

Date March 11, 2015

Mr Anthony J Hood
Chairman
Zoning Commission for the District of Columbia
441 Fourth Street NW, Suite 2105
Washington, DC 20001

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Re Zoning Commission Case No 14-20, Map Amendment for Square 1070

Dear Chairman Hood and Members of the Commission

I write in support of Zoning Commission Case No 14-20, Map Amendment for Square 1070, to change the zoning from C-2-A (commercial) to R-4 (residential) for fourteen lots (Lots 38, 39, 73-76, 80-86 and 94) within the northwest portion of Square 1070. I am a neighbor of the area at issue in this case.

The proposed Map Amendment change is in the best interests of the neighborhood. The current C-2-A (commercial) designation for the northwest portion of Square 1070 is not consistent with the residential nature of the rest of our neighborhood. In contrast, the proposed Map Amendment is consistent with the 2006 Comprehensive Plan. See Office of Planning Setdown Report, dated November 28, 2014. The proposed Map Amendment will preserve the integrity of this residential neighborhood and is supported by the Capitol Hill Restoration Society (CHRS). See Letter in Support from CHRS, dated December 8, 2014. The proposed Map Amendment will maintain the scale and density compatible with this neighborhood and is supported by ANC6A and the residents of the impacted properties. See Cover Letter and Statement in Support from ANC 6A, dated October 14, 2014, Petition in Support from Homeowners on Square 1070.

The zoning for the northwest portion of Square 1070 needs to be corrected and I support the proposed amendment.

Sincerely, Christopher Copetas

Name Christopher Copetas

Address 1618 A Street NE

Washington DC 20002

ZONING COMMISSION
District of Columbia
NO. 14-20
EXHIBIT NO. 44
ZONING COMMISSION
District of Columbia
CASE NO. 14-20
EXHIBIT NO. 44