

Form 140 (Revised 03/15/02)		Case No. <b>05-37</b>	
<div style="display: flex; justify-content: space-between;"> <div>☆☆☆</div> <div><b>PARTY STATUS APPLICATION</b></div> <div>☆☆☆</div> </div>			
Notice: <a href="#">Click Here for Application Form Instructions</a>			
Name:* <b>MaryAnn Hoadley</b>			
Address:* <b>706 3rd Street, NE</b>		City:* <b>Washington</b>	State:* <b>DC</b> Zip:* <b>20002</b>
Phone:* <b>(202)544-3288</b>		Fax:	Email: <b>maryannhoadley@yahoo.com</b>
I, hereby request to appear and participate as a party.		Signature: <i>MaryAnn Hoadley</i> Date:* <b>04/22/2007</b>	
Will you appear as a(n) <input type="checkbox"/>	Proponent <input checked="" type="checkbox"/>	Opponent <input type="checkbox"/>	Will you appear through legal counsel <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
If yes, please enter the name and address of such legal counsel.			
Name:			
Address:		City:	State: Zip:
Phone:		Fax:	Email:
Please answer all of the following questions referencing why the above person should be granted party status. (If you require additional space, please attach an additional sheet.)			
1). How will the property owned or occupied by such person, or in which the person has an interest be affected by the action requested of the Board?*			
The proposed structure will negatively impact me by: 1) Affecting the view from my backyard, which consists of several lovely trees and other historic structures. 2) Significantly reducing the amount of sunlight/daylight into my backyard 3) Reducing my ability to find parking near my house. As I do not have off street parking, and am a single women, it is important that I not be walking around by myself late at night. I normally arrive home from work at 8-9pm, and then need to walk my dog once home. 4) Increasing the traffic on 3rd Street, will also increase the noise level, and will turn a quiet neighborhood street into a major route to the proposed site. 5) Potentially damaging my home, as was the case with previous construction efforts on 2nd street (between F and G) which caused significant vibrations causing damage to my residence that I ended up having to pay to repair.			
2). What legal interest does the person have in the property? (i.e. owner, tenant, trustee, or mortgagee)* <b>I am the current owner of 706 3rd Street, NE; part of block 752.</b>			
3). What is the distance between the person's property and the property that is the subject of the appeal or application before the Board? (Preferably no farther than 200ft.)* <b>As I do not own the rear lot of my house, I estimate the distance to be approximately 75ft. I am in negotiations now to purchase this back lot, and if I am successful, the distance would be 10 ft.</b>			
4). What are the environmental, economic or social impacts that are likely to affect the person and/or the person's property if the action requested of the Board is approved or denied?*			
The proposed structure would reduce the number of hours of daylight. Once complete, this structure would create an environment where several hundred condominiums would be staring into the rear of my property, thus significantly reducing the amount of privacy I currently enjoy. As proposed, I feel this development would decrease the value of my property.			
5). Describe any other relevant matters that demonstrate how the person will likely be affected or aggrieved if the action requested of the Board is approved or denied.* <b>I have lived in this house since 1988. Having recently divorced, I find myself living alone. I am concerned that I will not be able to find parking close by, and will be forced to move out of the city to live in a safer neighborhood, where I won't be forced to walk alone at night. It is my understanding that there is not one other block in the city that will have the same commercial to residential zoning ratio. As the H street corridor and NOMA are currently a hot-bed of development, we as owners and DC residents have a responsibility to ensure that the development is completed in a responsible manner. This development would set a precedent that we do not want in our neighborhood. Allowing this level of commercial encroachment degrades the historic fabric of this neighborhood, which is the very reason I moved to Capitol Hill.</b>			
6). Explain how the person's interest will be more significantly, distinctively, or uniquely affected in character or kind by the proposed zoning action than that of other person's in the general public.* <b>I believe that everyone owning property in block 752 will be negatively affected. I will be required to give up my view, sunlight, privacy, and peace and quiet during and after construction. I will be required to share 3rd street, with 300+ more cars coming and going daily. I will no longer be able to enjoy peaceful evening walks with my dog. And I will have some portion of the 300+ condo's looking directly into my backyard, significantly reducing the privacy I currently have.</b>			

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 D.C. OFFICE OF ZONING

 ZONING COMMISSION  
 District of Columbia

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4/22/2007