



Deanwood Community Association

July 12, 2024

Washington Metropolitan Area Transit Authority (WMATA)

Mr. Randy Clarke

300 7th St SW, Washington, DC 20024

Subject: WMATA Deanwood Metrorail Map Amendment (Supplemental Letter)

Dear Mr. Clarke,

The Deanwood Community Association (DCA) is writing this supplemental letter to express support for WMATA's amendment to the Zoning Map of the District of Columbia (the "Zoning Map") to rezone the Deanwood Metrorail Parking Lot property from existing PDR- 1 and RA-1 zones to MU-5B zone on the following Deanwood community preferences:

1).DC Public Library (DCPL) - WMATA to work in collaboration with DCPL and the Deanwood community to realize a full scale DCPL Deanwood library branch which has dedicated funding of over \$20 million from the city.

2).Housing - We want to make it absolutely crystal clear this community does not want affordable housing at the site. The community has a strong preference for more market rate housing to attract residents who will in turn attract high-quality retailers and more diverse economic opportunities.

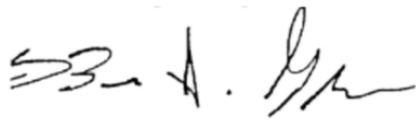
3). Mixed Use Density and Transit Oriented Development - We are emphasizing the community's priorities which were documented in multiple engagement formats for more-dense, transit oriented development next to the station including a full-service grocery store and for WMATA's selected developer to use dedicated sources of funding from the DC Government Office of the Deputy Mayor for Planning and Economic Development (DMPED) for the attraction of a grocery store at the site. And to follow the Deanwood Area Plan, specifically for the Deanwood Metro Station, which calls for additional mixed-use development consisting of medium density housing and low-density neighborhood commercial uses in the vicinity of the Deanwood Metro station that will serve both Metro commuters and residents.

Above all, the community is pressing on WMATA and its' selected developer for the site to continue to be consistent with the goals of the District of Columbia's 2021 Comprehensive Plan Update, the 2008 Deanwood Strategic Development Plan, the Nannie Helen Burroughs Corridor Small Area Plan and work with all stakeholders in these various city planning documents which the Deanwood community provided input, guidance, and feedback.

Community Advisor in the RFP Process - We want to make sure the community drives the development agenda during the RFP selection and pre-construction process to ensure maximum benefits for the community. Therefore, we want to serve as an advisor along with ANC 7C for those conversations as this project evolves and will look forward to regular updates to see how the feedback from the community figures into the evolving plans to make sure that developments reflect community input and ensure developers are held accountable. Ultimately it is the community that has the interest of Deanwood and can guide WMATA and its development partners to solutions that are in the interest of the community as well as WMATA.

We eagerly look forward to collaborating with WMATA and other stakeholders to ensure that this project reflects the priorities of our community. The DCA appreciates WMATA's outreach to the Deanwood community regarding the overall ongoing joint development project proposed at the Deanwood Metro station and we explicitly expect this outreach and engagement from the final developer of the site as well.

Regards,

A handwritten signature in black ink, appearing to read "Brian Glover". The signature is stylized with a large "B" and a long horizontal stroke.

Brian Glover

President Deanwood Citizens Association