

**GOVERNMENT OF THE DISTRICT OF COLUMBIA**  
**ADVISORY NEIGHBORHOOD COMMISSION 7F**

7F01 – Tyrell M. Holcomb, Chairperson  
7F02 – Terrance Hunter, Secretary  
7F03 – Sheila Carson-Carr, Vice-Chair  
7F04 – Charlene Exum  
7F05 – Brittany N Huges, Vice Chairperson  
7F06 – Carol E. Fletcher, Treasurer  
7F07 – Vacant



**RESOLUTION**  
**Supporting Mary's Home for Older Adults**  
**TUESDAY SEPTEMBER 15, 2020**

REQUEST BY MARY'S HOUSE FOR OLDER ADULTS, INC. ("APPLICANT") FOR A VARIANCE TO OPERATE A CONTINUING CARE RETIREMENT COMMUNITY (SUBTITLE U § 203.1(F)), AS WELL AS A VARIANCE FROM THE LOT OCCUPANCY (SUBTITLE D § 304.2) AND SIDE YARD (SUBTITLE D § 307.4) REQUIREMENTS AND VARIANCE RELIEF FROM THE DRIVEWAY WIDTH (SUBTITLE C § 711.6) FOR THE PROPERTY KNOWN AS 401 ANACOSTIA ROAD, SE (PARCEL 0203, LOT 9)("PROPERTY").

WHEREAS, THE PROPERTY, ZONED R-3, IS IMPROVED WITH A VACANT, SINGLE-FAMILY RESIDENCE, IS NOT LOCATED IN A HISTORIC DISTRICT, AND IS WITHIN THE BOUNDARIES OF ANC 7F AND SINGLE MEMBER DISTRICT 7F04;

WHEREAS, THE APPLICANT PRESENTED THE PROJECT TO ANC 7F ON SEPTEMBER 8, 2020 AND SEPTEMBER 15, 2020 OUTLINING THE ZONING RELIEF NOTED HEREIN;

WHEREAS, BASED ON REVIEW OF THE APPLICATION, THE STEPS THE APPLICANT HAS TAKEN, AND THE DISCUSSION DURING THE ANC MEETINGS ON SEPTEMBER 8, 2020 AND SEPTEMBER 15, 2020, ANC 7F SUPPORTS THE REQUESTED RELIEF;

WHEREAS, THE ANC IS CONCERNED THAT IF THE BOARD DOES NOT APPROVE THIS APPLICATION, IT WILL LIMIT THE NEIGHBORHOOD'S ABILITY TO IMPROVE AND DIVERSIFY ITS HOUSING STOCK AND PROVIDE A RETIREMENT COMMUNITY TO A BROAD ARRAY OF INDIVIDUALS;

WHEREAS, THE SUPPORT OF ANC 7F IS CONDITIONED UPON THE APPLICANT'S GOOD FAITH EFFORTS TO HIRE RESIDENTS OF WARD 7 FOR APPROXIMATELY 25% OF LABOR DURING CONSTRUCTION FOR THE PROJECT; AND

NOW, THEREFORE, BE IT RESOLVED, ANC 7F RECOMMENDS THAT THE BOARD OF ZONING ADJUSTMENT APPROVE THE APPLICATION FOR ALL AREAS OF REQUESTED RELIEF AND THAT ANC 7F'S RECOMMENDATION BE ACCORDED THE GREAT WEIGHT PROVIDED FOR IN THE ANC STATUTE AND GRANT THIS APPLICATION.

WHEREAS, FOUR MEMBERS OF THIS ANC CONSTITUTES A QUORUM AND IT IS NOTED THAT A FOUR MEMBERS WERE PRESENT AT THIS MEETING.

ADOPTED AT A DULY NOTICED PUBLIC MEETING OF ANC 7F BY A VOTE OF 4-0-0 ON SEPTEMBER 15, 2020.

Tyrell M. Holcomb  
Chairperson, ANC 7F