

## Cochran, Patricia (DCOZ)

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**From:** jessica carpenter <jlcarpenter1975@yahoo.com>  
**Sent:** Monday, October 18, 2021 3:44 PM  
**To:** DCOZ - ZC Submissions (DCOZ); NeighborsOfParkview@gmail.com  
**Subject:** Opposition to park tower (16-11)

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### DC Zoning Commission:

I am writing to share my opposition to replacing Bruce Monroe Community Park with a 9-story-plus-penthouse tower (Case 16-11). My point of view is as a long time resident (I moved to Columbia Heights in 2001) and as a local pediatrician. Columbia Heights is one of the few truly diverse neighborhoods in DC. There are all ages, races, genders and incomes represented here. I write to you primarily on behalf of the children in this neighborhood.

The city is filled with places to walk, bike and play. Our neighborhood has less safe outdoor space compared to many other neighborhoods despite having a higher than average population density. We also have several local schools with no outdoor space (e.g. Cesar Chavez - my daughter's middle school) who rely on the Bruce Monroe space to safely get their students outdoors. Bruce Monroe Park is a gem.

Getting outside, in a safe environment is not easy in this neighborhood. I speak from experience, my daughter was on the playground at the Columbia Heights rec center several years ago when she was ushered inside due to shots being fired in the park in the middle of the day. The Monroe train park is not sufficiently big to support outdoor activities for all ages and Banneker is not sufficiently close to the 14th and Harvard residents to allow for frequent use (most residents in that area walk). The kids have nowhere to go except for Bruce Monroe Park. As a pediatrician, I fear for the health of the children of this city, specifically because of a lack of outdoor space.

This neighborhood wants to support housing challenges, we do. We just don't think massive buildings without associated outdoor spaces is the way to approach the house shortage. We look down the hill of 14th street and see enormous fancy buildings with no green space and low occupancy rate and feel this is not what we want for our neighborhood. We want high occupancy of livable spaces.

The city's new Comprehensive Plan requires a thorough impact assessment -- ensuring that negative impacts on neighborhoods, transportation, environmental quality, and other issues are assessed and adequately mitigated. The DC Appeals court made clear this was not thoroughly done.

Sincerely,  
Jessica Carpenter