

Chris Corry
177 Hamilton St.
Providence, RI 02907
Re: Adelaide Church Rezoning

Dear Chairman and members of the Providence Zoning Board of Review,

After reviewing this proposal, while I was glad to see the preservation of the church building, most recently occupied by the Hood Memorial African Methodist Episcopal community, I was disheartened to find a lack of consideration for overall affordability or greater community benefits.

According to the 2010 Census and data from the 2012-2016 American Community Survey, the population of the Elmwood neighborhood is comprised of over 75% Hispanic and Black residents, with a median household income of \$32,300; tracking closely with the median household income of the city of Providence at \$37,400. Without specific considerations made for the majority population of Elmwood, particularly regarding affordability, the addition of 18 small and luxurious residential units will undoubtedly begin to negatively affect the incredible multicultural voice of this community.

Further, the presented floor plan is almost entirely made up of one bedroom and micro units. As can be readily seen throughout Providence today, these trendy converted spaces almost always cater to the younger professional community, with large disposable incomes. While this is obviously a lucrative opportunity for the developer, it completely excludes the possibility of folks from this part of this city being able to afford to live in this building.

There are examples of housing initiatives all across the country which affirm the notion that renovation and affordability are not mutually exclusive. One particular example is Canton Lofts in Seattle, Washington. This project has been aimed at people making the city's median income, without relying on public subsidy. It is being accomplished by paying close attention to construction costs; putting up a building with all the basics but few frills. While the challenge to strike a balance between design and affordability are real, I urge the stakeholders of this project to produce a truly equitable proposal which includes these considerations.

Finally, this current cultural moment only serves to reinforce the notion that we must prioritize and advocate for those who have been and are still marginalized by our society today. The celebrations of the many with Dominican, Puerto Rican, and Guatemalan heritage (among others) whom call Elmwood home must not be put in danger by residents who call the police because of loud music or fireworks.

We would like the developers to revise their plans to produce a mixed-income housing or affordable housing option instead of the current plans going forward.

My prayer is that this project would honor the church building it inhabits, by holding to a tenant undoubtedly preached generation after generation in that space: that we would love our neighbors as ourselves.

Thank you.

Sincerely,
Chris Corry
177 Hamilton St.