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April 23, 2007

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Ms. Ellen McCarthy, Director
Office of Planning
801 N. Capitol Street, NE,
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Washington, DC 20002

RE: Rezoning 15th Street, SE

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Dear Ms. McCarthy:

As per request of several 15th Street residents, ANC 6B has voted to support the rezoning of the 15th Street SE commercial district from a C-2-A to R-4. This action would change 15th Street SE from a commercial zone to zoning for residential uses consistent with the corridor's designation in the Comprehensive Plan for the National Capital: District Elements as adopted by the Council of the District of Columbia:

“Action CH-1.1-B: 15th Street Rezoning: Rezone the 15th Street commercial district for residential uses, consistent with the corridor's designation on the Comprehensive Plan.”

Fifteenth Street SE was originally a commercial corridor, however the area cannot sustain itself as a commercial area any longer. All new development over the past five years has been residential. Rezoning this area to R-4 would make it fully conform to the residential (R-4) area surrounding it. For this reason, the Comprehensive Plan calls for the rezoning of this corridor from C-2-A to R-4. Development pressures require that this move ahead quickly (and not wait for the more comprehensive rezoning activity as part of the implementation of the Comprehensive Plan).

Therefore ANC 6B respectfully requests that the Zoning Commission approve a map amendment to rezone from C-2-A to R-4 the following lots in the following squares, and any and all lots located completely or partially within the existing C-2-A zone

Ms. Ellen McCarthy, Director
Office of Planning
April 23, 2007
Page 2

along 15th St, SE roughly between Independence Avenue and D Street, SE, currently surrounded by R-4 zoning.

ANC 6B at its March 13, 2007 meeting voted unanimously (9-0) to support this measure.

Sincerely,

Julie Olson
Chair
ANC 6B

Square	Lot(s)	Zoning
1059	0076, 0077, 0078, 0079, 0080	From C-2-A to R-4
1060	0046, 0047, 0048 0049, 0050, 0051, 0052, 0053, 0054, 0061, 0062, 0063, 0064, 0065, 0087, 0088, 0089, 0093, 0094, 0095, 0096, 0816, 0817, 0810, 0811	From C-2-A to R-4
1061	0820	From C-2-A to R-4
1062	0010	From C-2-A to R-4
1072	0005, 0084, 0805, 0809	From C-2-A to R-4
1073	0021, 0022, 0023, 0024, 0027, 0028, 0029, 0030, 0031, 0032, 0033, 0034, 0035, 0036, 0037, 0038, 0041, 0042, 0043, 0044, 0045, 0046, 0047, 0048, 0049, 0050, 0051, 0803	From C-2-A to R-4
1074	0021, 0022, 0023, 0024, 0025, 0037, 0038, 0039, 0040, 0085, 0086 0088, 0089, 0090, 0091, 0092, 0093	From C-2-A to R-4
1075	0106, 0809, 0810, 0811, 0812, 0813	From C-2-A to R-4