

11/10/2017

Karinne Kennedy
1920 15th Street S.E. Apt 2
Washington, D.C. 20020

Board of Zoning Adjustment
441 4th Street N.W., Suite 200S
Washington, D.C. 20001

Subject: In Opposition to BZA 19572 Application of SIM Development, LLC

My name is Karinne Kennedy and I own and reside at 1920 15th Street S.E. directly across the alley from the property in question, 1916 15th Street. I am writing this letter to put on record that myself, and my neighbors who reside at 1922, 1924 and 1926 15th Street S.E. oppose the current proposal to add two floors to the building at 1916 15th Street S.E. Here are our reasons:

1. We never received formal notice of the project. (I personally didn't receive it because the address you have on record does not include my apartment number)
2. The addition of two more floors to the already existing structure would negatively affect the historical aesthetic of the block.
3. The addition of 25 families would have a negative impact on parking which is already scarce and traffic flow with the dropping off and picking up students from Ketcham.
4. We have not received a copy of the completed traffic study as promised to us by Mr. Finesse (representative for the owner of the property in question)
5. Our ANC Commissioner Travon Hawkins, did not represent our opposition to this project as he had promised us.

When I moved on this block back in October 2003, I was the ONLY resident. All the properties on either side of me were abandoned. I went through the city refusing to pick up my trash for four months because I didn't have the proper trash receptacles that never delivered to me. I went through months of arguing with the post office because they wouldn't deliver my mail. It was a long hard road to get the city to realize that the block now had a resident. I take great offense to the fact that I reopened the block, but myself and my neighbors have no say so in what happens on the block where we pay taxes.

We had an impromptu meeting with Travon Hawkins, Mr. Finesse, and Vicky Wilcher and expressed our opposition to the project as they presented it. We suggested two alternatives that would not have such a negative impact on street parking:

1. Develop the building as office space
 - a. It would not require the addition of the two floors.

- b. It would not affect parking since the residents work during the day when employees would need parking. In turn when employees leave for the day parking would be available for residents.
- 2. Develop the property as a residential unit, but only add one floor

As I am sure you are aware, 15th street also consists of Ketcham Elementary School across from the residential homes. Therefore, parking is not permitted during the school day. Teachers also have to find parking during the day. With this in mind, there is no way that 15th Street can handle 25 more families.

We were told that if the project went forward as proposed, new residents would have to agree not to register their cars at 1916 15th Street. They say this will be put in place to alleviate the parking issue. I want to put on record that this is not going to deter new residents from parking on 15th Street. They will just register their cars at a different address.

Lastly, I just want to say that my ANC Commissioner, Travon Hawkins, promised that he would vote against this project. When I went to the ANC meeting on Tuesday, October 6th , I watched my ANC Commissioner vote against myself and my neighbors and vote in favor of this project moving forward as it was proposed. My next project is to get him out.

With Kindest Regards,



Karinne Kennedy
D.C. Resident/ANC 8A05 Constituent
1920 15th Street S.E. Apt 2