

Exhibit C

October 19th, 2015

Attn: Lloyd J. Jordan, Chairperson

Board of Zoning Adjustment

DC Office of Zoning

441 4th Street NW Suite 2005

Washington, DC 20001

202.727.6311

Dear Chairman Jordan,

I am a real estate professional with TTR Sotheby's International Realty and I specialize in the Washington, DC residential real estate market with a focus on the general Capitol Hill area. I was born and raised on Capitol Hill, the daughter of a general contractor who has worked to renovate and restore many of the homes in this neighborhood. A very special part of my career has been the opportunity to participate in residential developments and sales in a neighborhood I have a strong connection to and that I care deeply about.

I have reviewed the plans for 1313-1323 Linden Court NE by Linden Court Partners LLC and, based on my professional opinion, believe that the best use for this development site is strictly for residential purposes and parking is unequivocally critical to its success.

The development site on Linden Court is tucked away and requires a short walk to its full opening. If no garage parking is offered, buyers are going to be required to walk out of Linden Court each time they want to use their car and this will greatly affect the salability of the units. Buyers at the price points the units at Linden Court will command will only consider purchasing if off-street, garage, parking is available. In my opinion, the proposed development would fail without designated garage parking.

The proposed alternative use of these spaces as live/work areas will not work in this case. We rarely see the specific need for live/work spaces in the current market as a very small portion of the buyer pool requires spaces like this, particularly at the price points the developer of this project is aiming to achieve.

Lastly, the majority of residential projects that come before this board are often asking for an exemption from some, if not all, of the parking spaces required by zoning regulations, putting undue strain of the street parking in the vicinity of the proposed project. Linden Court Partners is not only not asking for an exemption, but is proposing to provide one parking space per dwelling.

For all of the reasons above, I strongly encourage the Board of Zoning Adjustment to support the plans for 1313-1323 Linden Court NE.

Sincerely,

A handwritten signature in blue ink, appearing to read 'P. Wye', with a stylized flourish at the end.

Pamela Wye

Vice President

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