

GOVERNMENT OF THE DISTRICT OF COLUMBIA

Office of Zoning



MAY 14 2012

Date: _____

To Whom It May Concern:

The D.C. Office of Zoning is providing this letter to inform all property owners within 200 feet of a development project of conditions associated with the approval of the project.

The following is offered for informational purposes only. **You are not required to respond or take any other action with respect to this letter. Further, the record in this case is closed and no additional documentation will be accepted.**

The D.C. Board of Zoning Adjustment recently approved the following project, which is within 200 feet of your property:

Application No. 18335 of Washington Ethical Society, pursuant to 11 DCMR § 3104.1, for a special exception to allow a child development center (40 children and 14 staff) under § 205, in the R-1-A District at premises 7750 16th Street, N.W. (Square 2745F, Lot 81).

This application was approved subject to the following conditions:

1. This approval shall be for a period of eight years, beginning on the date upon which the order became final.
2. The child development center shall enroll no more than 40 students, ages one and a half to five years old.
3. The child development center's staff shall be limited to no more than 14 persons.
4. Hours of operation of the child development center shall be limited to 7:00 a.m. to 6:30 p.m., Monday through Friday.
5. The Applicant and any future operator of the child development center shall maintain the following traffic and parking management plan provisions:
 - a. The following restrictions shall be included in the child development center's enrollment agreement with parents or guardians of students enrolled in the child development center and in the family handbook that it distributes to parents.

Telephone: (202) 727-6311

441 4th Street, N.W., Suite 200-S, Washington, D.C. 20001

Facsimile: (202) 727-6072

E-Mail: dcoz@dc.gov

Web Site: www.dcoz.dc.gov

BOARD OF ZONING ADJUSTMENT

District of Columbia

18335
CASE NO. 18335

EXHIBIT NO. **40**

Board of Zoning Adjustment
District of Columbia

CASE NO. 18335

EXHIBIT NO. 40

BZA APPLICATION NO. 18335
CONDITIONS LETTER
PAGE NO. 2

- b. Parents and caregivers shall not be allowed:
- (i) To drive through or into any of the 16th Street alleys to pick up or drop off students (except in the case of a physically disabled student, and then subject to certain conditions), or to attend meetings with staff members at the child development center;
 - (ii) To use any driveways to execute a three-point turn near the subject property;
 - (iii) To park on Jonquil Street, N.W., on either side of 16th Street, N.W., or within five feet of the entrance of any garage or driveway in the community. Drivers shall be encouraged to seek a parking space first on Kalmia Road west of 16th Street, then on Kalmia Road east of 16th Street, and, if more spaces are available at either location, park on 16th Street if permitted by applicable parking restrictions; and
 - (iv) To use a vehicle to transport a student to or from the subject property that does not display a placard provided by the child development center.
- c. For at least 30 minutes during the morning and evening peak pick-up and drop-off periods, which the Applicant expects will be 8:15 a.m. to 8:45 a.m. and 5:15 p.m. to 5:45 p.m., the child development center shall post at least one member of its staff at the entrance to the alley at Kalmia Road and 16th Street to direct drivers to park on Kalmia and walk students to the entrance of the center.
- d. Employees of the child development center shall monitor the parking area at the subject property during peak morning and afternoon activity, and randomly at other times, to assure that drivers comply with the neighborhood cooperation agreement.
- e. Employees of the child development center shall park in the parking lot at the subject property, where at least four parking spaces shall be reserved for their use. Staff drivers shall enter on Jonquil Street and exit at Kalmia Road.
- f. The child development center shall offer its staff an employee benefit to encourage the use of public transportation.
6. The Applicant's facility shall remain capable of meeting all applicable codes and licensing requirements.

Please note: The timeframe for development of an approved project varies depending on the scope and complexity of the project. Consequently, the conditions enumerated above may not be pertinent or at issue until a future date.

BZA APPLICATION NO. 18335
CONDITIONS LETTER
PAGE NO. 3

If you are interested in learning more about this case, or have questions about the definition of terms enumerated above, you can obtain a copy of the written Order that contains the conditions from the D.C. Office of Zoning website (www.dcoz.dc.gov). From the homepage, select the "Search" tool in the blue left sidebar, navigate to a search of "ZC and BZA Orders," and enter the case number provided above. Once you obtain the Order, if you have questions *specifically pertaining to enforcement of the aforementioned conditions*, please contact the D.C. Office of Zoning Compliance Review Specialist at (202) 727-6311

SINCERELY,

A handwritten signature in black ink, appearing to read "R. Nero", written in a cursive style.

RICHARD S. NERO, JR.
Deputy Director of Operations