

**GOVERNMENT OF THE DISTRICT OF COLUMBIA  
Dupont Circle Advisory Neighborhood Commission 2B**



**Comments by ANC2B Vice-Chair – Zoning Remapping Initiative, April 28, 2008**

Good evening Chairman Hood and Zoning Commission members. My name is Curtis Farrar, and I am Vice-Chair of Advisory Neighborhood Commission 2B. I am representing the ANC in place of its Chair, Ramon Estrada, who is out of the city because of a family emergency.

In October 2007, ANC2B voted unanimously to support this initiative and to be a co-sponsor. We believe that the proposed zoning change with its reduction of future heights and density will help protect the existing character of this fragile two- and three-story row house neighborhood and bring the zoning of the area under review into alignment with actual land use and with the land use policies stated in the 2006 DC Comprehensive Plan. Much of the housing stock in this area is well into its second century of use. It has remained remarkable intact, and it requires this additional measure of land use control if its generally low scale is to be preserved.

As you know, much of the area north of O Street NW, between 14<sup>th</sup> and North Capitol streets, was rezoned R-4 during the 1970s, a category that has helped it retain its residential character and the unique architectural contribution it makes to our city's landscape. This category has allowed the expansion of residential dwellings by the creation of English basement units. ANC2B hopes that the Zoning Commission shares our view that R-4 does not place burdensome restrictions on row house owners in our neighborhood and that you will move quickly to implement the recommended changes.

Thank you for this opportunity to comment.

A handwritten signature in black ink that reads "Curtis Farrar".

**ZONING COMMISSION**

CASE No. 07-34