The Wesley Heights Association for
The Preservation of Residential Streets
-- A Committee of the Wesley Heights Historical Society --

The Field School Re-Location To the Cafritz Property

OFFICE OF ZONING
DISTRICT OF COLUMBIA
'00 MAR 23 P2:32

March 8, 2000

Dear Neighbor:

There has been a great deal of information, confusion and rumor regarding the Field School proposal to relocate to the Cafritz Estate.

The attached backgrounder and findings represent over a year's worth of work, under the auspices of the Wesley Heights Historical Society. We feel this effort is representative of the interests of the entire community.

We invite your attention to our attached review and conclusions.

Sincerely,

BZA
Case No. 16559
Exhibit No. 218

Board of Zoning Adjustment
District of Columbia
CASE NO.16559
EXHIBIT NO.218

- Fax this sheet, with the information below, expressing your support of these finding, [redacted]. **202-337-8572.** or drop off [redacted] 2534 44th St by 3/13/00

I support the Findings and Resolutions of The Wesley Heights Association for The Preservation of Residential Streets, a Committee of the Wesley Heights Historical Society, as expressed in a letter and attachments dated March 8, 2000 -- with respect to The Field School Re-Location to the Cafritz Property.

Name: Steve Williams

Address: 2610 44th St NW
DC 20007

Recommended Action

We invite all residents of Wesley Heights to support the Field School in proceedings before the ANC 3-D and the D.C. Board of Zoning Adjustment (BZA).

- The ANC 3-D will hold a meeting on March 13, 7:30 pm at Sibley Hospital

- A BZA hearing is to be held on March 15 – and letters will be made part of the record.

  Write to:

  Ms. Jerrily R. Kress
  Director, Office of Zoning
  441 4th St. NW
  Suite 210
  Washington, D.C. 20001

  Re: Case No. 16559

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  Name: Vasilis Rigios

  Address: 2400 44th St, NW
  Washington DC 20007

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Name: Gloria Greisman | Norman H Greisman

Address: 2306 44th St. | 2306 44th St.

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  Name: Sklenia Bark

  Address: 2524 44th St. N.W.

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  Name: Stephen K. Gardner

  Address: 4409 Dexter St N.W.

Columbia and not posing additional erosion threats.

· Preservation of Green Spaces ? The school has pledged a green buffer of landscaping on its property boundaries. Perhaps more importantly, the maximum impermeable surface of the school's plan ? buildings and parking lots -- is about 18 percent of the land area. A residential development could pave and cover up to 60 percent of the land area.

· Protection of Lower 44th Street -- The Field School has provided long-term binding assurances that lower 44th Street will not be used for access to their property ? thereby preserving the community-wide sanctuary of lower 44th Street and adjoining National Park Land.

· Neighborhood Recreational Space for Children -- The Field School has pledged weekend use of their playing fields exclusively for the informal use of the local community (no leased use of facilities to area sports leagues). This is welcome in view of the very heavy weekend use of the fields at Horace Mann and Stoddert.

I Do not Support This.

· Ongoing Liaison to the Community -- The Field School has already established a standing liaison with the community and in the future has pledged to serve as convenor of this group to optimise community relations.

We support The Field School's plan to relocate to the Cafritz Property. We believe the Field School's current plans reflect a shared commitment to preserving the environmental integrity of Glover Archbold Park, and preserving green/open spaces and the quiet residential character of Wesley Heights. Further, we fear the potential environmental and aesthetic consequences of alternative use of the land ? especially another high-density development project.

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Name: Jill D. Brett

Address: 2314 44 St NW

Unquote

Thank you for your continuing support

Best regards

Stefania Berla
for and on behalf of
The Wesley Heights Association for the Preservation of Residential Streets

CC: "Tom Gibson" <tomgibson@prodigy.net>, <steven.r.w...

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Background

Since January of 1999, in both correspondence and presentations to the ANC 3-D and dialogue with the Field School, a group of residents from all parts of Wesley Heights has reviewed the varied aspects of the proposed establishment of the Field School on the Cafritz Property. The primary focus has been land use and preservation of character of our neighborhood and included these elements:

- environmental concerns (focused on adjoining National Park Land (Glover Archbold Park),
- the shared community resource of lower 44th Street as a haven for strollers, joggers, dog-walkers, children learning to ride bicycles, & bird watchers
- the preservation of green spaces in an area otherwise besieged by developers wherein the D.C. government has not enforced zoning laws or levied sanctions against developers with known violations, and
- safety.

In March 1999, at a meeting of the Wesley Heights Historical Society (also attended by representatives of the Spring Valley/Wesley Heights Citizens Association), a Sub-Committee of the Wesley Heights Historical Society was established to review the Field School plans and seek tangible assurances that community concerns would be addressed. The overwhelming view of the 90-plus residents attending the meeting was that protecting the remaining green space in our community and preserving the residential character of Wesley Heights would be served by keeping lower 44th Street closed to traffic of any sort.

During the last 12 months, The Committee met at least a dozen times and retained legal counsel to review zoning, environmental, and traffic issues. Extensive conversations were held with the National Park Service and other environmental groups. Numerous meetings and conversations were held with Field School representatives to review issues and concerns.

Findings and Resolutions

We are persuaded that the Field School development of the Cafritz Property does not threaten to significantly alter the existing character of our neighborhood community. We think they will be good neighbors. Items of particular concern and interest:

- Protection of Glover Archbold Park -- The Field School has worked with the National Park Service to establish a site plan that will ensure proper run-off into Glover Archbold Park – thereby preserving wetland areas, protecting the last stand of old-growth forest in the District of Columbia and not posing additional erosion threats.

- Preservation of Green Spaces – The school has pledged a green buffer of landscaping on its property boundaries. Perhaps more importantly, the maximum impermeable surface of the school's plan – buildings and parking lots -- is about 18 percent of the land area. A residential development could pave and cover up to 60 percent of the land area.

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  Name: Carol Denise Kolsky & M. P. Kelly

  Address: 2810 44th St NW
  Wash DC 20007

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  Name: Paula Deanna 202-966-2391

  Address: 4338 Fort Wade, N.W.
  Wash, DC 20007-1138

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  Name: Mr & Mrs. Hugh Parmer

  Address: 2538 44th St NW

We also want to thank the committee for their diligent work.

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  Name: Lucian Pugliaresi

  Address: 2819 45th ST, NW

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  Name: Russell Shaw

  Address: 2928 44th Place, N.W.
  Washington, D.C. 20016

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  Name: Cesare Calari and Jennifer Johnson-Calari
  Address: 2205 Foxboro Pl NW
  DC 20007

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  Name: John R. Lindsay 3/15/00
  JOHN R. LINDSAY

  Address: 4304 FOREST LN, NW
  WDC 20007

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  Name: Teresa Gorman

  Address: 2819 45th Street, N.W.

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  Name: Vera C. Pratt

  Address: 4314 Klingle St. NW

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  Name: Estella S. Ferrer

  Address: #252 44th St. N.W.
  WDSH. D.C. 20007

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  Name: Irene S. Ferra

  Address: # 2524 44TH. ST. N.W. WASH. D.C. 20007

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  Name: Judy Wetenman Dodd

  Address: 4340 Garfield ST, NW

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  Name: Chuck Holzwarth

  Address: 2636 44th St NW

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  Name: Mimi & Bill Timmons

  Address: 4426 Garfield St, NW
  20007-1142

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>
> Name: Gregory B Bowes
>
> Address: 4352 Forest Lane NW
> Washington, DC 20007
>
> Unquote (202) 966-1961
> RB Bowes
>
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>
> Best regards
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Part 1.2	**Type:** application/ms-tnef **Encoding:** base64

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  Name: Elizabeth I. Natanson Elizabeth I. Natanson
  Charles Natanson

  Address: 2534 44th St. NW

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  Name: Elizabeth Jeppson

  Address: 4311 Cathedral Avenue

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  Name: Mr. + Mrs. Howard W. Smith, III

  Address: 2915 44th St. NW

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  Washington, D.C. 20001

  Re: Case No. 16559

- Fax this sheet, with the information below, expressing your support of these finding, to: **202-337-8572.**

  I support the Findings and Resolutions of The Wesley Heights Association for The Preservation of Residential Streets, a Committee of the Wesley Heights Historical Society, as expressed in a letter and attachments dated March 8, 2000 -- with respect to The Field School Re-Location to the Cafritz Property.

  Name: Lee and Lynne Pickard

  Address: 2818 44th St., N.W.

Recommended Action

We invite all residents of Wesley Heights to support the Field School in proceedings before the ANC 3-D and the D.C. Board of Zoning Adjustment (BZA).

- The ANC 3-D will hold a meeting on March 13, 7:30 pm at Sibley Hospital

- A BZA hearing is to be held on March 15 – and letters will be made part of the record.

  Write to:

  Ms. Jerrily R. Kress
  Director, Office of Zoning
  441 4th St. NW
  Suite 210
  Washington, D.C. 20001

  Re: Case No. 16559

- Fax this sheet, with the information below, expressing your support of these finding, to: **202-337-8572.** *OR drop off at 2534 44th St. by 3/13/00

  I support the Findings and Resolutions of The Wesley Heights Association for The Preservation of Residential Streets, a Committee of the Wesley Heights Historical Society, as expressed in a letter and attachments dated March 8, 2000 -- with respect to The Field School Re-Location to the Cafritz Property.

  Name: JANICE + JERRY JACOBS

  Address: 4401 DEXTER ST., N.W.

Recommended Action

We invite all residents of Wesley Heights to support the Field School in proceedings before the ANC 3-D and the D.C. Board of Zoning Adjustment (BZA).

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- A BZA hearing is to be held on March 15 – and letters will be made part of the record.

  Write to:

  Ms. Jerrily R. Kress
  Director, Office of Zoning
  441 4th St. NW
  Suite 210
  Washington, D.C. 20001

  Re: Case No. 16559

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  I support the Findings and Resolutions of The Wesley Heights Association for The Preservation of Residential Streets, a Committee of the Wesley Heights Historical Society, as expressed in a letter and attachments dated March 2000, with respect to The Field School Re-Location to the Cafritz Property.

  Name: J. Michael Keeling

  Address: 4433 Lowell St NW
  DC 20016

Ms JERRILY R KRESS
Director, Office of Zoning
441 4th ST N.W.
SUITE 210
Washington, DC 20001

RE: CASE No. 16559

I Support the Findings and Resolutions of the WESLEY Heights Association for THE Preservation of Residential Streets, A Committee of the Wesley Heights Historical Society, AS expressed in a letter and Attachments dated MARCH 2000, with respects to THE FIELD SCHOOL RE-Location to the Catfritz Property.

WILLIAM J OLWELL
William J. Olwell
EDDIE J. MILLER
Eddie J Miller
2310 44th ST NW
WASHington, D.C. 20007
202-337-8202

March 12, 2000

Ms. Jerrily R. Kress
Director, Office of Zoning
441 4th Street, NW, Suite 210
Washington, D.C. 20001

Re: Case # 16559

Dear Ms. Kress:

We support the Findings and Resolutions of The Wesley Heights Association for The Preservation of Residential Streets (attached) with respect to the re-location of **The Field School** to the Cafritz property on Foxhall Road NW.

We believe The Field School will be an excellent neighbor and will have much less impact on open space and traffic than would a residential development of 50+ houses.

Thank you for your consideration.

Sincerely,

Barbara L. Franklin
Barbara L. Franklin

John W. Franklin
John W. Franklin Jr.
4330 Forest Lane, NW
Washington, D.C. 20007

MAR.13.2000 8:43AM RUSSELL REYNOLDS NO.549 P.1

Recommended Action

We invite all residents of Wesley Heights to support the Field School in proceedings before the ANC 3-D and the D.C. Board of Zoning Adjustment (BZA).

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- A BZA hearing is to be held on March 15 – and letters will be made part of the record.

  Write to:

  Ms. Jerrily R. Kress
  Director, Office of Zoning
  441 4th St. NW
  Suite 210
  Washington, D.C. 20001

  Re: Case No. 16559

- Fax this sheet, with the information below, expressing your support of these finding, to: **202-337-8572.*** OR DROP OFF AT 2534 44th St.

  I support the Findings and Resolutions of The Wesley Heights Association for The Preservation of Residential Streets, a Committee of the Wesley Heights Historical Society, as expressed in a letter and attachments dated March 8, 2000 -- with respect to The Field School Re-Location to the Cafritz Property.

  Name: Thomas A. Fink

  Address: 7420 Dexter St. NW
  Washington, DC 20007

Recommended Action

We invite all residents of Wesley Heights to support the Field School in proceedings before the ANC 3-D and the D.C. Board of Zoning Adjustment (BZA).

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- A BZA hearing is to be held on March 15 – and letters will be made part of the record.

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  Ms. Jerrily R. Kress
  Director, Office of Zoning
  441 4th St. NW
  Suite 210
  Washington, D.C. 20001

  Re: Case No. 16559

- Fax this sheet, with the information below, expressing your support of these finding, to: **202-337-8572.*** OR DROP OFF AT 2534 44th St. by 3/13/00

  I support the Findings and Resolutions of The Wesley Heights Association for The Preservation of Residential Streets, a Committee of the Wesley Heights Historical Society, as expressed in a letter and attachments dated March 8, 2000 -- with respect to The Field School Re-Location to the Cafritz Property.

  Name: Carlin R. Rankin Alma Morgan

  Address: 2520 44th St. NW 2520 44TH ST NW

Recommended Action

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  Director, Office of Zoning
  441 4th St. NW
  Suite 210
  Washington, D.C. 20001

  Re: Case No. 16559

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Name: LOUIS PLUMMER SIDNEY BROWN

Address: 2606 44th ST 2606 44th ST

Recommended Action

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  Write to:

  Ms. Jerrily R. Kress
  Director, Office of Zoning
  441 4th St. NW
  Suite 210
  Washington, D.C. 20001

  Re: Case No. 16559

- Fax this sheet, with the information below, expressing your support of these finding, to: **202-337-8572.*** or drop off at 2634 44th St by 3/13/00

  I support the Findings and Resolutions of The Wesley Heights Association for The Preservation of Residential Streets, a Committee of the Wesley Heights Historical Society, as expressed in a letter and attachments dated March 8, 2000 -- with respect to The Field School Re-Location to the Cafritz Property.

  Name: CHARLES WOODRUFF

  Address: 2640 44TH ST NW

Recommended Action

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  Director, Office of Zoning
  441 4th St. NW
  Suite 210
  Washington, D.C. 20001

  Re: Case No. 16559

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  Name: Alex Belenki

  Address: 4201 Cathedral Ave
  W DC 20016