Mary Hathaway
1809 Park Road, N. W.
Washington, D. C. 20010

July 10, 2001

Board of zoning Adjustment
Office of Zoning
441 4th Street, N. W.
Suite 210-S
Washington, D. C. 20001

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Ref: Application number 16732
1841 Park Road, N. W.
Square 2614, Lots 41 & 42

To whom It May Concern:

I support the referenced application and request party status in this case. As required by Title II
DCMR Zoning Regulations, Sections 3106.2, I am providing the following information:

a) Mary Hathaway, 1809 Park Road, N. W., Washington, D. C. 20010

b) I request to appear and participate as a party.

c) I will appear as a proponent of the application.

d) I will not appear with legal counsel.

e) Information to support our request for party status:

1) 1809 Park Road, N. W., Washington, D. C. 20010

2) I have owned and lived in the said property since 1968.

3) There are 3 single family detached houses between our home and the applicant's property.

4) Approval of the applicant's zoning request would have significant positive effect on me and my home.

BZA
Case No. 16732
Exhibit No. 39

Board of Zoning Adjustment
District of Columbia
CASE NO.16732
EXHIBIT NO.39

i) Economically our neighbor hood will be improved significantly when this property no longer stands empty, is restored to its former splendor, and is fully occupied by an owner. It will no longer have an absentee owner. Its subdivided units will be under the control of the owner who will be present.

ii) Property values will be improved when this property is restored and added to the city's housing stock. By right this owner may have the units specified if they are within the house.

iii) Safety in our neighborhood, and particularly in our alley will be improved by having numerous occupants on this property. In addition, safety for pedestrians in the alley will be improved by virtue of a carriage house which is used as living space rather than standing empty. I support the variances to allow the carriage house to be used as living space in order to enhance alley safety.

iv) Alley traffic is part of life in this neighborhood and this alley serves as a mews with considerable pedestrian traffic. Pedestrians will have a greater degree of safety if the carriage house is lived in.

5)The owner as a matter of right may have a home occupation within his own home so any arguments about "commercial use" or a "business" are not germane to this zoning application. Mr. Barnett, under the law, may conduct his health professional occupation in either structure, the house or the carriage house.

6) Arguments about the number of units and the perceived "problems" are not germane to this zoning application since applicant may have a number of units by right under present zoning without coming to the Board of Zoning Adjustment.

7) The issue before this Board is the issuance of variances which will allow the carriage house to be used as living space, as part of the owner's home. I submit that empty carriage houses are a hazard in the community. I submit that placing two units in the carriage house is desirable as part of a design which will maintain the historic and architectural integrity of the house.

8) In a city that is faced with a shortage of affordable housing, that is faced with a shrinking tax base, this proposal is an excellent addition to our neighborhood. Our Mayor, Anthony Williams, in a recent Council of Governments forum publicly stated that the city needs "more density'. This proposal allows a limited increase in use while it remains in keeping with our neighborhood's historical appearance.

I have seen the plans, spoken with the owner and his consultants. I have heard the issues discussed in a neighborhood meeting and at our ANC meeting. I believe we must allow for change to occur with a historical context. As a member of Historic Mount Pleasant, I am pleased that it has given its endorsement to the design of this proposal.

I thank you for giving me the opportunity to express my support for this application. I may be reached at 202-483-3255 if you should have questions or need additional information.

Very truly yours,

Mary Hathaway

cc: ANC
Historic Mt. Pleasant