

## Testimony of Cyril Crocker

GOOD EVENING. MY NAME IS CYRIL CROCKER. I AM A LONG TIME RESIDENT OF BROOLAND, MY PARENTS HAVING MOVED HERE IN 1960 WHEN I WAS IN 4<sup>TH</sup> GRADE, AND MY WIFE AND I HAVING LIVED HERE WITH OUR CHILDREN SINCE 1994. I KNOW TONIGHT'S DISCUSSION HAS TO DO WITH THE MULTIUFAMILY AND RETAIL ASPECTS OF THIS PROJECT, BUT I WOULD LIKE TO VIEW THESE AGAINST THE BACKDROP OF ONE OF THE MORE CONTENTIOUS ASPECTS OF THE DEBATE -- NAMELY THE PARKLAND

I RECENTLY REREAD CHAPTER 5 OF WHAT I CONSIDER AN URBAN PLANNING CLASSIC, JANE JACOBS' , "THE DEDATH AND LIFE OF AMERICAN CITIES" THAT CHAPTER IS ENTITLED "THE USES OF NEIGHBORHOOD PARKS" AND IT STARTS OFF BY SAYING "CONVENTIONALLY, NEIGHBORHOOD PARKS OR PARKLIKE SPACES ARE CONSIDERED BOONS CONFERRED UPON THE DEPRIVED POPULATIONS OF CITIES. LET US TURN THIS THOUGHT AROUND AND CONSIDER CITY PARKS DEPRIVED PLACES THAT NEED THE BOON OF LIFE AND APPRECIATION CONFEERED ON THEM."

HER POINT IS THAT A PARK IS NOT JUST TREES AND GRASS, PICNIC TABLES AND BALL FIELDS. WHAT MAKES A PARK VALUABLE IS ITS INTERACTION WITH THE COMMUNITY IN WHICH IT IS LOCATED. WITHOUT THIS INTERACTION, THE PARK CAN ACTUALLY BE A DETRIMENT.

I AM AMAZED EVERY TIME I SEE A SAVE MCMILLAN PARK SIGN. THERE IS NO PARK AT PRESENT THERE IS ONLY A DRAIN ON MY TAX DOLLARS AS THERE HAS BEEN SINCE THE CITY PURCHASED THE PROPERTY FOR OVER \$9 MIILLION. SOME SEEM TO THINK THAT IF ONLY THE CITY WOULD COME IN AND CLEAN IT UP, WE WOULD HAVE A WONDERFUL AMENITY. I DISAGREE, AS CURRENTLY CONFIGURED, THIS WOULD MAKE A HORRIBLE PARK. IT WOULD SERVE ONLY AS A HUGE SWATH OF LAND DIVIDING RESIDENTS ON NORTH CAPITOL STREET FROM THOSE ON FIRST ST NW. THERE WOULD BE NO ONE TO POPULATE IT FOR SEVERAL HOURS A DAY, AND AT NIGHT IT MIGHT EVEN PROVE MENACING. AS MS JACOBS POINTS OUT, FOR A PARK TO FUNCTION EFFECTIVELY, IT MUST HAVE USES AROUND IT THAT ENGENDER ACTIVITY AT DIFFERENT TIMES OF DAY. THE FACT THAT THIS SITE IS SURROUNDED PREDOMINANTLY BY RESIDENTIAL USE, W ITH ONLY INSTITUTIONAL NEIGHBORS ADDING ANY DIVERSITY BODES ILL FOR ITS VITALITY.

THIS IS WHERE WE COME TO THE PROPSD USES. INCLUDED IS MORE DENSE RESIDENTIAL, INCLUDING MUCH NEEDED AFFORDABLE AND WORKFORCE HOUSING, WITH NO DISPLACEMENT OF ANY CURRENT RESIDENTS. THERE IS ALSO <sup>GROUNDS & 01</sup> OFFICE USAGE, BRINGING IN POTENTILA USERS JUST AS MANY RESIDENTS ARE GOING OFF TO WORK ELSEWHERE THE

PRESENCE OF SENIOR HOUSING ALLOWS FOR THE PRESENCE OF PEOPLE WITH MORE LEISURE TIME WHO CAN ACCESS THE PARK MORE FREELY AND WILL FEEL SAFE DOING THAT, KNOWING THAT THERE ARE LOTS OF OTHER PEOPLE NEARBY WHO SERVE AS PROTECTORS JUST BY THEIR VERY PRESENCE. THE POTENTIAL FOR A GROCERY STORE FURTHER ENLIVENS THE AREA .

THE PROPOSED RESIDENCES AND BUSINESSES WILL GENERATE MUCH NEEDED REVENUES FOR THE DISTRICT, PROVIDE SERVICES TO THE NEIGHBORHOOD, AND CREATE THE ATMOSPHERE FOR THE EXISTENCE OF A VERY SUCCESSFUL PARK.

A handwritten signature in black ink, appearing to read "Cyril Crocker". The signature is written in a cursive, flowing style.