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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 Mr. Hood,

I hope this note finds you well. It has been a long time since I have had the pleasure of communicating with you or seeing you. This will serve as a letter of support for the 901 Monroe Street PUD. As you know, I have been involved in the revitalization of the Brookland/Edgewood community since 1986. I founded Dance Place in 1980 and operated my organization in the Adams Morgan Community from 1980 - 1985 at 2424 18th Street NW. When our building was sold and the rent quadrupled I decided to find a building to buy which led me to 3225 8th Street NE. I served as the Director of Dance Place from 1980 - 2017. I have also owned two row houses in Brookland, one at 725 Kearney Street NE which I owned from 1988- 2021 and 3220 8th Street NE purchased in 2002 which I still own. I have enjoyed being a part of the revitalization of Brookland. I have appreciated the Horning and Menkiti companies and support their Planned Unit Development for 901 Monroe Street NE. While it is often difficult to face changes in our neighborhoods, some that we don't agree with like the change of 8th Street to a one way making it more difficult to reach Dance Place and my property. We all have to understand that the city often makes decisions for the greater good of our neighborhood.

I have had the pleasure of knowing the founders of both the Horning and Menkiti companies. I believe that both organizations have the best interest of the neighborhoods in which they develop properties. We are all aware of the housing shortage in DC. The 901 Monroe Street PUD will help alleviate some of the housing shortage in Brookland. Our neighborhood has become a wonderful place to live, work, enjoy art, raise children, attend school and be part of a caring diverse community. The 901 Monroe Street housing development will allow more people to enjoy living in Brookland right across from the metro. Having this large empty lot in the center of Brookland across from the metro has been a waste for our neighborhood and our city. Both the Horning and Menkiti companies were very supportive of Dance Place during our development and capital campaign providing leadership, encouragement and support. They truly care about Brookland and I am sure that if this PUD is approved they will assure safety and concern for our community throughout the construction period and will find appropriate tenants to occupy the apartment and facility.

Thank you for considering my opinion. Should you need anything further from me do not hesitate to contact me.

Warmest regards,

Carla Perlo