

## Cochran, Patricia (DCOZ)

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**From:** Gary Horlick <gary.horlick@ghorlick.com>  
**Sent:** Saturday, November 29, 2025 1:29 AM  
**To:** DCOZ - ZC Submissions (DCOZ)  
**Cc:** Gary Horlick (gary@ghorlick.com)  
**Subject:** Zoning Case 25-09--Submission of Gary Horlick

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Dear Zoning Commission,

I am writing to you about the proposal to create the Cleveland Park Neighborhood Mixed Use Zone (Case No. 25-09). I was born in the District in 1947 and have lived most of my life in and around Cleveland Park. Because much of DC grew with streetcars and trams—of which Cleveland Park is one of many examples—it retains many urban villages that preserve a lot of charm, which the proposed plan would destroy. It is also essential to improve the availability of affordable housing in Ward 3. These two goals can be met together. The later auto-based development left numerous sites with large amounts of parking or open space which can be redeveloped with greater density without repeating the mistakes of the blocks of buildings lining K St, an ugly mistake not saved by cosmetic changes in buildings that still monotonously

fill the envelopes.. A good example is the site on the east side of Connecticut Avenue just below Chevy Chase Circle, with spacious plots until Morrison St, with a bank, the library, and the Safeway , all of which could be accommodated in new yet low rise buildings which could include more affordable housing while preserving the low rise charm of the historic part of that area..

Finally, the idea of 7 story buildings, with or without penthouses, in the historic areas along Connecticut Ave. in Woodley Park, Cleveland Park and Chevy Chase should be completely deleted. There is enough land elsewhere in the neighborhoods from Calvert Street up to Chevy Chase Circle, to achieve the goals. And I would think that parents would prefer not to have their children walking out the building onto a very busy street.

Gary Horlick

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