

Mr. Fred Hill
Chairman
D.C. Board of Zoning Adjustment
441 4th St. NW, Suite 200S
Washington, DC 20001

Re: Board of Zoning Adjustment Case No. 19733 – Special Exception
Application – **ANC 8E Commissioners Letter in Support**

Dear Chairman Hill and Members of the Board:

On March 5, 2018 and April 2, 2018, Advisory Neighborhood Commission 8E received presentations from Terrace Manor Redevelopment LP (the “Applicant”) regarding its proposed Special Exception application for the property located at 3341–3353 23rd Street SE, 2276 Savannah Street SE, and 2270–2272 Savannah Street SE (the “Property”). The Applicant is seeking approval under Subtitle B Section 421 of the Zoning Regulations to develop a new multi-family development at the Property.

Like the rest of ANC 8E, I have anxiously awaited the redevelopment of the Property, which is currently the site of the dilapidated Terrace Manor Apartment complex that has long been in a state of disrepair under the prior owner. We note that the former residents of the Terrace Manor Apartment complex are supportive of this project and that they are currently living in other buildings that are owned and managed by the Applicant in the surrounding area.

I support the project and believe that the area schools can accommodate the number of students expected to live at the project, and that the streets, recreation, and other services are adequate to accommodate the project’s residents. Additionally, I believe the project, including the site plan, building appearance, amount of parking provided, and landscaping provided will be a significant benefit to the community. We also believe that the creation of approximately *118-128* new affordable housing units will provide benefits to our community.

Accordingly, we fully support the Applicant's proposed project and we ask that you approve BZA Application No. 19733.

Thank you for your attention to this matter.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "M Watts". The signature is written in a cursive, flowing style.

Monica Watts

SMD 8E03