April 13, 2000

'00 ABR 14 P4:09

Ms. Sheila Cross-Reid, Chairperson
Board of Zoning Adjustment
441 4th Street, NW, Suite 210
Washington, DC 20001

OFFICE OF ZONING
DISTRICT OF COLUMBIA

Re: Application #16569, World Plan Executive Council, 5000 14th Street, NW

Dear Ms. Cross-Reid:

This letter is to inform your committee that we endorse the Kingsbury Center's application for a special exception for the property located at 5000 14th Street, NW., with certain conditions, which we hope the BZA will include as part of its approval.

Our property borders the south side of 5000 14th Street and thus the renovation and use of the property will have significant impact on us. The following lists the conditions we seek:

1. The total number of students shall be limited to 300.
2. The total number of staff and faculty FTEs shall be limited to 138.
3. The large, healthy trees currently on the property shall be preserved.
4. The existing historic building shall be preserved.
5. No other buildings will be constructed on site.
6. In order to preserve as much green space as possible, the number of parking spaces shall be limited to a maximum of 92 on-site, and the school shall direct any overflow parking to the west side of 14th street and the south side of Gallatin, along the site's perimeter which can accommodate up to 25 cars. Please note that at the present time, there are no residential cars that park along these two streets.
7. The Kingsbury Center shall explore using environmentally friendly alternatives to asphalt for the parking and driveway surfaces.
8. No entrances or exits should use existing alleyways.
9. The Kingsbury Center shall seek input from community regarding lighting and landscaping.
10. The Kingsbury Center shall establish an on-going and open dialogue with the Carter Baron East Neighborhood Association during the planning, and renovation phase, and throughout the phase of the school's operation.

If you have any questions, or if we need to submit further information, please contact us at 722-1903

Sincerely,

Laurie Emrich and Gaël Murphy
Residents
1405 Emerson Street, N.W.
Washington, D.C. 20011

BZA
Case No. 16569
Exhibit No. 28

Board of Zoning Adjustment
District of Columbia
CASE NO.16569
EXHIBIT NO.28

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