

Please File with
Zoning Commission
Zoning Rewrite Case

City Wide Rezoning Case

April 27, 20014

Dear Members of the Zoning Commission,

I am Kathryn Eckles. I have lived at 1524 T St. in a two story house for 41 years and for almost that long I have enjoyed gardening in my back yard which is 18 feet wide. My zoning is R4. Most of Dupont Circle is R5B and their yards are also typically 18 feet wide. Because of good sun exposure my garden has flourished. From the crab apple I planted I make jam and spiced apples which I share with friends. As well as clematis and roses I've grown blueberries, raspberries, Concord grapes, and strawberries.

My wonderful neighbors the Jones who lived adjacent to the east raised pole beans, collard greens, tomatoes and squash. Our gardening depends on light from both east and west. These proposals would encourage people to expand the backs of their houses considerably for an extra apartment. The shadows resulting would be disastrous for me and others who enjoy raising flowers, fruits and vegetables. Loosing light on just one side would spell and end to my fruits and flowers.

I thought the city was supposed to become green and promote sustainability. All this does is encourage rich people to buy houses and build extensions in back yards. Who is to check that a new "apartment" built with bonus lot occupancy, is actually rented out and not simply used as extra living space by the owner? Zoning enforcement is laughable in the city and the extremely rare times when a malefactor is discovered all that happens is he goes before the BZA which rules in his favor and legitimizes the offense. A Special Exception, I've found, is an automatic pass through. I have testified against converting housing in the SP zones, housing being the basic right there but office conversion always won in BZA hearings. With this proposal we would see a dramatic erosion of light and air which is essential to raising plants.

This proposal is completely contrary to the city's campaign to promote ground water absorption. By retaining open space in back yards the city prevents sewer run off from debouching human waste into the Potomac and Anacostia Rivers.

Yours truly,

Kathryn A Eckles

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ZONING COMMISSION
District of Columbia
CASE NO.08-06A
EXHIBIT NO.727