



Miles Memorial Christian Methodist Episcopal Church  
501 N Street N.W. Washington, D.C. 20001

Monday, March 23, 2020

To the Zoning Commission:

I wish that you are healthy and as prosperous as your soul allows in these uncertain, perilous, and pestilent times. God is able to protect us during these times of the Corona virus; this too shall pass. As requested, I invited Rev. Graylen Hagler and even my Presiding Elder, Pastor Kevin J. Agee to aid in achieving a good neighbor solution. Yet, there remain two differences at hand:

*The difference between Temporary and Permanent.* MidCity Corporation and Miles Memorial CME Church/First Rising Mount Zion Baptist Church proposed much but reached no agreement. MidCity increased their temporary solutions while the churches remained firm on permanent solutions. Here is my proposed compromise: Mid City split its extra 40 parking spaces at 1200 5th street between the two churches thus reducing the churches' original request of 100 parking spaces. The need is for limited hours on Sunday, special events, and 3-5 parking spaces during the week. This ensures that our future has some permanent and is as long as our past.

*The difference between Current and Future low income.* At our last meeting, Chairman Anthony Hood's indicated his issue with affordability. The difference between low income residents removed from 1200 5th street and the low-income residents of the 363-unit building is significant. The DC Office of Planning website indicates, "In the 2010 American Community Survey (ACS), Black median household income was 61.5 % (\$37,430) of the median household income for the city (\$60,903)." There is no reason to believe that the facts have changed but are probably worse. Earlier this year, at the DC City Council Public Roundtable held by the Committee on Housing and Neighborhood Revitalization, Councilperson Elissa Silverman stated that there we are "deliberately abandoning our most vulnerable residents." While this quote was directed at the DCHA, I observe similarities in this project. Here is my proposed compromise: let the 12% low income requirement reflect the same income of those removed from the building (between 20% and 30% AMI). Otherwise, the new building changes the character, longevity and trajectory of the current neighborhood. This low-income adjustment will ensure our presence as a church and a people in the future neighborhood.

These compromises will move the proceedings from deal breakers to good neighbors. In our present times let alone our future, who knows how public transportation, bikes, and scooters will fare? Due to this, the church needs a sense of permanence. With that, we are friends of all projects that provide permanence for current residents while providing the new. We seek the peace of the city. This spirit of peaceful compromise will make our city great, diverse, and unified.

With best regards,

Pastor Juliano A. Andujo

**Rev. Juliano A. Andujo, Senior Pastor**

Rev. Kevin Agee – Presiding Elder, Washington/Virginia District

Rt. Rev. James B. Walker, Presiding Prelate – Seventh Episcopal District

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ZONING COMMISSION  
District of Columbia  
CASE NO.19-16  
EXHIBIT NO.79