

Advisory Neighborhood Commission 7D

August 2026 ANC 7D Special Meeting regarding the RFK Proposed Master Plan - Meeting Minutes

Meeting Date	August 4, 2026
Meeting Time	7:00 PM – 9:00 PM
Meeting Location	Virtual (Zoom)
Called to Order	7:00 PM by Chair Brian Alcorn (7D08)

Commissioner Attendance

Present	Absent
Ebony Payne – 7D05	Vacant – 7D02
Ashley Schapitl – 7D09	Dev Myers – 7D10
Brian Alcorn – 7D08 (Chair)	Josh Taborn – 7D01 (Vice Chair)
Katie Murphy – 7D04	Brett Astmann – 7D07
Dominic Pacheco – 7D06	Artilie Wright – 7D03

Quorum was established with 5 commissioners present.

1. Administrative Actions & Votes

- **Resolution/Letter Submission Motion:** Motion to send a formal resolution or letter to the Office of Planning (OP) prior to the August 14 deadline detailing recommendations and community feedback on the RFK Master Plan.
 - **Motion:** Alcorn | **Second:** Payne
 - **Vote:** Passed unanimously by voice vote.
- **Executive Session Motion:** Motion to reconvene in executive session before August 14 to assemble the component feedback into the final resolution.
 - **Motion:** Alcorn | **Second:** Payne
 - **Vote:** Passed unanimously by voice vote.

2. Commissioners' Discussion & Feedback

- **Commissioner Payne (7D05 - Kingman Park):**
 - Expressed strong community opposition to the size and placement of Garage 2 in Kingman Commons.
 - Endorsed Friends of Kingman Park (FOKP) feedback and Ron Perkel's proposal to shift/reorient garages closer to 295/Benning Road and adopt circular parking structures.

- Requested activating garages with pop-up/temporary sports amenities or ground-level retail.
- Highlighted public transit integration (Bus Rapid Transit/Streetcar), preserving metro station possibilities, protecting youth sports groups (GoPlay, DC Pole Vault), and securing rat-proof trash infrastructure.
- **Commissioner Murphy (7D04 - River Terrace):**
 - Highlighted that river-adjacent neighborhoods feel excluded from master planning despite bearing traffic, construction, and noise impacts.
 - Proposed establishing a formally designated "Greater RFK Campus Zone" including River Terrace, Kingman Park, and Deanwood to guarantee infrastructure funding and neighborhood improvements.
 - Stressed the need for improved pedestrian/cyclist bridge crossings, lighting, sidewalk repairs, and maintenance across Benning Road and East Capitol bridges.
- **Commissioner Pacheco (7D06):**
 - Raised concerns over traffic flow, one-way street navigation, and vehicular access/egress.
 - Requested sensitive architectural designs and landscaping that blend with neighboring single-family homes rather than industrial-style builds.
 - Noted resident worries regarding game day parking enforcement on residential streets.
- **Commissioner Schapittl (7D09):**
 - Requested clarity on the Stadium-Armory Metro station renovation timeline and potential service closures.
 - Emphasized re-implementing neighborhood-specific game day parking permit signs and residential passes.
 - Noted severe post-event trash overflow issues requiring dedicated sanitation plans.
- **Chair Alcorn (7D08):**
 - Advocated incorporating homeownership opportunities (e.g., co-ops on leased land) rather than exclusively rental units.
 - Suggested courting major cultural anchors such as the National Museum of the U.S. Navy to activate the campus on non-event days.
 - Requested clear plans for repurposing or integrating the DC Armory space.
 - Suggested establishing a dedicated parking entity/coalition equipped with dedicated enforcement and towing assets.
- **Committee Chair Zach Abramovitz (Economic Development & Housing):**
 - Called for concrete enforcement tools and benchmarks to achieve the plan's 30% affordable housing target.
 - Highlighted the need for streamlined zoning and map amendment processes to ensure timely housing development.

3. Public & Committee Comments

- **Denise Isaac (Transportation & Public Space Committee / Eastland Gardens):**
 - Emphasized traffic safety and gridlock concerns on I-295 and neighborhood access routes during non-NFL major events.

- Warned against unmanaged overflow tailgating in Kenilworth Park, citing safety, crime, and lack of park lighting.
- Opposed converting Oklahoma Avenue into a bus depot/corridor and called for underground or sealed European-style trash receptacles.
- **Lauren Drew (River Terrace Resident):**
 - Requested guaranteed emergency medical/fire access routes through neighborhood choke points during events.
 - Raised concerns over light/noise pollution impacting local wildlife along the Anacostia River watershed.
 - Demanded reliable winter weather maintenance (snow clearing) on pedestrian bridge connections.
- **Bryce Bundens (Rosedale Resident):**
 - Requested dedicated ground-level retail spaces (groceries, cafes, local shops) within the Kingman Commons housing layout.
 - Advocated for car-discouraging street designs ("autolu" concepts, modal filters, hardened transit priority signals for the Gold Line) and large bike infrastructure over garage construction.
- **Ronald Perkel:**
 - Introduced an alternative master plan proposal incorporating circular parking structures located away from Kingman Park residential areas.

4. Adjournment

The meeting was adjourned by Chair Alcorn at approximately 9:00 PM.

Minutes Submitted By:

Dominic Pacheco, Secretary – ANC 7D

Minutes Approved On: September 14, 2026

Attested By:

Dominic A. Pacheco