

## Cochran, Patricia (DCOZ)

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**From:** Jen <dreaming2001@yahoo.com>  
**Sent:** Monday, March 25, 2024 7:45 PM  
**To:** DCOZ - BZA Submissions (DCOZ)  
**Cc:** manorparkgroup@gmail.com; jlewisgeorge@dccouncil.gov; Brooks, Alison (SMD 4B08); Johnson, Tiffani (SMD 4B06); Reid, Robert (DCOZ)  
**Subject:** 21103 RE1-LLC - Block proposal without commercial component on Kennedy St NW

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Hello,

I am writing to ask that you oppose the 21103 RE1-LLC proposal for 1st & Kennedy Street NW, if it does not include any ground floor retail component.

My boyfriend and I have lived in DC for years, but we're new to Ward 4 and the neighborhood. We're also first time homeowners (we closed on a row house on 1st St NW in December 2023). We are still settling in, and like our neighborhood and our neighbors so far. One of the factors we were concerned about, though, was how little walkable retail the Manor Park/Brightwood Park area has, despite being relatively walkable and close to Fort Totten Metro. We were hopeful that Kennedy would be getting more businesses eventually, and thus we were concerned when we heard that a developer intended to replace nearby prime retail space with just apartments.

Thank you for your time.

Best wishes,  
Jen Cheng