

Cochran, Patricia (DCOZ)

From: Miranda Chien-Hale <mchienhale@gmail.com>
Sent: Thursday, October 22, 2020 8:29 PM
To: DCOZ - ZC Submissions (DCOZ)
Subject: 20-18: Testimony for 1319 South Capitol

CAUTION: This email originated from outside of the DC Government. Do not click on links or open attachments unless you recognize the sender and know that the content is safe. If you believe that this email is suspicious, please forward to phishing@dc.gov for additional analysis by OCTO Security Operations Center (SOC).

Dear Commissioners,

My name is Miranda Chien-Hale and I live in Southwest Washington, DC. I have been a resident in SW for three years and have lived in DC for more than 5 years. As an active member in my community, I have become deeply concerned by the rate of gentrification in the City and in SW DC in particular. **I strongly oppose the 1319 S. Capitol project as-is on the grounds that it does not meet the goals of the Southwest Neighborhood Plan (SWNP).**

Rapid development across the city is worsening the housing crisis, driving up rental rates, and exacerbating displacement of long term residents. According to DC Office of Planning documents, SW has experienced the following demographic shifts since 2000.

- 2000-2015: **median income level increases 117%**
- 2000-2017: **White population increases from 24% - 52%; Black population decreases from 67% - 40%.**
- Most of the **new residential buildings** have primarily consisted of **market rate 1BR units** attracting more young professionals

Given these recent, striking, and disturbing changes in community composition, we need to do more to actively ensure the implementation of the SWNP. One of many aims of the SWNP **that will simply not happen if we continue with business as usual** -- "Southwest will remain an exemplary model of equity and inclusion - a welcoming and engaged community that celebrates and retains a mix of races, ages and income levels and enhances well-being for all amidst neighborhood growth and change."

I urge the Zoning Commission to help the SW community ensure that all projects, including 1319 S. Capitol, are designed in line with the goals of the SW Neighborhood Plan. **We must acknowledge and actively resist the development and gentrification pressures that threaten our most economically vulnerable residents.** Please help us in SW continue to thrive as a community that retains a mix of races, ages, family-sizes, and income levels by opposing developments like 1319 S. Capitol without an even breakdown between market-rate units, workforce units, and deeply affordable units.

Thank you,

Miranda Chien-Hale
SWDC Resident