

1919 Gallows Road
Suite 1000
Vienna, VA 22182

P 703 442 4300
F 703 288 4260
RegencyCenters.com



October 7, 2019

Chairman Anthony Hood
Zoning Commission of the District of Columbia
441 4th Street, NW
Suite 200S
Washington, DC 20001

Dear Chairman Hood,

On behalf of FW DC-Spring Valley Shopping Center LLC, the owner of the historic Massachusetts Avenue Parking Shops (Square 1499, Lots 802 and 803), I wish to submit this letter in support of Valor's proposed development in Zoning Commission Case No. 19-10. We have been the proud owners of the above-referenced shopping center since 2005, and take seriously the responsibility we have to care for this important designated historic landmark. As we see it, the Valor proposal presents a great opportunity to take advantage of unused density on our site that may never be utilized in order to restore a full-service grocery store to the larger commercial center that exists on both sides of Massachusetts Avenue. It also provides an opportunity to provide additional housing which will help new and existing businesses thrive. The Massachusetts Avenue Parking Shops, a designated District Landmark and property listed on the National Register of Historic Places, has served the Spring Valley and AU Park communities since the 1930s, and we intend to maintain it so that it can continue to serve these communities for many decades to come. As you can imagine, operation of a heavily-trafficked 1930s era shopping center comes with several unique maintenance challenges that are oftentimes more costly than maintaining a similar shopping center built more recently. The Valor proposal will greatly assist us in maintaining the historic integrity and long-term viability of the Massachusetts Avenue Parking Shops such that we can continue to offer the diverse and high-quality retail experience the community has come to expect.

Respectfully,

A handwritten signature in black ink, appearing to read "Krista Di Iaconi".

Krista Di Iaconi
Senior Vice President