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D.C. OFFICE OF ZONING

November 15, 2006

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Board of Zoning Adjustment
District of Columbia
441 Fourth Street NW
Suite 220 South
Washington, DC 20001

Re: BZA #17521
Application of 601-645 H Street Ventures LLC

Dear Members of the Board:

My family is writing in opposition to application #17521 – the proposed mixed-use development on H Street, NE between 6th and 7th Street, NE. This is the second time we have written to the board in opposition to this proposed development. Although the developers have made some efforts to modify their project design, their latest proposal still doesn't take our community's concerns into consideration and it will have a negative effect on our family's home and surrounding community.

The setbacks affecting G Street have been adjusted; however *the distance from the development to our homes is still unacceptable*. In addition, *we have requested changes to the design and are still waiting to see these modifications*. We do not have detailed information on materials and additional uses of the extensive space facing our homes—some of these we would welcome, such as the addition of a green buffer with mature trees, and some of we would not welcome due to *serious concerns about sound, air, and heat pollution*, such as the HVAC, trash disposal, and proposed swimming pool. We believe that the developer *has not adequately addressed future parking issues* that will unquestionably affect our every day lives. The building's parking spaces will be leased, so if residents do not want to pay for parking or if non-residents are taking up the spaces, our new neighbors will be forced to park on our streets which are already overwhelmed. Without dedicated parking on our property, this project will make already difficult parking extremely difficult at all times of the day and night.

Finally, we have *concerns with construction times and construction vehicle traffic due to noise and safety issues*. We are especially concerned about this because we, like many other families in the area, have an infant baby.

In closing, we oppose this project and will remain opposed until the developer shows more willingness to work with the families who will be directly impacted by this project.

Thank you for your time and attention.

Sincerely,

151 JG for AM
Andrew Martin
630 G Street, NE

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 17521
EXHIBIT NO. 75

Board of Zoning Adjustment
District of Columbia
CASE NO.17521
EXHIBIT NO.75