December 30, 2003

Mr. J. Harley Walsh, Jr.
6242 29th Street, N.W.
Washington, D.C. 20015

Mr. Geoffrey Griffis
Chairman
Board of Zoning Adjustment
Suite 210S
441 Fourth Street, N.W.
Washington, D.C. 20001

2003 JAN -5 PM 2:56

Dear Mr. Griffis:

I am writing regarding Application Number 17055 filed by the Army Distaff Foundation. My wife and I have lived in our current home, behind the Knollwood complex, for over two years and look forward to raising our children here for many years. When purchasing our home, the proximity of Knollwood was a concern, but was mitigated by the buffer zone between the complex and surrounding homes.

We oppose the proposal to overturn the current 25-year ban on additional building at Knollwood. We live in a residential neighborhood and the proposed expansion is inappropriate for an area zoned for single-family housing. The Knollwood expansion will negatively impact the surrounding neighborhood, increasing traffic congestion, noise and lighting pollution for those living near the property.

I am particularly concerned that construction will eliminate landscaping and trees that currently act as a buffer between Knollwood and the neighborhood, reducing privacy and property values. The unwillingness of Knollwood to consider changes in their plans to limit new construction and reduce the detrimental impact on the neighborhood indicates a lack of good faith.

The burden must be on Knollwood to demonstrate that an expansion will not negatively impact the surrounding neighborhood. If they cannot do so, the Zoning Board should maintain the existing agreement. To do otherwise would establish a terrible precedent, communicating to neighborhoods in the future that such agreements are worthless and will be set aside despite the negative impact.

I hope you and the rest of the Zoning Board will protect the interests of the single family home owners of the neighborhood, who look to you to protect our neighborhood, our quality of life, and the value of the single largest investment in our lives – our homes.

BZA
Case No. 17055
Exhibit No. 64

Sincerely,

J. Harley Walsh

Cc: Chevy Chase Advisory Neighborhood Commission
Knollwood Neighbors

Board of Zoning Adjustment
District of Columbia
CASE NO. 17055
EXHIBIT NO. 64