

Dear Sir or Madam:

I am not able to attend the hearing on Tuesday, 10/27 at 9:30am regarding new construction at 3701 14th St NW. However, as a local homeowner and resident, I would like to provide you with my opinion regarding the petition for an exception to local zoning requirements that will be adjudicated at the hearing. I have resided at 1355 Spring Rd. NW for the past five years and the issue directly affects me as a community resident and homeowner.

It is my understanding that the developer of this property, ERB Properties LLC, is requesting an exception to standard requirements for both green space and parking incident to the construction of an apartment building on the site currently occupied by a hair salon. I favor removal of marginal businesses along the 14th Street corridor such as the beauty parlor currently operating there, and do not have any objection to its replacement by an apartment building, but I do believe that the zoning board should carefully consider whether or not this action requires waiver of the requirements for green space and parking for any future tenants/homeowners. Several apartments have been built nearby complaint with the requirements and, if feasible, I believe this future use ought to be required to provide these amenities as well. Failure to do so will increase the amount of trash on the streets (already at a very high level) and further burden the streets with cars seeking parking that is already at near capacity.

Thank you for your consideration. Edward H. Vazquez