



COUNCIL OF THE DISTRICT OF COLUMBIA
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January 25, 2018

Frederick L. Hill, Chairperson
Board of Zoning Adjustment
441 4th Street, NW, Suite 200-S
Washington, DC 20001

RE: Letter in Opposition to BZA #19659 (Federation of State Medical Boards)

Dear Chairperson Hill:

I have recently been contacted by concerned neighbors and neighborhood groups in Sheridan-Kalorama regarding the above-referenced BZA application requesting relief to locate a large, multi-million dollar organization's DC office in the former Colombian chancery building at 2118 Leroy Place, NW, which originally was residential and is in a D-3 Zone. I write this letter to inform you that I share their concerns, and ask your Board to deny this application.

I have worked closely over many years with Sheridan-Kalorama neighbors, including supporting changes to the diplomatic overlay that have been successful in reducing chancery-related office uses. I oppose this pending application because it will undermine the decades of neighbors' efforts to maintain the residential character of Sheridan-Kalorama.

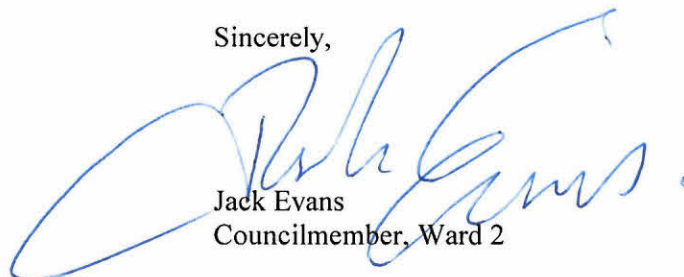
Moreover, my understanding is that this use would result in severe adverse effects along Leroy Place NW and throughout the surrounding area, including:

- Intense office use of a property that had been all-but-vacant for a decade
- Increases in the tax assessments of similar properties as a result of this one being purchased at a price greatly above the asking price that could reasonably be paid by residential buyers.
- Removal of this property from residential use permanently
- Major vehicular circulation problems on a one-lane, one-way street.

I further understand there are other former chanceries on the market now and there could be more in the future. Therefore, the BZA's approval of this application would open a gateway for similarly large and wealthy organizations to obtain comparable zoning relief, thereby further eroding the residential fabric that makes this neighborhood so unique and special.

For these reasons, I recommend the BZA deny the application of the Federation of State Medical Boards so the Sheridan-Kalorama neighborhood can continue to prosper as a residential neighborhood.

Sincerely,



Jack Evans
Councilmember, Ward 2

Board of Zoning Adjustment
District of Columbia
CASE NO. 19659
EXHIBIT NO. 119