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July 11, 2017
4711 Windom Pl. NW
Washington, DC 20016

Members of the Zoning Commission
Zoning Commission of the District of Columbia
441 4th Street NW
Suite 210S
Washington DC 20001

Re: Case number 16-23; Proposal for Design and Review and Development by Valor Development, LLC Square 1499 Lots 802, 803, 807 in American University Park, District of Columbia.

Members of the Zoning Commission:

We are the resident owners of 4711 Windom Pl. NW, a home that is within 200 feet of the oversized building Valor Development proposes to build on the site of the old SuperFresh grocery located at 4330 48th St. NW. We are writing to register our disapproval of the proposed project.

The proposed building faces 48th Street, where it will be 6 stories in height, including the penthouse level. 48th Street is a residential Street. The additional traffic generated by the development will generate congestion and endanger both those of us who need more time to get around, and younger families with children like our neighbors. Further, the 77 dedicated parking places for the residents are clearly inadequate, and will result in parking overload on neighboring streets like ours.

The large building being proposed is out of character with the neighborhood. The proposed building is located on two residential streets. It is one building removed from a commercial street. In fact, the building is much higher than most of the commercial buildings on Massachusetts Ave. That commercial strip is a village, where the proposed project would be out of place. The building will overshadow and detract from the adjacent, historic one-story Spring Valley Shopping Center.

We are relying on the Zoning Commission to act in the interest of the residents of the neighborhood and oppose the proposed project.

We'd be happy to provide additional information.

Sincerely,



Eileen and John Verna