

Cochran, Patricia (DCOZ)

From: James Pollock <pollja01@yahoo.com>
Sent: Wednesday, July 11, 2018 12:57 AM
To: DCOZ - BZA Submissions (DCOZ)
Subject: Letter in support of BZA case 19521A

Clifford W. Moy
Secretary, Board of Zoning Adjustment
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Mr. Moy,

I hope this email finds you well. Thank you for the opportunity to correspond and lend my support for the construction of the accessory apartment in BZA case 19521A. I was a neighbor to the subject property from 2015 to 2017 and enjoyed residing in the neighborhood during that time.

I recently moved to a new neighborhood due to two primary considerations. First, the housing stock in Burleith does not have ample space for a growing family - ours was two bedrooms and one bath. Second, home prices are (of course) high and result in large mortgage expenditures.

With regard to the first consideration, it makes sense to build on the existing homes to create living space for Au pairs, elderly parents, children, etc. The rate of pop-up third story constructions in the neighborhood is astounding. I opted to move rather than manage a construction project. The project being considered, keeps an historic home while accommodating the needs of a young family.

With respect to the second consideration, I moved to a larger home that has an accessory apartment which can help defray mortgage expenses. Having accessory rental units as part of a property creates benefits to both home owner and renter. It aligns the incentives for both the landlord and tenant to maintain an updated, clean, and quiet property. There are too many old rental houses in the neighborhood that have fallen into disrepair and attract large groups of noisy tenants. I think accessory apartments are a more considerate model for the community, and they create more affordable housing for both the homeowner and tenant.

In summary, I offer my support for the project without any reservations. Should you wish to contact me to further discuss this case you can email me at pollja01@yahoo.com or call me at 301-752-0344.

Yours Truly,

James Pollock

Board of Zoning Adjustment
District of Columbia
CASE NO.19521A
EXHIBIT NO.44