

Chairman Anthony Hood
DC Zoning Commission
441 4th Street NW, Suite 200-S
Washington, DC 20001

Re: Zoning Commission Case No. 24-15, 901 Monroe Street LLC

Dear Chairman Hood and Members of the Zoning Commission,

As a proud business owner located on 8th Street and Monroe Street NE, I am writing to express my support for the proposed 901 Monroe Street development project. This project represents an opportunity to further contribute to our local economy, enhance the livability of our neighborhood, and foster an even more vibrant commercial corridor in the Brookland community.

The additional residential density proposed for the 901 Monroe project is welcome. Our businesses rely on consistent foot traffic and the infusion of new residents living just steps away and will provide exactly that. With more people living nearby, we can anticipate an uptick in daytime and evening activity, which is essential for the long-term health and sustainability of retail and service providers along both 8th Street NE and Monroe Street NE.

This project will help activate an already well-situated vacant lot in our neighborhood steps away from the Brookland Metro and my business. The current momentum we've seen in Brookland over the past decade, from the Arts Walk to new and established small businesses, has shown that thoughtful development and increased residential presence create a dynamic, walkable environment that benefits everyone. The 901 Monroe development is a continuation of this positive trajectory.

It is also important to recognize that sustainable retail depends on a stable and diverse customer base. Projects like 901 Monroe can assist us in planning for the future, expand services, and hire more staff, ultimately reinvesting in the community we have served for over 26 years.

I support the Zoning Commission in approval of this project. The benefits of improved pedestrian activity, and long-term retail sustainability are aligned with the goals of a thriving urban community. As a business owner and resident for over 40 years on 8th Street NE, and family history on 8th for 20 years more, I know that Brookland has always been a special place, and with projects like 901 Monroe, it can continue to grow in ways that are inclusive, vibrant, and supportive of other small businesses like mine.

Thank you for your time and attention,



Owner, Excel Pilates DC

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