

## Cochran, Patricia (DCOZ)

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**From:** Bardin, Sara (DCOZ)  
**Sent:** Wednesday, October 20, 2021 1:06 PM  
**To:** DCOZ - BZA Submissions (DCOZ)  
**Subject:** FW: The River School BZA Hearing

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Sara

**Sara Bardin**  
Director



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**From:** Leo Wollemborg <[wollemborg@yahoo.com](mailto:wollemborg@yahoo.com)>  
**Sent:** Wednesday, October 20, 2021 12:52 PM  
**To:** ATD DCOZ <[dcoz@dc.gov](mailto:dcoz@dc.gov)>  
**Subject:** The River School BZA Hearing

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Dear Mr. Hill:

We would like to add our voices in opposition to the plan of The River School to acquire and use the Buchanan Estate at 4220 Nebraska Avenue, NW for its new campus.

We live at 4217 Van Ness Street NW, just a short distance from the Buchanan Estate. While we admire The River School per se, we strongly believe its transfer to 4220 Nebraska Avenue NW would be very deleterious to the immediate neighborhood. While other may have other valid objections, including those of an architectural and historic nature, our objections center on traffic congestion and danger to pedestrians. **These include:**

Buchanan Estate  
District of Columbia  
CASE NO.20472  
EXHIBIT NO.73

- Nebraska Ave is a major transit artery in Ward 3 and Tenleytown;
- The only entrance to the property is south bound on Nebraska;
- Based on demographic information provided by TRS to Matt Cohen on 2/22/21 by Sherry Rutherford of Equity Real Estate, the majority of students live south of the proposed relocation which will require vehicles to travel north, up and around Tenley-circle in order to change directions south to arrive at the property; or
- If vehicles want to avoid Tenley Circle, vehicles will travel up through AU/Tenleytown neighborhood, most likely Van Ness, Warren or Yuma to 42nd/Warren to take a right on Nebraska, the only other access point other than Tenley Circle to access the entrance southbound on Nebraska; and
- 42nd Street from both Van Ness and Yuma to Warren are not straight through-puts and include curves and mini traffic circles which impedes a constant flow of vehicles.

Please do not approve the transfer of The River School to 4220 Nebraska Avenue NW.

Thank you. Leo & Ingrid Wollemborg