



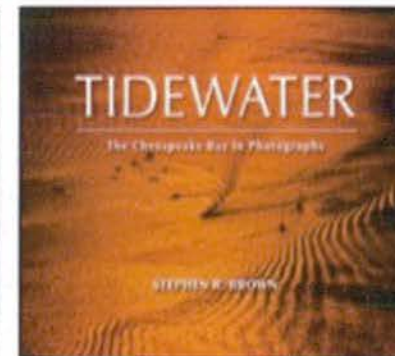
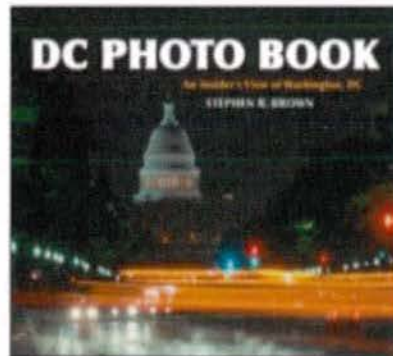
STEPHEN R. BROWN

3715 T Street NW

Washington, DC 20007

Taxpayer, Homeowner, Citizen and Voter

Representing my wife June, daughter Caitlin and mother-in-law, Helen



Stephen R. Brown, May 16, 2011 D.C.
Zoning Commission

ZONING COMMISSION
District of Columbia
CASE NO. 10-32
EXHIBIT NO. 226

We Need Relief!!!!



GU exists to this day under a cap of 10000 regardless of their interpretation of their constitutional RIGHT TO BLIGHT! The court specifically addressed the cap as legal!



-EVIDENCE? Eleven of my tax paying, voting neighbors have moved in the past ten years



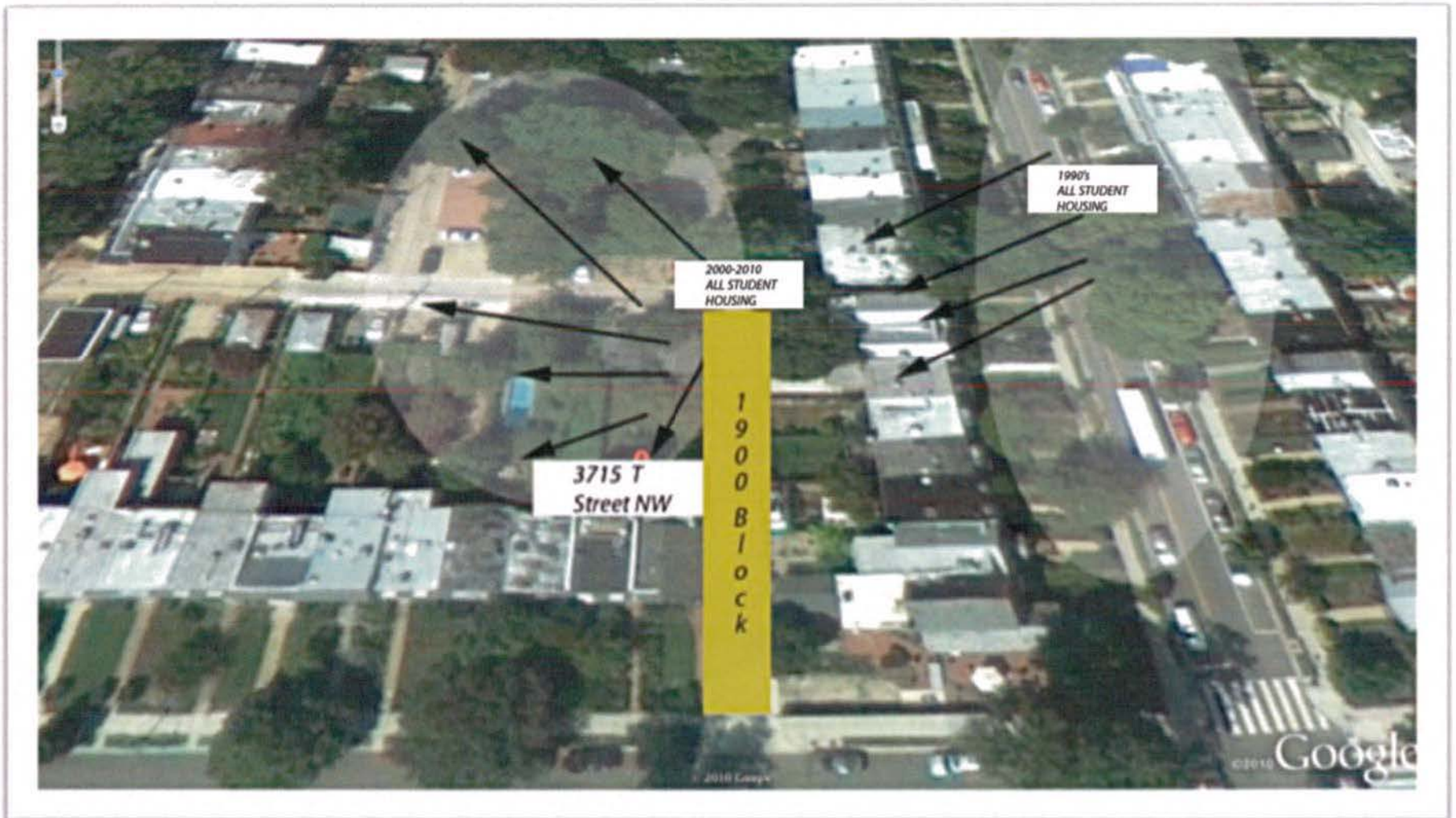
-COMMUNITY?...They have been replaced by group rentals?



REMEDY: This discussion should begin and end with 10000 students—the 2000 Cap.

“Quiet Enjoyment..”

In this one block alley, there were ninety-three 911 calls for drunk and disorderly in the calendar year 2009-2010.



2000

THREE HOUSES ARE STUDENT RENTERS



2010

ELEVEN OF THIRTEEN ADJACENT HOUSES ARE
STUDENT OCCUPIED



THE REALITIES OF SNAP

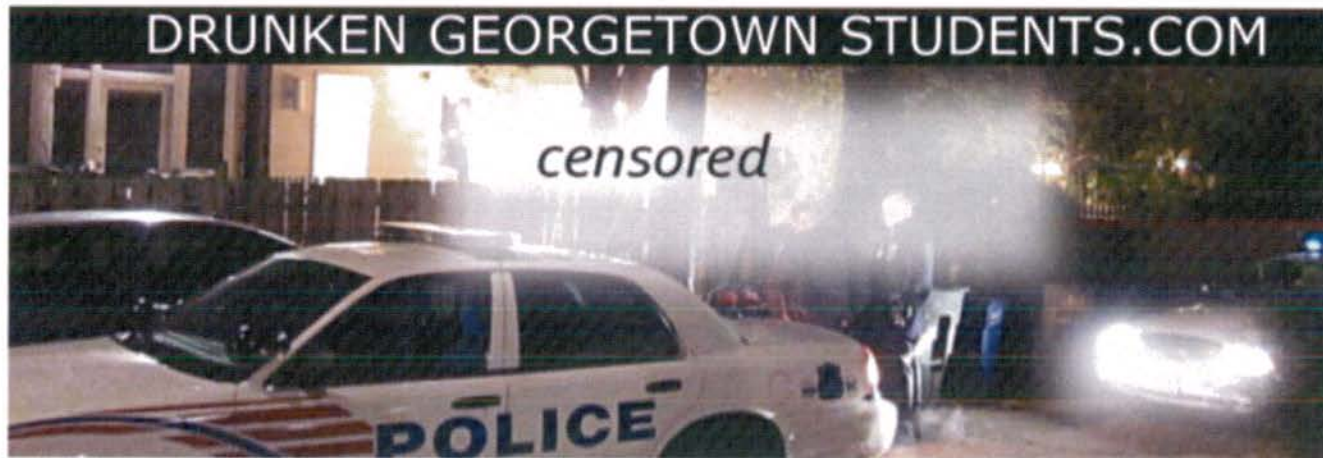
Student Life Initiatives yield significant outcomes. 73% of off-campus student houses in the West Georgetown and Burleith neighborhoods had NO SNAP or MPD contact in academic year 2009-2010.



STUDENT VIEW OF SNAP

- ▶ Countless DWI calls were made last year and only three tickets were issued. In addition, police did not pick up drunken drivers leaving the area.
- ▶ The “nationally renowned” SNAP program which delivers “real time” response mode works only 12 hours a week and not in the Summer months. Other times, they have an answering machine so their so-called “real time” response is an insult to both the neighborhood and the Zoning Commission.

NIGHTLIFE IN THE ALLEYS



PARTY FENCE



LETTER TO 37TH LANDLORDS

DRUNKEN GEORGETOWN STUDENTS

A PERSONAL CHRONICLE OF ALCOHOLIC BEHAVIOR IN THE BURLEITH AND GEORGETOWN AREAS BY GEORGETOWN STUDENTS AND SO-CALLED "YOUNG PROFESSIONALS".

DEAR LANDLORD (sample letter)

DRUNKEN GEORGETOWN STUDENTS

A PERSONAL CHRONICLE OF ALCOHOLIC BEHAVIOR IN THE BURLEITH AND GEORGETOWN AREAS BY GEORGETOWN STUDENTS AND SO-CALLED "YOUNG PROFESSIONALS".

Dear Neighbor or Landlord

I am sending you this letter and a packet containing excerpts from the blog "Drunken Georgetown Students". If you search Google, you will see that DGS.com as of last night has **"29,000 references** in other websites" and is apparently getting 4000 plus hits per day. I am consulting with an attorney about a harassment suit based on the "right of quiet enjoyment...." While I may or may not succeed, as I told Dean Jeanne Lord, if your students keep me up at night, then I might as well do something so these hours are productive. If you think the houses in the censored pictures are familiar, they are yours.

This letter today is a note asking you to put a bit more time into scouting the behavior patterns of potential renters and perhaps limiting the number of students. As it's difficult to exercise any control over renters, I will be campaigning to have the law changed to "four occupants per house. It may not result in much more quiet but it will give us one-third less noise and will certainly make it more difficult for you to profit off your investment.

Some of you are my former neighbors who sold because of the noise coming from the other side of the street. I would hope that you can monitor the general behavior of your student and "young professionals" that occupy your house.

I am keeping a record and calling 911 on every incident. This year, between 1906 and 1920 37th Street, there have been ninety-three 911 calls so your collective investments represent an enormous drain on the community and the District which can deny as well as grant housing permits based on the complaints. In addition, most of you don't have the proper licensing so I will be aggressively pursuing all of these avenues of "quiet enjoyment of premises."

I hope you will work with me on this.

Stephen R. Brown

Stephen R. Brown, May 16, 2011 D.C.
Zoning Commission

USEFUL INFORMATION

[THE DISTRICT OF COLUMBIA LAW ON DRUNK AND DISORDER...](#)

[CLICK HERE TO REPORT A DRUNK AND DISORDERLY HOUSE...](#)

[ALCOHOL STATISTICS](#)

[DEAR LANDLORD \(sample letter\)](#)

[MEDIA STATISTICS](#)

[CALL THE OWNER WHO'S PROFITING OFF THIS!!! WAKE EM UP AND SHARE YOUR PAIN](#)

[Property Information Verification System](#)
[DC Government Property Database](#)

POLICE REPORT FILED ON THREATS



10/07-397

Student Harrassment via Internet Threat

1900 BLOCK OF 37TH STREET



MEDIA PIECES ON GU STUDENT BEHAVIOR FROM ONE ALLEY

DISH CAG ATTACKS GU EXPAN

HOME | THE SCENE | THE DISH | ABOUT US

Media in Feeding Frenzy over Georgetown Campus Plan
May 3, 2010 | by G'town Saucer

Photo By: Vox Populi

Resident blogs about, photographs partying Georgetown students
Burlitt's, Stephen R. Brown, Brown-Down Posters

DRUNKEN GEORGETOWN STUDENTS.COM

Be wary the next time you head out to an off-campus party, says Vox Populi, an off-campus partying blog and up on "Drunken Georgetown Students," a website run by a student resident which publishes photographs and other accounts of off-campus student life.

The site, which also features "THE EAST COAST PARTY SCENE," is run by neighbor and Georgetown University professor and former American University professor, "Liberationary" if you students want to see on campus the suggestions on the site about how Georgetown and student residents can best represent student behavior.

In an interview this afternoon, Brown, a former graduate, said, "I got across from an student houses and two young professional houses. I document what happens in the city ... I report everything to the police that is put on the blog ... [This site is] just an attempt to make sure that the University is aware that there's trouble."

In addition to publishing photographs of students, Brown also posts residents' accounts of student activity off-campus.

"I don't consult with the students who I photograph. I'm doing what I'm doing ... I have the First Amendment right to photograph whatever is going on," he claimed.

"Be wary the next time you head out to an off-campus party," said Vox Populi, Georgetown Univ.'s blog of record.

Media coverage of the off-campus behavior of Georgetown University students and its expansion plans reached a mini-frenzy last week.

The local and national media couldn't resist covering the objectionable actions of some off-campus students as captured on the blog DrunkenGeorgetownStudents.com, created by Burlitt photographer Stephen R. Brown, and the closely related town-gown controversy over the University's plan to greatly expand the student body without new on-campus housing.

The Washington Post weighed in online and in print for a total of three articles, two on April 30th and one the next day in a fitting new blog called "Campus Overload." **NBC's** headlined it: "Website Documents Hoya's Gone Wild." **The Georgetown Current** ran it on their front page on April 28 and local TV news stations **ABC7** and **Fox5** did stories, as did **MSNBC**. From the campus, the **Hoya** and **Vox Populi** posted items, then picked up by **The Huffington Post**.

The stories are listed below, via Mike to DeBonis, former **LL Daily** mainstay, now with **The Washington Post**. What you did every weekday was truly extraordinary – and sorely missed.

WPost

April 30: Local Living, Neighbors aim to block Georgetown U. development plan, or, in print version, Some groups oppose Georgetown U. development plan.

April 30: Campus Overload blog, 1789: How do G'town students know this?

May 1: Blogging neighbor and partying Georgetown students clash, or in print version, Brown v. Horde of Education: a Georgetown battle

April 30: Local Living, Neighbors aim to block Georgetown U. development plan, or, in print version, Some groups oppose Georgetown U. development plan.

April 30: Campus Overload blog, 1789: How do G'town students know this?

May 1: Blogging neighbor and partying Georgetown students clash, or in print version, Brown v. Horde of Education: a Georgetown battle

The Huffington Post

April 28: 'Grumpy' Neighbor Chronicles Georgetown Partiers Online

The Georgetown Current

April 28: Final campus plan changes few minds

Vox Populi

April 27: Resident blogs about, photographs partying Georgetown students

ABC7 News

April 30: Students, Neighbors Fight Over Parties on Internet

MSNBC

May 2 updated: 2010 Georgetown Party Snitch Censored

Fox5

April 29: DC Man Starts Website Featuring Intoxicated Georgetown Students

GeorgetownHoya

April 30: Resident Designs Contentious Web Site to Pressure University

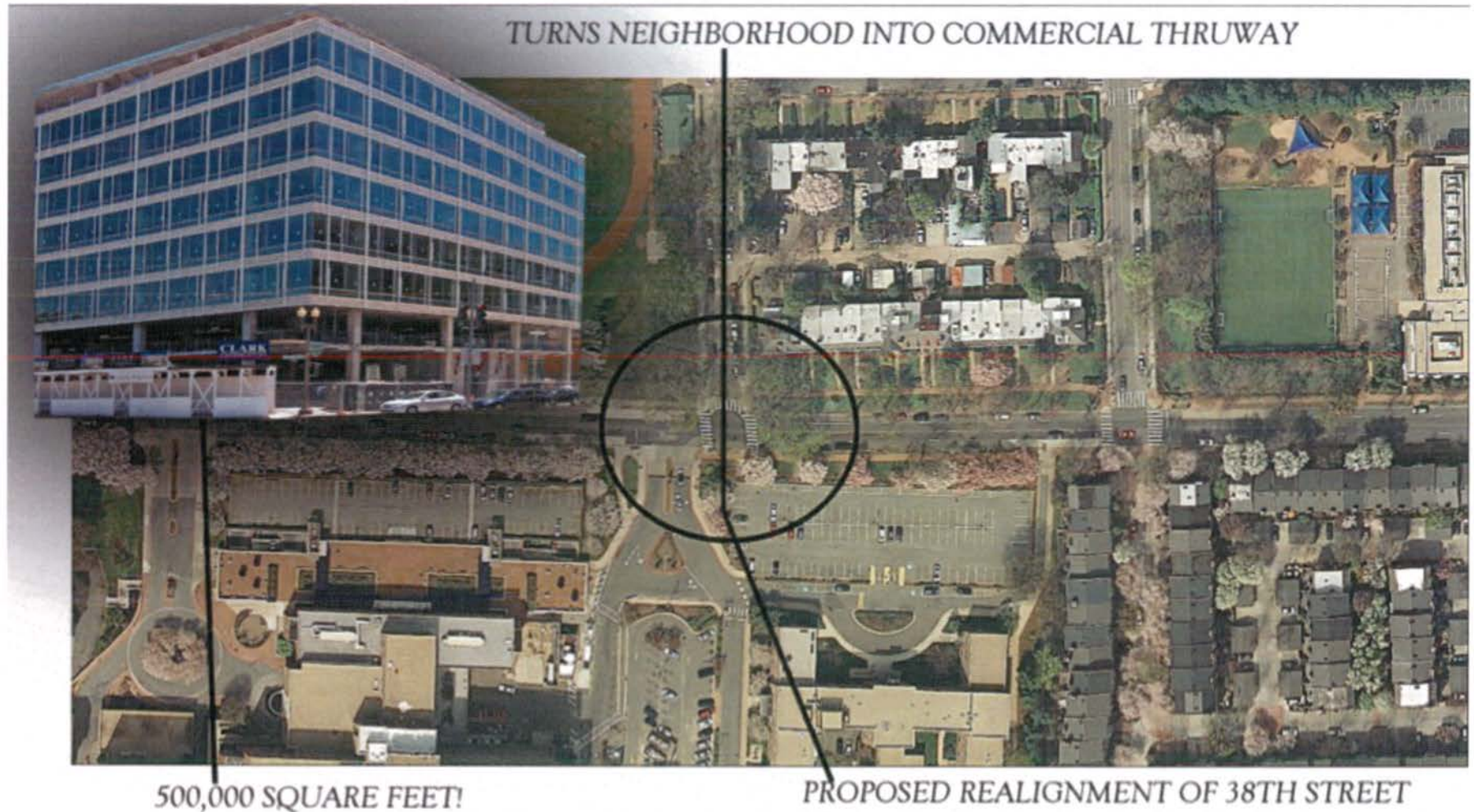
GRADUATE STUDENTS ARE NOT DIFFERENT!

REMAINS OF MEDICAL STUDENT PARTY...NOV 2010



Realignment of 38th Street

Changing the Residential Character of Burleith



WE CANNOT AFFORD ANY MORE COMMUTER TRAFFIC



Traffic on Residential Streets



Truck detouring through jBurleith end of January. After it made a right on 38th, it was able to proceed directly into the University!

THE FUTURE OF BURLEITH?



THE VOTING TAXPAYING CITIZENS NEED PROTECTION
FROM GEORGETOWN UNIVERSITY!





Stephen R. Brown Studio

3715 T Street NW, DC 20007

202-667-1965

Slide One

I am Stephen Brown and I have lived with my wife, daughter and mother-in-law at 3715 T Street NW for nineteen years. GU's "PLAN" is not "modest." It encourages more group rental housing in Burleith and by "re-aligning" the neighborhood at 38th and Reservoir, more traffic and a total disregard for our rights as citizens.

Slide Two

1. GU exists to this day under a cap of 10000 regardless of their interpretation of their perceived constitutional "right to blight". In 2006 the court specifically addressed the cap as legal!
2. Eleven of my tax paying, voting neighbors have moved in the past ten years
3. They have been replaced by group rentals
4. This discussion should begin and end with 10000 students—the 2000 Cap. Due to a change in the BZA, they won an appeal but ignored the real outcome of their appeal. We can't control what they do on campus but a cap is legal!
5. GU exists in a residential area and is totally objectionable.

Slide Three

"Quiet Enjoyment.."

In this one block alley, there were ninety-three 911 calls for drunk and disorderly in the calendar year 2009-2010.

Slide Four

In 2000, this was the scene from above with just three student rentals and fourteen owner occupied houses. By growing, GU has created a market for rental real estate speculation.

Slide Five

Eleven of those fourteen houses are now rental properties, tripling the population density, the need for city services and disorderly conduct. One of my neighbors sleeps with seven sound deadening machines. Their student body is out of their control.

Slide Six

Countless DWI calls were made last year and only three tickets were issued. In addition, police did not pick up drunken drivers leaving the area. The "nationally renowned" SNAP program which delivers "real time" response mode works only TWELVE HOURS a week and not in the Summer months. Their promises of "real time" response is an insult to both the neighborhood and the Zoning Commission.

By refusing to discipline students, they use them as unwitting alcoholic thugs driving out citizens for an increasing the housing stock for the University. Growth without investment. SNAP's twelve hour a week program is a poor substitute for a housing policy

Ed Solomon, our ANC commissioner, Luca Privata, extra police and more extra patrols are out every weekend reporting parties which disband and pop up every where.

Slide Seven

After numerous letters and emails to Jean Lord and letting her know that I bought the name and webhost, I made four photographs of students partying and put them up on a website called "Drunken Georgetown Students.com". The University tried to censor the site and have it taken down. There were threats to my family by students. Lt. Hedgecock will verify the threats. Ron Lewis of the ANC was moved to make an ANC statement about violence against neighbors by students. When I called the President's office about the threat against my mother-in-law using the President's name, I was told by Todd Olson, University spokesman, that he had more important issues. I'd really like to know what those might have been?

Slide Eight

I sent by courier my absentee neighbor landlords a letter indicating that I would expect them to more thoroughly screen their tenants and perhaps put a proviso in the lease for police conduct and drunken behavior. If there is any remedy in a severe situation like this, that the zoning laws be changed to allow three to four unrelated persons per house. We are not running a drunken theme park here and this business of chopping up nice properties has to be curtailed. Lessening the profit would also encourage single family buying.

Slide Nine

The noise and disturbances in the alley adjacent to my house and directly under my bedroom were written about three times in the Washington Post, the Huffington Post, on TV with FOX, ABC AND NBC devoting segments to ONE block long alley. Articles also appeared in the Arabian peninsula papers where GU is also expanding. I say Good Luck to Them!!!

Slide Ten

To counter the University's claim of "responsible graduate students", I point to this party just this last November which brought on four police cars and medical students in white lab coats stethoscopes flying down the street.

Slide Eleven

In conclusion,

The Realignment of 38th Street unacceptably alters Burleith's quiet charm turning the area into a "shortcut" to and from Georgetown University.

Slide Twelve

We cannot afford any more traffic and

Slide Thirteen

and need to examine our currently overburdened residential streets.

Slide Fourteen

I am hoping that Burleith is not swallowed up in a gigantic urban campus like the neighborhoods near GW. Travis Parker of the Office of Planning said that the city considers our neighborhood a model community. I think we need safeguards from predatory corporations like Georgetown.

Slide Fifteen

Please!!!!

Cap the University at 10000 students

Have a barrier built on 38th Street.

Limit the number of residents in rental houses to four un-related residents.

Charge higher taxes to absentee landlords to charge back the services their rentals incur on the city.

Unless the University divests it's endowment of military holdings specifically in Israel, the city should withdraw their tax-exempt status "null and void". By using our bonds, they involve us financially and not so spiritually in their military investments.

In conclusion, GU is not the Golden Goose it has portrayed itself as. It is a blight of blue and gray. For the 211 million in DC bonds we allowed them to issue, they hired thirty two District Residents. I would like to see them substantiate any of their claims for largesse towards this city.