

Thomas B. Lane
Dorchester House Apartments
2480 16th Street NW Apt 932
Washington, DC 20009
202-328-3244 x122

March 16, 2006

Ms. Carol J. Mitten
Chairperson of the Zoning Commission for the District of Columbia
Office of Zoning
441 4th Street, NW, Suite 210
Washington, DC 20001

2006 MAR 16 PM 4: 56

D.C. OFFICE OF ZONING

RECEIVED

**Re: CASE NO. 04-36 (Consolidated Approval of PUD and Map Amendment –
Dorchester House Associates, LLC and Kalorama West, LLC)**

Dear Ms. Mitten,

As a tenant of Dorchester House Apartments/2480 16th Street NW (Apt 932), Washington, DC 20009, and at the urging of the Dorchester Tenants Association, I am submitting this letter to oppose Dorchester House Associates, LLC and Kalorama West, LCC' ("the "Applicant")'s request of approval of a consolidated planned unit development and amendment to the Zoning Map of the District of Columbia.

I will be out of town on business at the time of the Public Hearing regarding this issue, but wish to add myself as a party with others opposed to this request. I believe that I qualify for party status as a tenant (with lease agreement) of Dorchester House Apartments, as I am a current occupant of the property subject to the decision of CASE NO. 04-36.

As a tenant (with lease agreement), I have a legal interest in the outcome of the case. I oppose approval based on:

- The potential noise and physical disruption cause by the building of an addition to the Dorchester House Apartments Building (the "Proposed Addition")
- The possible substantial rent increase resulting from the "Proposed Addition", resulting in a decrease of the buildings diverse resident population, both in terms of socio and economic status (i.e., the building will become too expensive to occupy for middle class residents like myself)
- The possibility of future conversion of the Dorchester House from leased apartments to condominiums sold at market rate prices (again, out of reach to purchase, for middle class DC residents like myself)

Please feel free to contact me with any other questions or concerns at 202-328-3244 x122 or at 202-588-0787.

ZONING COMMISSION
CASE NO. 04-36
ZONING COMMISSION
District of Columbia
EXHIBIT No. 491
CASE NO. 04-36
EXHIBIT NO. 49

Thank you for your consideration and for allowing me the opportunity to voice my opposition against the proposed request of CASE NO. 04-36.

Sincerely,

A handwritten signature in black ink that reads "Thomas B. Lane". The signature is written in a cursive style with a large, stylized 'T' and 'L'.

Thomas B. Lane

Dorchester House Apartments

Tenant/Resident, Apartment 932