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D.C. OFFICE OF ZONING

Dear DC Zoning commission,

2015 JAN 29 AM 11:03

I live at 413 Randolph St NW (Petworth) for 14 yrs, long before it was the hot spot it has seems to become My home, is my 101 yr old pride and joy and a tangible reflection of my accomplishments On my ONE block there are 5 (one new one was added in the last week) pop ups and one renovation The Current situation on the 400 block of Randolph St NW is there are 4 dumpsters that remain on the block 24/7, so they are taking up parking spots In addition to the dumpsters they construction company has been given no parking signs, so there is now limited residential parking 7am – 7pm 6 days a week As a resident if I get home after 5 00pm I have to park around the block. One night I had to park 3 block away and walk in the dark! Who is looking from the high level impact on a block, a neighborhood and the infrastructure? When this work is done there will be 5 pop ups IN ONE BLOCK Where there once was (5) ONE families homes there will now be 16 families

My home is a semi detach next to 415 Randolph ST NW which was purchased by a Brian Athey owner of congressional capital They currently under their 2nd stop work order, but they intend to convert the one family home into a 4 unit (2 bed, 2bath) condo In the middle of the block

The first stop order was issued b/c the company was demolishing 415 without any proper tenting It took many calls on my behalf to have the site evaluated and a stop work order was issued b/c of improper lead containment As a recent cancer survivor this was a big concern to me Dust all over my home porches, front and back yards, all my tomatoes plants, rosemary and other eatable plants

The 2nd stop work order has now been issued b/c of scope creep They misrepresent the landscape of my home on their architectural plans

My home is a semi detached they said it was attached, at the construction companies own admission they intend to bring their building within an inch of my home and infringe on my property line They are in violation of rule number 11-405, so they must put the side wall back Without notice the company began work, they performed underpinning to my home without a permit or my permission The deadbolt lock to my backdoor no longer aligned b/c the home had shifted The construction Company had to send a contractor over to make the fix immediately I now have cracks in the back outside wall of my home that have seeped into the interior wall of my kitchen My quaint neighborhood has turned into the wild wild west I'm now tasked with countless hours and cost to protect my home My home owners insurance has made it clean insurance does not cover poor workmanship or foundation movement I would like to support the proposed option 2

Many developers have argued they are providing adorable housing, but we know this is not true 4 blocks from my home on Georgia Ave on top in 2012 Park Place was built (<http://www.parkplace-dc.com/>) they were condos that could not sell and now are apts On top of the new Safeway (<http://swiftpetworth.com/>) are also apts and one block down condo are being built

I beg you to at least put a moratorium until this issue can be evaluated and a solution is created that allows the zoning rules to catch up with this modern day phenomenon

Pamela Lloyd

ZONING COMMISSION
District of Columbia

CASE NO. 14-11

EXHIBIT NO. 164

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CASE NO. 14-11
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