



CAPITOL HILL RESTORATION SOCIETY
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April 20, 2006

Jerrily R. Kress, FAIA
Director, Office of Zoning
Suite 210
441 4th Street, NW
Washington, DC 20001

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RE Case No 06-06

Dear Director Kress,

The Capitol Hill Restoration Society Zoning Committee at a meeting held on April 13, 2006, considered the above case. The case involves text amendments regarding locating public schools and charter schools. The amendment would make charter schools public schools for the purposes of the zoning regulations. The proposed amendments would also amend the matter-of-right standard, amend the minimum lot area, minimum lot width, maximum lot occupancy and maximum height regulations for public schools, amend section 206 to include public schools, adds public schools as a matter-of-right in certain districts, and amends the parking requirements for pre-schools.

The committee voted unanimously to support the proposed text amendments with two modifications. The Office of Planning setdown report notes that "Any public school that does not meet the proposed limitations of 401, 402, or 403 may request relief through the special exception process." The committee believes that the test for a special exception under section 3104 is too general for public schools. For this reason the committee recommends that the provisions on special exceptions found in section 223.2 be made applicable to public and by definition charter schools.

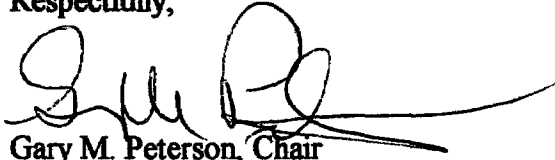
The committee was also concerned about what happens to a building once it is no longer used by a particular charter school or public school. For this reason, we recommend that a special exception be required for a public or charter school to locate on a particular property subject to the tests of section 223.2. We would also restrict the special exception to the applicant and require a new public or charter school to apply for a new special exception.

ZONING COMMISSION
District of Columbia

CASE NO. 06-06
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CASE NO. 06-06
EXHIBIT NO. 9

With the modifications we have recommended, we believe that the proposed text amendments are consistent with the Comprehensive Plan and will both serve the effected communities and public and charter schools.

Respectfully,

A handwritten signature in black ink, appearing to read 'Gary M. Peterson', with a long horizontal flourish extending to the right.

Gary M. Peterson, Chair
Capitol Hill Restoration Society
Zoning Committee

cc: Ellen McCarthy, Director
Office of Planning
801 North Capitol Street, NE
Suite 4000
Washington, DC 20002