

Cochran, Patricia (DCOZ)

From: VJ Kapur <vj4anc@gmail.com>
Sent: Wednesday, November 23, 2022 4:33 PM
To: DCOZ - ZC Submissions (DCOZ)
Subject: Letter in Opposition of ZC 22-19, 4950 South Dakota Ave. NE

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To whom it may concern:

I am writing in regard to the map amendment for the site located at 4950 South Dakota Ave. NE. I **oppose** amending the map to move this site from zone MU-3A to zone MU-7B for the purposes of building a new drive-through facility. While I would generally support increasing the allowable density here, I believe opening a new drive-through restaurant should be wholly inadmissible, and cannot support an allowance made for that purpose. I would fully support amending the map to allow for similar (or greater) density, but to a zone that does not allow for a drive-through restaurant by right.

A drive-through restaurant would harm the community in a number of ways:

- inducing new car trips, when our local and regional goals should focus on reducing car trips and reappropriating public space for safer and more environmentally sustainable transportation options
- encouraging vehicle idling while in queue and waiting for drive-through service, which reduces local air quality and increases greenhouse gas emissions, even relative to just parking a vehicle and picking up food inside
- encouraging sedentary behavior, again relative to simply standing or walking a couple dozen feet to pick up fast food
- near-term diminishing the chances of more community-enriching uses, such as building new homes to increase the customer-base in the neighborhood and reduce the cost of supply-crunched housing.

I hope the Zoning Commission will deny the application, and encourage resubmission for a different zoning designation and ultimate purpose.

Very respectfully,
Vijay Kapur
Advisory Neighborhood Commissioner-elect
Single Member District 5C07
1923 Rhode Island Ave. NE