

APPELLANTS' EXHIBIT C

Text of June 2, 2026 email from Spring Valley neighbors to Kevin Kehoe

Dear Kevin,

I am writing as your next door neighbor and on behalf of our nearby neighbors on Tilden and in Spring Valley, all of whom are concerned about your plans to build an 8,000 square foot house at 4823 Tilden, and more specifically, to extend it 15 feet forward from the existing front setback. This setback is incompatible with a 75-year old streetscape established for the entire block. This streetscape contributes significantly to the appeal of the entire block and therefore the value of existing properties. And because Tilden Street is an entrance into Spring Valley from Massachusetts Avenue, any change of this significance also impacts the neighborhood at large.

We understand that a building permit has now been issued, which authorizes you to move forward with construction. We believe that this permit was issued in error and that a nonconforming corner property cannot be used to establish your front setback.

The corner house in question did not when it was built, nor does it now, define the block's streetscape. The plans for your property show no acknowledgement of its setting in the middle of the block and will permanently change the feel and character, not only of the block, but the larger neighborhood.

We are writing to ask you to modify your plans by moving the house back in alignment, or more in alignment, with the existing setbacks on the block. We understand there is a heritage Tulip Poplar in the back yard, but we are confident that the block's streetscape can be honored while also addressing this concern.

We want you to be aware that an appeal of the permit will be filed with the Board of Zoning Adjustment to preserve the neighborhood's interests and pursued further if necessary. This issue of course has neighborhood-wide implications and many other of our Spring Valley neighbors are interested.

It is our hope that we can find a non-adversarial pathway that addresses both your interests as a developer and those of the residents of this neighborhood. We further request that you defer any demolition and excavation to allow us to explore a resolution.

Sincerely,

Frank Moore, 4815 Tilden (202-640-8392)

Kathy Knauss, 4815 Tilden

Caroline Moore, 4815 Tilden

Richard Battista, 4800 Tilden

Kathleen Battista, 4800 Tilden

Lydia Hornbaker, 4801 Tilden
Cecil Hornbaker, 4801 Tilden
Cassie Furgurson, 4812 Tilden
Paul Hanle, 4816 Tilden
Joan Burroughs, 4816 Tilden
Peter Cole, 4822 Tilden
Eva Cole, 4822 Tilden
Scott Sonntag, 4830 Tilden
Mary Lynn Sonntag, 4830 Tilden
Stuart Landin, 4838 Tilden
Jonathan Landin, 4838 Tilden
Hillary Thomas-Lake, 4841 Tilden
Eric Tracy, 4851 Tilden
Catherine Tracy, 4851 Tilden
Rob McCulloch, 4739 Tilden
Mary Alice Kleinjan, 3914 49th
John Xanthos, 3920 49th
Chris Walker, 4010 48th
Collin Odell, 4004 48th
Alex Stoddard, 3900 48th
Lisa Stoddard, 3900 48th
Fady Zeidan, 3915 48th
Aida Zeidan, 3915 48th
Jim Sciutto, 4901 Tilden
Gloria Riviera, 4901 Tilden
Bill Iverson, 4906 Tilden
Susan Iverson, 4906 Tilden
Patricia Matticola, 4907 Tilden

Anne Harrison, 4918 Tilden
Norman Harrison, 4918 Tilden
Thomas Harrison, 4918 Tilden
JP Harrison, 4918 Tilden
Caroline Harrison, 4918 Tilden
Joan Roberts, 4924 Tilden
Steven Harris, 4930 Tilden
Cynthia Harris, 4930 Tilden
Mike Tongour, 4937 Tilden
Lalie Tongour, 4937 Tilden
Stella Tongour, 4937 Tilden
Alec Tongour, 4937 Tilden
Joan McEntee, 4000 Fordham
Christopher Wall, 5026 Tilden
Robert Marsteller, 5142 Tilden
Maralyn Marsteller, 5142 Tilden
Linda Chandler, 5154 Tilden
Pat Keough, 5154 Tilden
Erna Kerst, 3906 47th
Chris Unger, 4809 Upton
Katherine Unger, 4809 Upton
Sarah Lengauer, 4810 Upton
Catherine Ratelle, 4810 Upton
Toby Mensforth, 4815 Upton
Georgette Blake, 4815 Upton
Steve Kroll, 4718 Upton
Amy Kroll, 4718 Upton
Kathleen Norris, 4841 Rodman

Jeff Norris, 4841 Rodman

Casey Norris, 4841 Rodman

Jack Norris, 4841 Rodman

Alison Siciliano, 4809 Quebec

Stuart Siciliano, 4809 Quebec

Richard BenVeniste, 4935 Quebec

Donna Grell, 4935 Quebec

Beverly Jones, 4962 Quebec

Jim Townsend, 4980 Quebec

Joan Townsend, 4980 Quebec