

TO: Ms. Carol Mitten, Chair
District of Columbia Office of Zoning
Case 05-42 – Sibley Hospital
441 – 4th Street, NW, 2nd Floor
Washington, DC 20001

Via Fax: 202-727-6072

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Testimony presented in opposition to Sibley Hospital construction of a commercial medical office building on February 21, 2007.

I am Julie Brès Slavik. We have lived at 5264 Loughboro Road, NW – across from the Sibley campus – for 37 years.

The design and explanation for the new Sibley medical office building presented so professionally to you is enticing. However, it does not take into consideration the significant impact on those of us who actually live in this excellent residential neighborhood of Kent.

For the first time in 37 years we oppose Sibley's expansion, because it

- Will set a precedent for other zoning changes that will adversely and permanently change the quality of our neighborhood;
- It is not immediately part of the improvement of health care offered by the hospital, but rather a commercial, business venture; and
- It is the first in a string of demolition and building ventures envisioned by Sibley that will continue for years to the detriment of our neighborhood environment.

Here, in my opinion, is what will really happen:

- Traffic will increase significantly (up to as many as 4000 trips per day) on an already busy thoroughfare. Because of the entrance and exits on Loughboro Road, the risk of serious accidents on Loughboro Road will increase dramatically. This is particularly true at the exit of Grand Oaks on to Loughboro Road, where there is a *no left turn* sign that is observed routinely in the breach (please see my letter to Office of Zoning, dated January 8, 2007).
- Our zoned (2 hour) residential parking is at a premium because Sibley visitors, clients, and staff park on the street and there is little or no control by the city authorities for overstay parking and parking illegally. Specifically, in front of our home, they park in no parking zones, block our driveway and park in front of the fire hydrant.¹ Given what we see on a daily basis now, we anticipate that this situation will worsen, because people don't want to pay to park at Sibley.
- Traffic will increase significantly on the side streets as drivers seek to avoid Loughboro Road...to the endangerment of pedestrians – particularly the elderly and children. There are streets with no sidewalks.

As residents we know that the construction period is disruptive and dirty (blanketing our homes and yards with construction dust); we know from experience that the other expansions by Sibley have adversely affected the traffic in our neighborhood.

We hope that this project will not be approved, but should it be, we urge that the zoning commission build into its decision high standards of enforced accountability and meticulous oversight to protect the residents and the neighborhood.

It is very easy to be swayed by Sibley's glossy presentation. However, we hope that the voices of those of us who actually live in the neighborhood and pay very high real estate taxes for the privilege of living there will be taken into consideration.



ZONING COMMISSION
District of Columbia

CASE NO.

05-42

EXHIBIT NO.

202

¹ Repeated calls to the DC parking enforcement have been fruitless as it takes so long for the enforcement officer to get here and by the time of arrival, often the culprits have left.

ZONING COMMISSION
District of Columbia

Slavik 202 237 5087
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