

## Cochran, Patricia (DCOZ)

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**From:** francisdandrea9@everyactioncustom.com on behalf of Francis D'Andrea <francisdandrea9@everyactioncustom.com>  
**Sent:** Tuesday, May 3, 2022 9:18 AM  
**To:** DCOZ - ZC Submissions (DCOZ)  
**Subject:** Support for Dance Loft PUD, ZC No. 21-18

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Dear Chairman Anthony Hood,

I wish to express my strong support for the Dance Loft on 14th Planned Unit Development, Zoning Case No. 20-18.

As a licensed architect, close to the issues of the built environment, this project is exemplary in it's addressing if the salient issues of our time: density, increased housing stock, preservation of community assets and equitable outcomes. This project aligns with the goals of the district in increasing housing stock (which is proven to be the main and most effective factor in reducing housing prices) and increasing density which in turn reduces energy consumption and emissions of greenhouse gases.

While there is opposition, some of it sincere, I believe that it is short sighted. Often "density" is framed as ruining the character of a neighborhood when it actually enhances it. This criticism is also short sighted. DC is in critical need of more housing. The best way to address that is to build as many units as possible. I respond to the criticism of this project by noting that you can't want lower housing prices while also blocking adding more housing.

I ask you to approve this proposal.

Sincerely,  
Mr. Francis D'Andrea  
405 12th St SE Washington, DC 20003-2209 francisdandrea9@gmail.com