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## Opposition to Zoning Commission Case 24-11

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From jacquelynct@gmail.com <jacquelynct@gmail.com>

Date Tue 9/9/2025 11:53 AM

To DCOZ - ZC Submissions (DCOZ) <DCOZ-ZCSubmissions@dc.gov>

Cc VJ Kapur <vj@vjkapur.com>; Lindsay Knudsen <lhartknudsen@gmail.com>; Katherine Brown <Katherine4980@gmail.com>

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Dear Members of the Zoning Commission:

I am writing in opposition to Case No. 24-11. For more than two decades, this corridor has been envisioned as a vibrant mixed-use neighborhood—one that fosters housing, retail, and community-serving amenities while better connecting the Arboretum neighborhood with Ivy City and other parts of Northeast DC. Changing course now undermines that long-standing vision and jeopardizes the opportunity to create a more livable, connected, and inclusive community.

Prioritizing new warehouse and industrial uses in this area will not only sideline much-needed housing and retail opportunities for a generation, it will also have a chilling effect on neighboring development. Instead of building momentum toward a thriving mixed-use corridor, this shift would set back efforts to integrate neighborhoods and promote equitable growth.

Furthermore, directing additional warehouse/industrial activity here will have spillover consequences for nearby communities such as Ivy City, which have long borne the disproportionate burden of heavy traffic, environmental impacts, and incompatible land uses. Expanding those challenges undermines both quality of life and the District's stated goals for sustainable, equitable development.

The District has already invested decades of planning toward realizing a connected, mixed-use future for this corridor. Residents, businesses, and community partners have aligned around this vision because it offers the best chance to strengthen neighborhood ties, deliver housing and amenities, and support the long-term vitality of Northeast DC. Abandoning that vision now would be a serious mistake.

For these reasons, I respectfully urge the Commission to reject Case No. 24-11 and reaffirm the commitment to a mixed-use neighborhood that advances housing, retail, connectivity, and equitable growth.

Thank you for your consideration.

Sincerely,

ZONING COMMISSION  
District of Columbia  
CASE NO. 24-11  
EXHIBIT NO. 45

Jacquelyn Akines

Ward 5 Resident