

July 13, 2020

Dear Mayor Bowser:

I am the president of the French Street Neighborhood Association (FSNA), which encompasses residences bounded by R Street and S Streets NW and by 9<sup>th</sup> to 11<sup>th</sup> St. NW. FSNA opposes the rezoning of 1840 7th Street, NW proposed by Quadrangle Development and Howard University.

Our opposition is based on the developer's refusal to address community concerns that should be considered in the Planned Unit Development (PUD) process. We believe the developer is choosing to forego a PUD to avoid the possibility of having it appealed and the need to make financial commitments to community nonprofits as part of a Community Benefits Agreement. Of particular concern is parking and further traffic congestion without a plan for mitigation. Refusal to exempt residents of the residential building proposed to be built on the site of the current Howard University Center for Urban Progress Building from the Residential Permit Parking program will result in a number of additional cars competing for on-street parking in an area that already has a very limited supply of on-street parking. In addition, the developer refuses to commit to expanding the northern portion of the alley between their new building and the Cleveland Elementary School so that the entire alley will be 20 feet wide. This is needed to ensure ease of access by residents of row homes on the 1800 block of 8th Street, as well as users of the garage and loading docks at the new building. This will add further congestion on our residential streets.

If the developer addresses these concerns, we would reconsider our position. And if you have any questions, you can reach me at [gailrhansen@gmail.com](mailto:gailrhansen@gmail.com) or via phone at 785-550-3454.

Best regards,



Gail R. Hansen, President FSNA

CC: Alexander Padro, Commissioner, ANCE 6E01