

McLEAN GARDENS CONDOMINIUM



U.S. OFFICE OF ZONING

2009 JAN -7 AM 10:48

December 19, 2008

Mr. Anthony Hood, Chair
District of Columbia Zoning Commission
441 Fourth St, NW, Room 200 (S)
Washington, DC 20001

Re: Zoning Case Number 08-15

Dear Commissioner Hood:

The Board of Directors of McLean Gardens Condominium Unit Owners Association is pleased to offer its support for Stop & Shop/Giant's application before the Zoning Commission (Zoning Case number 08-15) for a Planned Unit Development (PUD) and related zoning map amendment for three lots it owns along Wisconsin and Idaho Avenues at the current location of the Friendship Shopping Center.

We are a development of 720 condominium units with more than 1,000 residents, most of whom are customers of the Giant Food Store and surrounding retail establishments. Our condominium is located to the north-west and just over 200 feet from the subject site.

Certainly, any development in an existing urban neighborhood setting presents its own challenges regarding traffic and parking. Stop & Shop/Giant has promised McLean Gardens that they will provide a minimum of 30 spaces in their parking garage for overnight parking for our residents. It is our understanding that these spaces are in addition to the 30 spaces provided for customers of existing neighboring retail establishments. We therefore ask that this provision of parking spaces for our residents be included in the zoning order issued by the Zoning Commission.

Further, it is our understanding that Stop & Shop/Giant will place sufficient funds in escrow to provide traffic calming once the project is built, if such traffic calming is required in accordance with the District Department of Transportation's traffic calming guidelines.

Many residents of McLean Gardens have voiced to us their support for the redevelopment plans articulated in the PUD application. We will encourage all of our residents to make their own individual views known to the Zoning Commission to assist the Commission in its decision on this PUD and the related zoning map amendment.

Sincerely,
McLean Gardens Condominium Unit Owners Association Board of Directors

By: 
Mary Dyess, President

ZONING COMMISSION
District of Columbia

CASE NO. 08-15
EXHIBIT NO. 34