



Delegated Action of the Chairman

PROJECT Transfer of Jurisdiction of US Reservation 724 from the National Park Service to the District of Columbia Intersection of First and L Street, NW Washington, DC	NCPC FILE NUMBER 7859
SUBMITTED BY United States Department of the Interior National Park Service	NCPC MAP FILE NUMBER 31.30(63.00)44500
	ACTION TAKEN Approve as requested
	REVIEW AUTHORITY Approval Per 40 U.S.C. § 8124(a)

The National Park Service (NPS) has requested approval of a transfer of jurisdiction of Lots 896 and 897 in Square 620 (US Reservation 724) to the District of Columbia for park improvements and pedestrian circulation purposes. The site is located in the northwestern quadrant of Washington, DC, approximately four blocks north of Union Station. The property is a 0.44-acre neighborhood park that primarily serves the residents of the Sursum Corda community. US Reservation 724 is bordered by First Street, NW to the west, L Street, NW to the south, and 1st Terrace, NW to the east. The property is located within the Sursum Corda Cooperative Apartments, a 199-unit low-income housing complex constructed in 1968 that will be demolished to allow for a new mixed-use residential development.

NCPC has previously reviewed two related projects. On December 3, 2015, the Commission reviewed a street closure and right-of-way dedication in Square 620 necessary to facilitate the proposed redevelopment (NCPC File # 7734). On May 5, 2016, the Commission reviewed the Sursum Corda Cooperative Association First Stage Planned Unit Development (PUD) and Related Map Amendment at Square 620 (NCPC File # ZC 15-20).

While the park is under the jurisdiction of NPS, the District has maintained it for many years. The transfer of jurisdiction will formally assign administrative jurisdiction over the property to the District. The District wishes to enter into an agreement with the Sursum Corda developer for the improvement and long-term maintenance of the property. The Statement of Jurisdiction establishes covenants regarding the District's administration of the land, including the requirement that the transferred property continues to be used for recreational and pedestrian circulation purposes.

Lot 896 is currently used for recreational purposes and consists of approximately 15,608 square feet of land area. Lot 896 is located approximately 30 feet to the east of the northeast corner of the intersection of First and L Streets, NW. Lot 897 is currently used for pedestrian circulation along First Street and consists of approximately 2,925 square feet of land area occupying a 30-foot segment of the former First Street right of way. The District has requested that NPS transfer administrative jurisdiction of US Reservation 724 in order to facilitate the improvement of the park space and enhance pedestrian circulation along First Street. Lot 896 will continue to be used for recreational purposes and Lot 897 will continue to be used for pedestrian circulation.

NCPC and NPS each have an independent responsibility to comply with the National Environmental Policy Act (NEPA) and National Historic Preservation Act (NHPA). Pursuant to the National Environmental Policy Act (NEPA), NPS has determined that this project qualifies as a categorical exclusion (CATEX), pursuant to Chapter 3 of the National Park Service NEPA Handbook, 2015. NPS is relying upon CATEX #C.2, which pertains to actions related to development, specifically “land exchanges which will not lead to significant changes in the use of land.” NCPC staff has independently reviewed the project information and has determined that the project meets NCPC’s categorical exclusion §8(C)(22) of the Commission’s Environmental and Historic Preservation Policies and Procedures. This categorical exclusion pertains to the “review and approval of land exchanges or transfer of jurisdiction that will not lead to anticipated changes in the use of land and that have no potential for environmental impact.” Prior to applying this categorical exclusion, NCPC staff determined that no extraordinary circumstances were present as required by the Commission’s NEPA procedures.

The NPS determined that the transfer of jurisdiction did not have the potential to cause effects on historic properties in accordance with 36 CFR 800.3(a)(1) and in conformance with the *NPS Management Policies and Cultural Resource Management Guideline*. NCPC’s approval of the transfer of jurisdiction also does not have the potential to cause effects on historic properties in accordance with 36 CFR 800.3(a)(1). The transfer of jurisdiction is an administrative action that will facilitate improvements to an existing park to better serve the redeveloped neighborhood and will not lead to significant changes in the use of the land. Therefore, approval of this action does not have the potential to cause effects on historic properties.

The Coordinating Committee reviewed the proposal at its February 8, 2017 meeting. Without objection, the Committee forwarded it to the Commission with the statement that the project has been coordinated with all participating agencies. The participating agencies were NCPC; the General Services Administration; the Washington Metropolitan Area Transit Authority; the National Park Service; the District of Columbia Office of Planning; the State Historic Preservation Office; the District Department of Transportation; and the District Department of Energy and Environment.

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Pursuant to delegations of authority adopted by the Commission on December 14, 1977 and per 40 U.S.C. § 8124(a), I approve the transfer of jurisdiction of US Reservation 724 (Lots 896 and 897) in Square 620, from the National Park Service to the District of Columbia. Reservation 724 is located at the northeast corner of the intersection of First and L Streets, NW in Washington, DC. The transfer includes a 0.44-acre parcel for recreational and pedestrian circulation purposes.

//Original Signed//	March 2, 2017
_____ L. Preston Bryant Jr. Chairman	_____ Date