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Procedural Order Requirements
Case No. 05-28C
July 5, 2011

Proffered Amenities and Proposed Conditions

- First Source Employment Program: According to Section 2403.9(e), "employment and training opportunities" are representative public benefits and project amenities. To further this goal, the Applicant will enter into an agreement to participate in the Department of Employment Services ("DOES") First Source Employment Program to promote and encourage the hiring of District of Columbia residents.

- *Proposed Condition*: The Applicant shall enter into a First Source Agreement with the Department of Employment Services prior to the issuance of a building permit for the project.

- Post Secondary Education: The development will allow for a community college to provide educational opportunities and job training for residents throughout the city, particularly in Ward 7 and residents east of the Anacostia River. The CCDC will offer classes in a variety of technical fields, many being in the health care industry, which will complement the neighboring health center.

- *Proposed Condition*: The project shall provide a community college that will provide educational opportunities for its students. Ground floor retail shall be permitted as shown in the plans submitted into the Record as Exhibits 4, 20, 53, 64, and 65.

Potential Adverse Effect and Proposed Mitigation

- **Loading**: In order to mitigate any adverse effects from the Applicant's loading operations, it proposes the following condition.

- *Proposed Condition*: The Applicant shall implement a loading management plan consistent with that submitted as Exhibit 66 and [exhibit no. for supplemental DDOT report] in the record. It shall include the following provisions:

- A Dock Manager will be appointed by the building management to oversee the loading. The CCDC will be required to schedule all deliveries through the Dock Manager.
- The Dock Manager will review the size of truck and time for each scheduled delivery.
- The Dock Manager will ensure that deliveries will be made via single unit trucks instead of tractor-trailers as is practicable.

- Deliveries will be restricted to off-peak times between the morning and evening rush hours or on weekends to limit loading activities impact on Kenilworth Avenue.
 - No loading activity or queuing to the loading dock will take place on Kenilworth Avenue.
 - Large vehicles (tractor-trailers) that cannot be accommodated within the loading dock area will be loaded from Kenilworth Terrace.
 - The Dock Manager will coordinate the timing of these deliveries to not impact CCDC or local business/residential activity and such deliveries shall require a permit from DDOT for temporary restrictions of on-street parking. The ANC shall be notified in advance of these deliveries.
- **Parking and Traffic:** In order to mitigate any adverse effects from the Applicant's parking plan and trip generation, it proposes the following condition.
 - *Proposed Condition:* The Applicant shall implement a transportation demand management plan consistent with that submitted as Exhibit 53 of the record. It shall include the following provisions:
 - The Applicant shall designate a Transportation Demand Management Coordinator to serve as a point of contact for any transportation demand management issues.
 - The Applicant shall provide a minimum of 40 bicycle parking spaces in the garage and a minimum of 6 inverted U-racks on Kenilworth Terrace.
 - The Applicant shall limit use of the parking spaces to faculty, staff, students or visitors of the building's users.
 - Applicant must charge market-rate prices for use of vehicular parking spaces.
 - An information kiosk with bus schedules and bike routes must be provided on the Property.
 - The Applicant must reserve spaces in the garage for use by an automobile sharing service provided such a service agrees to locate in the garage.
 - The Applicant must promote a carpooling program that will provide preferred parking in the garage. The program will also include an on-line ride-matching service.

