

Dorothy Davis
DC ACORN
Testimony in Support of the Campaign for IZ's Proposal
Case Number 04-33
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Good Evening, my name is Dorothy Davis I've been living at 1657 Trinidad Avenue NE for the past three years and I've lived in DC for the past twenty years I've also been a member of ACORN for four years. ACORN is the country's largest organization of low to moderate-income people- We have offices in 95 cities and have been in DC for 13 years

One reason that Mandatory Inclusionary Zoning would be especially important for my neighborhood is because the area is really growing, and if the neighborhood is growing it needs to grow for the people who need it most Now everywhere you go new condos are popping up- there are two bedroom condos in my neighborhood that are going for up to \$200,000 My neighbors can't afford that.

In the past year or so ACORN has gone after various developers-who were pushing out people that lived in Co-Ops so that they could sell the houses at market value and try to get around the tenants right of having first refusal. There are also a lot of developments coming up that takes places like the Boys and Girls club and the Children's Museum and turns them into condos.

The children's museum was only ten minutes away from my house, the one that my 9 year old granddaughter has always enjoyed and it is being turned into condos I'm quite sure that developers are making a lot of money, sometimes they even get incentives and breaks from the government But when are they going to start giving back to us? They owe us

No one is going to know that I live in a \$100,000 condo and someone else lives in a \$200,000 condo. And no one really cares, what's important is to have somewhere to live If people have this opportunity they will be able to provide for their families

You have to have money, a job, and a decent place to live If you have that, there's a better chance that your family will stay together. If people are educated and have the opportunity they will maintain their property, because they will want to take care of their homes We aren't asking for a hand out- we are asking for a helping hand and we WILL pitch in

We need to stop labeling people I used to clean homes for rich folks in southern Maryland, and lots of folks kept their homes terribly. But I know that my apartment is so clean even the president would feel comfortable.

It is important to have multicultural neighborhoods, so that we can learn about each other instead of making assumptions about each person's character

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Also, it's important that if we are going to continue to let developers make money off of us, and build condominiums, there needs to be strong laws so that developers put some units in place for low and moderate income families.

ACORN members went to developer's offices and demanded they share their profits with the community, instead of just pushing people out. Some of these co-ops are filled with seniors and people that are disabled. Because there aren't laws on the books to protect us, we had to push these developers.

We were promised on-site affordable units by developers who had formerly bulldozed co-ops. We had some developers agree to build the units, but most of them asked us where we were before they broke ground.

We have always been in the community but we weren't at their bargaining table because we aren't invited to those kinds of things.

This policy will help because there will be a law on the books and they will know that there is a uniform standard for them to meet to hold developers accountable. Thank you for your time and please pass the DC Campaign for Mandatory Inclusionary Zoning's proposal.