

Cochran, Patricia (DCOZ)

From: M Lee <mblee1962@gmail.com>
Sent: Tuesday, October 14, 2025 7:51 PM
To: DCOZ - ZC Submissions (DCOZ)
Cc: ANC 5C Office (ANC 5C); ward5contact@dccouncil.gov
Subject: Letter in opposition to ZC 24-11

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Dear Chairperson and Members of the Zoning Commission,

I am writing as a concerned resident of Ward 5 to express my strong opposition to the proposed rezoning by Douglas Development that would convert a substantial portion of New York Avenue NE—between Montana Avenue and Bladensburg Road—to industrial use.

This proposal directly threatens years of community-driven planning and visioning for a vibrant, mixed-use, and walkable neighborhood at the Montana Triangle. The community has long envisioned this area as a place where residents can live, work, and shop—contributing to a healthier, more livable city. Reverting this area to industrial zoning undermines this shared vision and reverses progress toward sustainable urban development.

Ward 5 already bears a disproportionate burden of industrial activity and environmental harm. We have the highest concentration of warehouses in the city and suffer from elevated levels of air and noise pollution—much of it stemming from heavy-duty truck traffic along the New York Avenue corridor. Rezoning additional land for industrial purposes will exacerbate these problems, further endangering the health and quality of life of nearby residents.

This is not merely a zoning issue—it is a matter of environmental justice, public health, and respect for community-led planning. The residents of Ward 5 deserve clean air, accessible green spaces, and safe, pedestrian-friendly neighborhoods—not more truck traffic and industrial blight.

I urge the Commission to reject this rezoning proposal and instead support development that aligns with the community's long-standing goals: a mixed-use, inclusive neighborhood that prioritizes livability, sustainability, and equity.

Your consideration in denying this proposal based on the above is greatly appreciated.

Sincerely,
Marcia Lee

