
Letter in support of 25-09

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

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Hello,

As a current resident of Cleveland Park who lives adjacent to the proposed zoning, I am writing to inform DCOZ of my full support in this effort.

Cleveland Park has a huge opportunity to finally utilize the untapped potential of an easily located Metro stop, proximity to Rock Creek Park, and access to the National Zoo. The artificial limitation on building higher has not only handicapped Cleveland Park's growth, but it has also sent housing costs skyrocketing to well above what is affordable for nearly any Washingtonian.

My wife and I are looking to settle down in Cleveland Park, both of us have advanced degrees and full-time professional jobs, yet the area is not affordable even for us. If we cannot settle down in this neighborhood, there is no possibility that other Washingtonians can.

If the DC AMI is \$152,000, then an "affordable" rent or mortgage is \$4,100/month. You can count the number of two-bedroom condos or apartments available in Cleveland Park under that amount on one hand. There are no detached homes in Cleveland Park valued under \$1 million. The overly restrictive zoning in Cleveland Park is part of the problem that causes DC housing crisis, and DCOZ could start fixing this problem with this zoning change.

More homes, more neighbors, and more Washingtonians are good, and we should be glad that so many people want to live in our great neighborhood and great city. I, for one, am excited to welcome more housing in my community.

Thank you,
Joshua Peacock