PEN. -BRANCH CITIZENS/CIVIC ASSO .ATION
3419 Carpenter Street, S.E.
Washington, D.C. 20020
(202) 583-3228

August 29, 2001

Ms. Jerrily Kress, FAIA
Director, Board of Zoning Adjustment
441 4th Street, Northwest, Suite 210
Washington, D.C. 20001

Re: Case #16753

Dear Ms. Kress:

On June 12, 2001, at a regularly scheduled meeting of the Penn-Branch Citizens/Civic Association (PBC/CA), the membership voted to oppose construction of the monopole (cell tower) that is being proposed for the rear parking lot of the Penn-Branch Shopping Center.

After hearing arguments in favor of the proposal from representative of SBA Properties, Inc., and having had community discussion on the matter, the PBC/CA concluded that the proposed monopole and related facility in the rear parking lot of the Penn-Branch Shopping Center would have an overall negative impact on the neighborhood of Penn-Branch. A monopole, situated at this location would 1.) negatively impact the property values of home-owners living adjacent to and in close proximity to the structure; 2.) add to an increasingly crowded parking situation at the Shopping Center; and 3.), the PBC/CA is unconvinced by SBA Properties, Inc. arguments that the noise, radiation, and other environmental pollutants emitted from such a facility, would pose no health or safety risks to nearby residents. Furthermore, a monopole at this location may help some, but is certain not to help others, especially those people who purchase their cell phone service from providers that are not located on this particular monopole.

Finally, it is our understanding that a "special exception" application (Case #16753), which would permit the construction of a monopole in the rear parking lot of the Penn-Branch Shopping Center, is currently pending before the Board of Zoning Adjustment for your consideration on September 20, 2001. The Penn-Branch Citizens/Civic Association is opposed to a monopole at this location. We believe that there are reasonable (and safer) alternatives to erecting a monopole in such close proximity to people and their homes. We ask that the Board of Zoning Adjustment act to protect residents of the Penn-Branch neighborhood. We ask that you reject the proposal to erect a monopole in the rear parking lot of the Penn-Branch Shopping Center.

Sincerely,

Rhonda Battle
President

BZA
Case No. 16753
Exhibit No. 40

Board of Zoning Adjustment
District of Columbia
CASE NO.16753
EXHIBIT NO.40