

May 29, 2018

Frederick Hill
Chairman
Board of Zoning Adjustment
441 4th Street NW, Suite 210S
Washington, DC 20001
Subject: BZA Cases #19735 and #19736 from Mi Casa, Inc.

Dear Chairperson Hill:

We are writing to express our support for Mi Casa's Homes Within Reach project, which will build two single-family homes on vacant lots in Historic Anacostia, at prices affordable DC families earning below 50% Area Median Income. LISC has worked across DC neighborhoods since the early 1980s, helping to create healthy neighborhoods that are good places to live, work, raise children, and conduct business. With the rapid increase in home values over the past decade, our work to create and preserve affordable housing is more important than ever. While our work in Anacostia began in the 1980s, our focus on the neighborhood has increased over the past few years as development has spread across the city and the potential displacement pressures grow.

Our support for Mi Casa's project, and for BZA approval of the requested variances, is based on the organizations record of delivering quality housing for lower-income Washingtonians:

- For the past four years, LISC has worked in partnership with residents and community-based organizations to develop an equitable development vision for Anacostia and its surrounding neighborhoods that includes the local community in the future of the development of the area. A major component of this vision is increasing affordable ownership opportunities for current residents. As an early participant in this effort, Mi Casa's project represents a crucial chance to eliminate blight and vacancy, and to develop architecturally consistent homes in Historic Anacostia, all while creating ownership opportunities affordable to residents currently living in the neighborhood.
- Mi Casa has a strong track record and is one of LISC DC's longest partners. From Anacostia to Ivy City, Shaw to Brightwood, we have worked with Mi Casa across the city to create affordable homeownership and to preserve affordable rental homes. They are a dependable partner and very responsive to their residents and surrounding community.
- As a nonprofit investor, we have committed financing for the whole project (1528 W Street SE and 1928 15th Street SE). It is critical that the issue facing the 1928 15th Street SE lot be resolved now so that Mi Casa can begin building both homes.

Thank you for your consideration and please do not hesitate to contact me with any questions or clarifications.

Best,



Ramon Jacobson
Acting Director
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Board of Zoning Adjustment
District of Columbia
CASE NO. 19735
EXHIBIT NO. 44