

## Cochran, Patricia (DCOZ)

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**From:** Kristen Riley <knriley@gmail.com>  
**Sent:** Friday, April 20, 2018 4:25 PM  
**To:** DCOZ - BZA Submissions (DCOZ)  
**Subject:** BZA Case 19377: The Boundary Companies and The Missionary Society" Letter in Opposition

April 19, 2018

DC Office of Planning  
1100 4th Street, S.W.  
Suite E650  
Washington, DC 20024

RE: BZA Case 19377: The Boundary Companies and The Missionary Society" Letter in Opposition

Dear District of Columbia Board of Zoning Adjustment,

I am writing a letter in opposition of BZA Case 19377: The Boundary Companies and The Missionary Society." My contact information is included below.

Our family home sits along the driveway to the historic Paulist building that is now home to Lee Montessori and Washington Leadership Academy. We are greatly concerned about the new Paulist building that will abut our home and the new proposed townhome development.

Personally, we have spent a great number of hours over the last year trying to work along with both the Paulists priests and the new developers to no resolve. We are concerned that the Paulists have not committed to any restricts on their new residence nor given the community of Chancellors Row any commitment towards the goal of being long time neighbors.

Our concerns include:

- The proximity of our home to the new Paulist building and future unknown uses of this building. If the Paulist building must be location in this location, please consider increasing the distance from our homes. This is a substantially sized building that will completely block in our row of house. Furthermore, please take action to consider what will happen to the land and building approval if the Paulists priests do not raise the capital to build this building. While I understand that this building has gained approval to be built on land designated as historic, I believe the Paulist connection to the land and their old building played a huge part in this decision. In the event the Paulist priests do not build the building, their case and historic approval should be dismissed and have to go through an entirely new approval process.
- Increased traffic and parking concerns. Although the school is only required to have so many parking spots, the actual number of spots needed to accommodate their needs far outweighs the number allotted. Everyday, from my window, I view issues with traffic flow on the school driveway and cars parked and double-parked because of lack of spaces. The traffic flow at drop off and pick up is substantial. I urge the board to consider this issue, especially given that the schools have not yet reached full capacity.

Board of Zoning Adjustment  
District of Columbia  
CASE NO.19377  
EXHIBIT NO.101

- Loss of green space and a mature tree landscape.
- Increased density and inadequate planning for storm water retention and drainage.

Sincerely,

Timothy & Kristen Powell

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Washington, DC 20017  
[knriley@gmail.com](mailto:knriley@gmail.com)