



# TRIANGLE TIMES

NOVEMBER 7, 2013



## **NPS MAINTENANCE AT RESERVATION 74**

Last week, the National Park Service (NPS) conducted long-needed maintenance work on Reservation 74 (located at 5th & Eye St) in response to a request from the Mount Vernon Triangle CID. NPS installed five new benches and three new trash cans in the park, as well as painted the historic wrought iron fence. NPS also has plans to repair the sidewalk.

Earlier in the fall, NPS and the MVT CID held a productive onsite meeting to discuss partnership opportunities, infrastructure repairs, enhancing the design of the park and the ability to activate the space with events. Thank you to NPS for the quick response and helping to improve the MVT community green space.

## **KETTLER'S M.FLATS 233 UNIT APT BUILDING TOPPING OUT CELEBRATION**

Today, Kettler celebrated the topping out of m.flats at 450 K Street NW in the Mount Vernon Triangle. The 13-story market rate apartment building with 233 units, primarily studios and junior one-bedrooms. The building was designed by R2L:

Architects and reflects the neighborhoods unique mix of historical row house aesthetic and modern facades. The building also includes a 6,576 SF retail space. Pre-leasing is projected to begin in spring 2014 with the first units available for move-in around May 2014.



M.flats amenities will include socially oriented common spaces, meditative gardens, rooftop cooking stations, pool cabanas, dining areas, and lounges. The building will also offer bike racks, a gym with an outdoor workout area, and a two-story lobby that mimics an art gallery. Kettler is looking to attain LEED certification for m.flats. Seventy-five percent of construction waste is being recycled, at least 10 percent of the building material is to be composed of recycled content, and the development is aiming to reduce water use to 30 percent below LEED NC requirements.

Currently, the Mount Vernon Triangle neighborhood is



### **STREETCAR ROUTE TO RUN ALONG K ST IN MOUNT VERNON TRIANGLE**

The District Department of Transportation (DDOT) has announced the completion of the Union Station to Georgetown Premium Transit Alternative Analysis (AA) Study, a comprehensive analysis of alternatives to provide high quality transit in this important east-west corridor.

Alternative 1, which consists of a streetcar system running primarily along K Street, NW, New Jersey Avenue, NW, and H Street was ultimately selected as DDOT's recommended alternative. This route will bring streetcars directly through the Mount Vernon Triangle neighborhood. Click [here](#) to access the study & maps.

The completion of this study marks an important step in DDOT's streetcar plans. With the completion of this study, DDOT will now proceed to the environmental review and approval process, which will be followed by design, stop selection and construction.

home to over 4,000 residents and has 16,000 residents living within one-half mile. There are 2,646 existing residential units and another 923 units under construction at the Lyric, Meridian II, m.flats, and 460 NY AVE.

### **FALL FUN DAY RECAP**

Sunny weather and great community turn out made the October 26th Fall Fun Day a success. Photos are posted in flickr album [here](#).

Scary giant spiders, flying bats, pumpkins, hay & corn stalks decorated the Lift Off sculpture at 5th/K St and made for a perfect photo-op.



Volunteers (including Safeway manager James, shown here) helped plant 1,700 flower bulbs and 50+ children participated in the Mini Monster Kid Parade and/or enjoyed the pumpkin painting craft table, face painting, and hula hooping. Vida Fitness taught a free Zombie Zumba class, Ace Hardware gave away popcorn, and Busboys & Poets artists painted pumpkins and poured free apple cider.

About 20 creatively dressed dogs paraded behind a banjo player to the 5th/K St plaza. Wagtime and Anytime K9 judged costumes and gave away prizes. Gospel Rescue Ministry CFO Sally Cox brought her dog, Diego, dressed in an MVT mascot costume. We also had dogs dressed as bumblebees, pirates, crayola crayons, Rufferee (referee dog), and the winner--Grandma Dog.



Thank you to our sponsors and partners: Busboys & Poets, Ace Hardware, Taylor Gourmet, Vida Fitness, City Vista REA, Kids in the Triangle, Wagtime and AnythingTime K9. The CID donated decorations to the Golden Rule Plaza senior apartments after the event.

### **INTERVIEW WITH ACE HARDWARE OWNER, GINA SCHAEFER**



**SECOND BAPTIST CHURCH 165th ANNIVERSARY CELEBRATION & RETURN TO THIRD STREET NW**

During the weekend of November 15-17th, the Second Baptist Church will celebrate two landmark events- the 165th anniversary of the founding of the Church and after five years away, the return of the Church to its home on Third Street NW in the Mount Vernon Triangle.

The Second Baptist Church dates back to 1848. One hundred and sixty-five years ago, seven members of the Nineteenth Street Baptist Church formed the Second Baptist Church. They met in storefronts, private homes in the neighborhood and a red brick building until 1894 when the Church was located in the Indiana limestone-front building located on Third Street NW.

The weekend events include a Hymn Sign & Musical at 6 pm on 11/15, a Neighborhood Bus Tour at 10 am on 11/16 and a Worship Service at 11 am & 3 pm on 11/17.



Gina Schaefer is the owner of nine Ace Hardware stores - A Few Cool Hardware Stores - in Washington, D.C., Baltimore and Takoma Park, MD. She manages 175 employees at the co-operative company, with a mission to provide support and good product pricing. The 5th Street Ace Hardware store has been continually evolving since opening in City Vista five years

ago. The 8,000 square feet on two floors offers more than 40,000 items. Gina is very active in the community, serving as a Board Member for House of Ruth as well as Think Local First DC. She is a Corporate Advisory Board member for Jubilee Jobs. Her corporate duties for Ace Hardware include serving on the Board of Directors and she was previously a Steering committee member of Progressive Ace Leaders (PAL).

**MVTCID:** *Tell us how you came to locate Ace Hardware in the Mount Vernon Triangle community?*

**GINA:** We started negotiating our space years before the building was even a hole in the ground. At the time, we had only two locations, Logan Hardware and Glover Park Hardware. We celebrated our 5th anniversary at City Vista in July of this year.

**MVTCID:** *What are the most popular items at this location?*

**GINA:** Believe it or not, our lawn and garden department does a brisk business at this location. We like to think we are helping to create the prettiest balconies in town. We sell indoor plants too, which are hard to find downtown. Light bulbs are big sellers because we carry dozens of unique types that you cannot find elsewhere. We can also special order really hard to find sizes.

Probably the hottest product line is Sodastream - a carbonated beverage making machines that you can use to make bubbly water, soda, tonic water, etc. We started carrying Sodastream during the holidays three years ago and sales haven't slowed down yet. I think they're perfect for parties because you don't need to have bottles and bottles of sparking water or soda taking up space if your home isn't very large.

**MVTCID:** *What would you like residents/employees in the Mount Vernon Triangle community to know about the store that you think they might have missed?*

**GINA:** I would like more people to think of us for non-hardware type items. For example, we sell a wonderful

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closet organizing system called Freedom Rail. Freedom Rail is compatible with (and competes) with Elfa at the Container Store. We can help you get much better use of your closets and pantry.

We also carry a wide range of fun and useful housewares like Simple Human trash cans, kitchen gadgets and storage items, canning jars, small appliances and much more. We carry a great selection of pet supplies too. We love it when people walk into the store with their pooch so we can give her/him a biscuit. Try our Blackwood premium dog food - if you're a neighbor, we could even deliver it for you so you don't have to carry a heavy bag home.

***MVTCID:** One last question - what is your favorite spot to eat in the Triangle?*

**GINA:** I love the interior décor at Sixth Engine and their food is delicious. Here at City Vista, I love Mandu - especially their soup!

Editor's Note: You can find more info on 5th Street Ace Hardware at <http://www.acehardware.com>.



### VOLUNTEER AT WALKER-JONES EDUCATION CAMPUS

Meet your neighbors and change the life of a child in your community. Join the Grassroots Education Project and work alongside other residents from the MVT to help students at your local neighborhood school, Walker-Jones Education Campus, achieve their full potential. Whether you want to read with a student, be a mentor, help strengthen writing skills, or support teachers, there's an opportunity for you to be part of something transformative. Learn more at [Grassroots Education Project](#) or sign-up with Reading All Stars @ Walker-Jones [here](#).



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