Tuesday, June 22, 2004 Submitted 6/29/04

To: Members, Board of Zoning Adjustment

From: Tom Hertz, Hearst Elementary School, LSRT Chairperson

Dear Board Members,

As you know, Hearst Elementary School sits directly across 37th street from Sidwell Friends School. Given our proximity to the proposed construction, it seems inevitable that our 160 Pre-K through 3rd graders, their parents and their teachers will be adversely affected by the noise, dust, and general disruption associated with this project. We wish to be clear that we do not oppose the project; however, we are concerned with minimizing its negative impact.

We have worked with Mr. Saxenian of Sidwell Friends School and with the ANCs on developing a strong and binding construction management plan ("CMP"), and are pleased to report that much progress has been made. The plan approved by ANC 3C on June 7th addresses many, but not all, of our concerns. Our recommendation is that all of the provisions of this CMP be adopted as enforceable conditions of the zoning order.

However, because some of the potentially negative effects on Hearst ES remain unaddressed, we urgently request that the following additional provisions be added to the CMP, again as enforceable conditions of the zoning order. Some of these could perhaps be addressed by the Construction Liaison Committee at a later date, but we believe that the sooner and more specifically these issues are addressed the better:

1) Better noise abatement protections, including:

- Require disposal chutes to be acoustically-lined
- Sidwell provides services of an engineer to discuss and implement other noise-abatement techniques such as sound-deadening curtains or baffles on our doors and windows, white noise generators for use during nap times, and so forth.
- No blasting or pile-driving while Hearst is in regular session (8:45am to 3:15pm).

2) Timing of construction.

- The Hearst school year extends into late June, about 3 weeks longer than Sidwell. We are concerned that some of the most disruptive activities, that Sidwell might not allow to occur while Sidwell is in session, might occur during this period. We request that special consideration be given to this issue in the CMP.

3) Dust / Air Quality

- Given the high prevalence of asthma in our student population, we request that Sidwell pay for the monitoring of air quality in the vicinity of Hearst. If the problem is deemed severe, Sidwell should provide access to their school nurse for the periods when Hearst does not have on-site nursing coverage (currently our nurse is half-time).

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EXHIBIT NO. 68

- Activities that are likely to raise large clouds of dust for short periods of time should be prohibited during recess and after-school periods when children are on the playground. Playgrounds and sidewalks should be hosed down promptly thereafter.
- Every effort should be made to minimize dust using shrouds, water spraying, etc.

4) Traffic and Site Management

- The current CMP requires that all materials and equipment including dumpsters, trailers, and so forth be secured "on site". We request that the boundaries of the site be clarified, so that "on site" cannot be interpreted as "on 37th street". Also, we wish it made clear that adjacent public lands like the Hearst Recreation Center playing fields cannot be used as staging areas.
- The current CMP states that Sidwell shall ensure that pick-up and drop-off times are "not impeded" by construction activity. We would like to add the clarifying requirement that all construction-related vehicle traffic be prohibited from 37th street during these same specified times.

5) Financial impact on Hearst

- Currently about ¾ of our students elect to come to Hearst from out-of-boundary addresses. A multi-year construction project across the street makes Hearst a less attractive school, and may cause many parents to send their children elsewhere. This would immediately translate into a reduction in our budget, and this means we would have to cut "ancillary" programs such as music, science and arts instruction.
- Sidwell should compensate Hearst for any losses in enrollment that the parents directly attribute to the negative effects of the Sidwell construction project. We recognize that quantifying this negative impact would be difficult. However, we also note that Janney elementary school received compensation on the order of $100,000 in total from two developers who built nearby (Best Buy/Heckinger's and Babes Billiards).

Once again, we would like to emphasize that considerable progress has been made, and to voice our strong support for the provisions of the current Construction Management Plan. We look forward to working out the remaining issues in a mutually agreeable way.

Yours truly,



HEARST ELEMENTARY SCHOOL
3950 37TH Street, N.W.
Washington, D.C. 20008
Bernarda N. Tally, Principal

June 28, 2004

To Whom It May Concern:

Mr. Thomas Hertz is the Hearst School Local Restructuring Team Chairperson for SY 2004-2005.

This letter serves as authorization for Mr. Hertz to be the liaison for the Sidwell Friends School Construction Management Plan.

If you have any questions, please call my office at (202) 282-0106.

Educationally yours,

Bernarda N. Tally

Bernarda N. Tally
Principal

cc: Thomas Hertz