

ANC 2D RESOLUTION 2014-06

Resolution on Foreign Missions for the Zoning Regulations Review

Whereas the ZRR would eliminate the Diplomatic Overlay which has directed where Chanceries could locate and instead will permit Chanceries in residential neighborhoods by special exception resulting in more widespread location of Chanceries in residential neighborhoods which currently have no Chanceries, and

Whereas Chanceries represent a significant intrusion of non-residential use in a residential neighborhood which create significant demands on limited resources by increasing traffic, demand for parking and large events and represent the office or commercial use of a property in a residential neighborhood and diminish the residential character of the neighborhood, and

Whereas the office like nature of the Chancery use is not in keeping with the institutions that are allowed to exist in a neighborhood as either a matter of right such as churches and public schools or even in keeping with private schools or community groups which are allowed to exist by special exception, and

Whereas the ZRR as currently written could be interpreted to mean that once a residential square has a church, educational use or other institutional uses approved by special exception, the remainder of the square could be further concentrated with more non-residential use, and

Whereas there is apparently no up to date map of the squares which meet the current threshold of 33% square occupancy for institutional use, and

Be it Therefore Resolved that ANC 2D supports increasing the square occupancy to 50% for the institutional threshold for consideration of any additional non-residential use including a Chancery, and

ANC 2D recommends that the ZZR contain an explicit requirement that an accurate map of the squares with an accurate inventory of non residential properties be maintained, and

ANC 2D recommends that instructions that are allowed to exist in a residential neighborhood either by matter of right or by special exception not be counted toward the 50% threshold for square occupancy.

Be it Further Resolved that this Resolution will be submitted to the Zoning Board by way of ANC 2D comment on the ZRR.

Be it further resolved that the ANC 2D Chair or his designee is authorized to represent the Commission on this matter.

ATTESTED BY: David R. Bender, PhD, Chair ANC 2D (April 24, 2014)

David R Bender

This resolution was approved by a roll call vote of 2-0 on April 21, 2014, at a scheduled and noticed public meeting of ANC 2D at which a quorum was present.