on residential streets, particularly along West Virginia Ave NE where traffic calming measures are drastically needed</li> </ul>	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; Policy UNE-1.1.12: Truck Traffic Continue to work with the community and area businesses to reduce heavy truck traffic on residential streets, particularly along W Street, West Virginia Avenue, Taylor Street NE, and 8th Street NE. Assess the circulation needs of businesses in these areas to determine if there are alternate means of access that would reduce impacts on adjacent neighborhoods. 2408.13

Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-27	1.30		Upper Northeast	Whereas , the commission is interested in the following key policies: <ul style="list-style-type: none"> <li>Address high number of vacant, abandoned and boarded up structures in Trinidad and Ivy City to could otherwise be used for affordable housing options</li> </ul>	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; Policy UNE-1.1.2: Compatible Infill Encourage compatible residential infill development throughout Upper Northeast neighborhoods, especially in Brentwood, Ivy City, and Trinidad, where numerous scattered vacant residentially-zoned properties exist. Such development should be consistent with the designations on the Future Land Use Map. New and rehabilitated housing in these areas should meet the needs of a diverse community that includes renters and owners; seniors, young adults, and families; and persons of low and very low income as well as those of moderate and higher incomes. 2408.3  Policy UNE-1.1.5: Vacant and Abandoned Structures Reduce the number of vacant, abandoned, and boarded up structures in Upper Northeast, particularly in the Ivy City and Trinidad areas. 2408.
ANC 5D-28	2.5	2416.4	Upper Northeast	In addition to this policy, we need an analogous section for Florida Avenue NE, even if just to acknowledge the ongoing improvements.	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; For more information on Florida Avenue NE, see Policy UNE-1.2.1 and Action T-1.2.A.
ANC 5D-29	2.5	2412.5	Upper Northeast	Update to say:...Such development should be linked to transportation investments along these streets, including the streetcar along H Street/Benning Road, the ongoing Florida Avenue redesign, and the proposed West Virginia Avenue redesign.	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; For more information on Florida Avenue and the Streetcar, see Policy UNE-1.2.1, Action UNE-2.1.D and Action T-1.2.A: Crosstown Corridors in the Transportation Element.
ANC 5D-30	2.5	2411.8	Upper Northeast	Update to say: Improve the image and appearance of the Northeast Gateway area by creating landscaped gateways into the community, creating new parks and open spaces, implementing traffic calming measures on key streets, and improving conditions for pedestrians, cyclists, and other non-car travelers along Florida Avenue and other neighborhood streets.	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; For more information on Florida Avenue Multimodal transportation Project, see Action T-1.2.A: Crosstown Corridors in the Transportation Element.



Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-31	2.5	2411.6	Upper Northeast	Update to say: Redevelop the Florida Avenue Market into a multimodal regional...	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; Other policies and actions speak to multi-modal improvements along Florida Ave such as Policy UNE-2.1.4.
ANC 5D-32	2.5	2408.16	Upper Northeast	Update to say: Improve traffic safety throughout the Upper Northeast area, particularly along Eastern Avenue, Franklin Street, Monroe Street, Brentwood Road, Bladensburg Road, Florida Avenue, West Virginia Avenue, Mt. Olivet Road, Rhode Island Avenue, South Dakota Avenue, and New York Avenue.	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; Other policies and actions speak to multi-modal improvements along Florida Ave and West Virginia Ave such as Policy UNE-2.1.4, and UNE-1.2.1.
ANC 5D-33	2.5	2403	Upper Northeast	In the Demographics section, We should add a section here about the concentration of growth—where it's been most concentrated, least concentrated, etc. Maybe include a map. Maybe use the 2017 Census, since that's where the other information in this part comes from.	03-Acknowledged	Recommendation is sufficiently covered in another element/policy/action; Framework Element and Land Use Element contain more information on District-wide growth patterns.
ANC 5D-34	2.18		FLUM	1678: The proposed classification of 1900 Gallaudet Street NE (Alexander Crummell School) is in direct conflict of the plans outlined by the policies and actions within the Upper Northeast Area Element. Action UNE-2.1.B calls for the development of interconnected open space at the Crummell School grounds. Action UNE-2.1.C emphasizes the high priority to rehabilitate this historic site for the benefit of the community through a recreational and educational facility. The proposed land use categories do not reflect the plans outlined by the Comprehensive Plan: Mixed Use PDR, Medium Density Commercial, and Medium Density Residential. The Crummell School site should be parceled out separate from the development plans proposed by Greg Casten and the Jarvis Company. The land use category for Crummell School and the allotted acreage of land should be classified as Parks, Recreation, and Open Space and Local Public Facilities because of the desired future use of the space. Residents of Ivy City have been in dire need of a neighborhood recreational and educational facility for over four decades. This need is recognized and supported by ANC 5D. Both the Department of Parks and Recreation and the DC Public Library recognize Ivy City as an area in need of services and facilities. If housing is developed on the land, Action UNE-2.1.C explicitly states that affordable housing is a high priority and must be a part of the development plan.	04-No	Current language is sufficient and does not preclude regulatory action; The Future Land Use Map and Generalized Policy Map are intended to provide generalized guidance for development and conservation decisions and are considered in concert with other Comprehensive Plan policies.
ANC 5D-35	1.30		FLUM	Whereas , the commission is interested in the following key policies: <ul style="list-style-type: none"> <li>• Parcel out the The Crummell School site separate from the development plans proposed by Greg Casten and the Jarvis Company. The land use category for Crummell School and the allotted acreage of land should be classified as Parks, Recreation, and Open Space and Local Public Facilities because of the desired future use of the space;</li> </ul>	04-No	Current language is sufficient and does not preclude regulatory action; FLUM designation does not preclude open space as part of each development project. The FLUM is used in concert with the text in the Comp Plan. The Upper Northeast Area Element has language supporting the inclusion of open space in the Crummell School site and the greater Ivy City neighborhood.
ANC 5D-36	2.5	503.2	Housing	Delete "Encourage and/or".	04-No	Current language is sufficient and does not preclude regulatory action; The Comp Plan is intended as a high-level guiding document.

Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-37	2.5	503.3	Housing	Change "should" to "shall".	04-No	Current language is sufficient and does not preclude regulatory action; The Comp Plan is intended as a high-level guiding document.
ANC 5D-38	2.5	505.8	Housing	Add "across neighborhoods and throughout the city".	04-No	Current language is sufficient and does not preclude regulatory action; The Housing Element is a citywide element. Policies and Actions are meant to be citywide.
ANC 5D-39	2.5	304.2	Land Use	Change "respects" to "acknowledges".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comp Plan is appropriate, modifying respects to acknowledges is not necessary.
ANC 5D-40	2.5	304.8	Land Use	Change "respecting" to "acknowledging" and "reinforce" to "further enhance".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comp Plan is appropriate, modifying respects to acknowledges and reinforce to further enhance, is not necessary.
ANC 5D-41	2.5	304.13	Land Use	Change "support the retention of the" to "respect" and "are needed" to "should be applied".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan is appropriate and achieves the goal, modification to the language is not necessary.
ANC 5D-42	2.5	305.1	Land Use	Add "libraries".	04-No	Current language is sufficient and does not preclude regulatory action; The policy already mentions civic facilities and other public facilities, which include libraries.
ANC 5D-43	2.5	306.5	Land Use	Delete "wrestle with concerns over too much development, while others".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan is appropriate and recognizes the varying realities facing station areas.
ANC 5D-44	2.5	306.8	Land Use	Delete "Many stations about historic or stable low density neighborhoods. Similarly, many of the city's priority transit corridors transition to single family homes or row houses just one half block or less off the street itself, warranting due attention when development is planned.	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan is appropriate and describes the current context appropriately.
ANC 5D-45	2.5	306.1	Land Use	Delete "enhance neighborhood stability" and "This policy must be balanced with...other land use policies which...include conserving neighborhoods".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan is appropriate and achieves the goals and modification to the language is not necessary.

Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-46	2.5	306.11	Land Use	Add "prioritize". Delete "emphasizes...while reflecting the design capacity of each station and respecting the character and needs of the surrounding areas".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan is appropriate and recognizes that Metrorail stations have different characteristics.
ANC 5D-47	2.5	306.15	Land Use	Change "should" to "shall".	04-No	Current language is sufficient and does not preclude regulatory action; The Comp Plan is meant to be a high-level guiding document, and thus uses should.
ANC 5D-48	2.5	306.18	Land Use	Delete "conservation and".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan reflects the policy and goals of the document.
ANC 5D-49	2.5	306.19	Land Use	Delete "and should be designed to help integrate the transit facility with neighborhood character".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan is appropriate and recognizes that design characteristics can be used to help integrate transit into a community.
ANC 5D-50	2.5	309.1	Land Use	Change "respecting" to "acknowledging"	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan is appropriate and achieves its goals, adding acknowledging is not necessary.
ANC 5D-51	2.5	309.3	Land Use	Delete "Land use policies in these areas have focused on retaining neighborhood character, mitigating development impacts on services and infrastructure, preventing demolition in historic districts, and improving the connection between zoning and present and desired land uses.	04-No	Current language is sufficient and does not preclude regulatory action; The language appropriate explains how past planning efforts have been undertaken.
ANC 5D-52	2.5	309.5	Land Use	Delete "ranging from low density neighborhoods to high density neighborhoods".	04-No	Current language is sufficient and does not preclude regulatory action; The current language recognizes the need to accommodate growth.
ANC 5D-53	2.5	309.6	Land Use	Add "separate from ride-hailing".	04-No	Current language is sufficient and does not preclude regulatory action; The Transportation Element speaks to the importance of continuing to provide a range of multimodal transportation options, and recognizes that ride hailing should not be used as a substitute for transit.
ANC 5D-54	2.5	309.8	Land Use	Delete "respect neighborhood character".	04-No	Current language is sufficient and does not preclude regulatory action; The current language recognizes the uniqueness of communities in the District.

Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-55	2.5	309.1	Land Use	Delete "character".	04-No	Current language is sufficient and does not preclude regulatory action; The current language recognizes the uniqueness of communities in the District.
ANC 5D-56	2.5	309.11	Land Use	Add "strongly".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan is appropriate and achieves the goals and modification to the language is not necessary.
ANC 5D-57	2.5	309.14	Land Use	Delete "such additions would be architecturally undistinguished and out of character with the other structures on the block".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan recognizes the importance of architectural design.
ANC 5D-58	2.5	309.16	Land Use	Change "may" to "shall".	04-No	Current language is sufficient and does not preclude regulatory action; The Comp Plan is intended as a high-level guiding document, and does not use shall.
ANC 5D-59	2.5	309.21	Land Use	Delete "Historic districts where the zoning does not match the predominant contributing properties on the block face". Delete "three".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan is appropriate.
ANC 5D-60	2.5	310.8	Land Use	Delete "in business districts".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan does not prohibit the installation of art in alleys outside of business districts.
ANC 5D-61	2.5	311.4	Land Use	Delete "shadow, view obstruction".	04-No	Current language is sufficient and does not preclude regulatory action; The current language reflects the varying considerations of new development, including access to light.
ANC 5D-62	2.5	309.12	Land Use	Delete "Upward and outward extension of row houses which compromise their design and scale should be discouraged".	04-No	Current language is sufficient and does not preclude regulatory action; The current language in the Comprehensive Plan recognizes the importance of architectural design.
ANC 5D-63	2.13	Tracking Number 1358	FLUM	Florida Avenue/Union Market	04-No	Existing language is consistent with completed plans or policies/Proposed language is inconsistent with completed plans or policies; Not consistent with the Florida Avenue Market Small Area Plan.

Resolution Number	Date Received	Citation/Tracking Number	Element	ANC Comment	Integrated into Comp Plan	OP Response
ANC 5D-64	2.5	503.8	Housing	Do not delete "must".	04-No	Existing language is consistent with completed plans or policies/Proposed language is inconsistent with completed plans or policies; The Comp Plan is intended as a high-level guiding document.
ANC 5D-65	2.5	305.9	Land Use	Do not delete, "such as form-based zoning". Form-based zoning has shown great promise where it has been adopted, e.g., Sonoma and Miami.	04-No	Existing language is consistent with completed plans or policies/Proposed language is inconsistent with completed plans or policies; Specifically calling out one type of land regulation limits this policy, there are multiple types of regulation, including form based zoning that can still be used.
ANC 5D-66	2.5	311.1	Land Use	Do not delete, "reduce".	04-No	Existing language is consistent with completed plans or policies/Proposed language is inconsistent with completed plans or policies; The Comp Plan is intended as a high-level guiding document.