

Brendan Saloner and Lindsey Murtagh
1255 I St NE
Washington, DC 20002
bsaloner@gmail.com
Lindsey.murtagh@gmail.com

September 10, 2018

To Whom It May Concern-

We have been in contact over the last month with Dominic Puchalla, the owner of 824 13th St NE, which is the vacant lot adjacent to our house at 1255 I St NE. Mr Puchalla has shared his plans to build a 2 unit flat on the lot and given us a chance to review the full building plans as submitted to the BZA. Mr Puchalla has also started to properly maintain the lot which had been previously overgrown and infested with rats and used intermittently as a dumping ground. We are aware that he needs to obtain zoning variances for the 100% lot occupancy proposed and relief from the yard and parking requirements to build the proposed structure. We have had a back and forth conversation with him in which we were able to get any questions and concerns we had with the proposed plans addressed. Dominic has been open and transparent with all pertinent information regarding the proposed construction and has pledged to continue to do so throughout the process. Since the construction would require the loss of our kitchen window along the lot line and we had concerns about reduced privacy on our patio area, Dominic has agreed to mitigate those issues at his cost in a way that is agreeable to us. Further, we raised concerns with Mr. Puchalla about potential structural impacts of new construction on the integrity of our home(e.g., the stability of our foundation). Mr. Puchalla has assured us that he is working with the appropriate engineering and architecture disciplines in order to prevent any structural damage. As of this time, we are content that our concerns with the proposed plans have been adequately addressed and support the proposed building and the granting of the necessary Zoning relief for 824 13th St NE.

Sincerely,



Brendan Saloner and Lindsey Murtagh
Owners of 1255 I St NE
Washington, DC 20002