

To: Ed Solomon, ANC2E Commissioner dctuxedo@aol.com
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Board of Zoning Adjustment BZASubmissions@dc.gov

Re: Case Number 19762
3608 S St. NW WDC 20007

Letter in opposition to granting Special Exception

Dear Ed,

I strongly oppose granting a special exception to the zoning rules for 3608 S Street. I live at 1817 37th Street NW, basically around the corner from the stated address, which is seeking a Special Exception.

The developer would like to build 22 feet back (zoning limit is 10 feet), build three stories up, put a deck off the third story and put another deck on the roof. This will decrease the quality of the living situation of nearby neighbors. This I am convinced of, as a similar project directly behind my home has done exactly this. From my backyard, I now have a deck perpendicular to my deck, and this is because of the back extension of the remodeling project. My privacy, sunlight, sound, and air have changed, so that i am not nearly as comfortable in enjoying the backyard space as it was originally when i bought my home. I am certain, that such a large extension of 22 feet in back of the house of 3608 S St. NW will negatively impact the neighbors lives just as significantly as I have experienced with the remodeling project behind my house on T Street NW, if not more. Because of the back extension of the house behind me, which shares a back ally with all of the 37th Street homes, forming a T-shaped back ally, these occupants of the T street home can actually see into my dining room, and have a direct view of my deck and back master bedroom. It is very sad for me. I had privacy before that remodeling project.

As appears to be the case for 3608, the home would:

1. Put neighboring yards in shadow for much of the afternoon
2. Cut off light and view from neighbors who would now look out the back onto a wall, instead of onto the open area in back
3. Allow occupants of the house to look down from their two upper decks into the yards of neighbors along the back, thus taking away their privacy
4. Create a noise problem from social events on the upper decks
5. Intrude upon the character, scale, and pattern of the street frontage
6. Tunnel in the neighboring houses

The character of our neighborhood here in Burleith would be changed drastically by the project developers/flippers/investors are seeking to do. The style in which the architects constructed the row homes in Burleith gave a sense of cohesiveness and charm, which is ultimately in danger of vanishing through crass stylistic alterations of these homes. These huge houses squeezed into the row are visually jarring and are diminishing the quality of life for those of us who live here.

Thank you for your attention to this neighborhood concern, and it is my hope that such drastic changes like the one intended for 3608t S St. NW can be stopped by opposing the Special Exceptions which have been requested.

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