

October 15, 2019  
1428 S Street NW  
Washington, DC 20009

Board of Zoning Adjustment  
441 4th Street, NW / Suite 210S  
Washington, DC 20001

**Re: BZA Application of Joyce Cowan – 1436 S Street, NW**

Dear Members of the Board,

My name is Edward Downs. Since 1983, I have lived at and owned 1428 S Street NW which is located near 1436 S Street, NW.

In addition to living in the immediate neighborhood for 36 years, I have also been a Realtor in DC for 30 years. In this professional capacity, I have had the unique perspective of seeing how our city's various neighborhoods grow and flourish, and specifically what kinds of projects do or don't contribute to a neighborhood's success.

I am writing to give my support for this BZA Application. I have met with the Applicant, Joyce Cowan, to discuss the project. I understand that she is requesting special exception approval from the Board of Zoning Adjustment in order to construct a partial second story addition on the top of her existing garage/studio and use it as a second principal dwelling unit.

As a neighbor and a real estate professional, I see the proposed project and special exception requests as being completely reasonable.

The addition fits within the character of the alley and will not adversely impact my property. In fact, I believe that such an addition will enhance the ambience of the alley and surrounding neighborhood, and will probably set a new standard for quality of construction and quality of design in our immediate area. I appreciate Ms. Cowan taking the time to answer my questions and I am in support of this BZA Application.

Thank you for your time and consideration.

Sincerely,



Edward K. Downs

Board of Zoning Adjustment  
District of Columbia  
CASE NO.20138  
EXHIBIT NO.30