GOVERNMENT OF THE DISTRICT OF COLUMBIA
DISTRICT DEPARTMENT OF TRANSPORTATION



Transportation Policy and Planning Administration

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TO: Carol Mitten, Chair
District of Columbia Zoning Commission
FROM: Ken Laden
Associate Director
RE: Zoning Commission Application No. 02-38
DATE: March 11, 2003

The District Department of Transportation (DDOT) has reviewed Zoning Commission Application No. 02-38, a Planned Unit Development (PUD) for Waterside Mall, and has conducted an independent analysis of the impacts of the PUD on transportation conditions in the area. Six copies of the resulting final report for the "4th Street SW Transportation Study," prepared by DDOT, are attached.

This report evaluates the potential transportation impacts of proposed redevelopment at Waterside Mall (and other proposed development projects) on the surrounding neighborhood. The study area is located in Southwest Washington, DC, and includes 3rd, 4th, 6th, 7th, G, I and M Streets surrounding Waterside Mall. The Study Team evaluated four scenarios for future conditions for the years 2010 and 2022. They include the following:

1. Background Transportation Conditions, with Other Area Development Projects but Without New Development at Waterside Mall
2. With PUD Level of Development at Waterside Mall and without a Vehicular Connection Along 4th Street Between I and M Streets
3. With PUD Level of Development at Waterside Mall and with a Vehicular Connection Along 4th Street Between I and M Streets
4. With PUD Level of Development at Waterside Mall and with a Vehicular Connection Along the Eastern and Western Waterside Mall Service Roads Between I and M Streets

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District of Columbia
Case 02-38
Exhibit 76

The Study Team examined existing conditions and evaluated four main scenarios for future transportation conditions for the years 2010 and 2022. Because of the resulting improved levels of service, reduced delay and queue lengths, and reduced traffic on local residential streets, the Study Team recommended that 4th Street SW be connected between I and M Streets and that this connection be made available to vehicles. Additional mitigation measures would have to be implemented to accommodate future growth in background traffic, other area developments and development at the Waterside

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EXHIBIT NO.76

Mall site, and the Final Report summarizes recommended mitigation measures for both existing and future conditions.

The report includes substantial changes made in response to citizen comments at a series of public meetings. They include the addition of several proposed developments, including the Anacostia Waterfront Initiative, and several additional transportation scenarios.

For your information, copies of the Final Report will be sent on March 11, 2003 to:

- Ward 6 Councilwoman Ambrose
- Ahmed Assalaam, ANC6D Chair
- Office of Planning Director Andy Altman
- Stephen Green, Office of the Deputy Mayor for Planning and Economic Development
- Southwest Library (2 copies)
- Others as requested

In addition, a public meeting is scheduled for Wednesday, March 25, 2003 at St. Matthews Evangelical Lutheran Church at 222 M Street, SW, from 6:30-8:00 to review the Final Report's findings and recommendations.

Copies of the Draft Report were sent to:

- Ward 6 Councilwoman Ambrose (Jan 21, 2003)
- Ahmed Assalaam, ANC6D Chair (Jan 21, 2003)
- Office of Planning Director Andy Altman (Jan 21, 2003)
- Stephen Green, Office of the Deputy Mayor for Planning and Economic Development (Jan 21, 2003)
- Southwest Library (2 copies), (Jan 21, 2003)
- Carol Mitten, Zoning Commission (Feb 3, 2003)
- Louis Slade, Gorove/Slade (Feb 3, 2003)
- Arthur Mosley, Kaempher Company (Feb 3, 2003)
- Ahmed Assalaam, ANC6D Chair (Feb 14, 2003)

In addition, a public meeting was held on Thursday, January 29, 2003 at St. Matthews Evangelical Lutheran Church to obtain community comment on the Draft Report and its findings and recommendations.

The final report will also posted on the web at http://ddot.dc.gov/information/studies/4th_st/index.shtm.

If you have any questions or comments please contact Rachel MacCleery, Ward 6 Transportation Planner, at 671-2555.