Sarah Neimeyer and Joe Warren
129 3rd ST., NE
Washington, DC 20002

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February 7, 2001

Ms. Jerrily R. Kress, FAIA
Director
Government of the District of Columbia
Board of Zoning Adjustment
441 4th St., NW, Suite 210-S
Washington, DC 20002

Re: Application Number 16619

Dear Ms. Kress:

We are writing today to urge the Board of Zoning to not approve the application of Romano Romani and Thomas D. Parry to receive a use variance for the property at 233 Constitution Avenue, Northeast.

As home owners who live across the street from the property in question, we are concerned that granting this variance will destroy the residential nature of our community. While this application on its face may seem fairly benign, the building has been and continues to be zoned R-4, and granting one variance will undoubtly be construed by other property owners as an opening in the long time commitment of the Zoning Board to guard our residential neighborhoods from commercial businesses. Just two blocks away from the property in question is a commercial corridor with office buildings, shops and restaurants, that runs from Union Station along Massachusettes Avenue Northeast to Stanton Park. In addition, there is sizable commercial corridor running from the Capitol out Pennsylvania southeast that also includes, office buildings, restaurants, and other commercial entities. Undoubtably this lobbyist group could find office space to rent or purchase withhin a properly zoned commercial building either on Capitol Hill or downtown.

Capitol Hill is a wonderful neighborhood to live in and raise a family. Since buying our house we have become friends with many of neighbors. While our neighborhood is within blocks of the Capitol, it is still a residential neighborhood, where we go for walks at night, take our kids to play at the neighborhood playground during the day, talk over the fence and at the front stoop, and know that in a pinch we can call on our neighbors for help when necessary. We do not believe that granting this variance will add value to our quality of life or our neighborhood. In fact quite the opposite, we feel that it substantially subtracts from those qualities that make this a good neighborhood.

BZA
Case No. 16619
Exhibit No. 29

Board of Zoning Adjustment
District of Columbia
CASE NO.16619
EXHIBIT NO.29

We hope that the Zoning Board will not grant this request for use variance for the property at 233 Constituion Avenue, Northeast.

Sincerely,

Sarah Neimeyer Joe Warren

Sarah Neimeyer and Joe Warren