

To: [Thompson, Alexis](#)
Subject: 215 Broadway
Date: Wednesday, April 14, 2021 3:58:21 PM

Dear Members of the Zoning Board of Review

I am writing to express support of Mr. Shehadeh's application for the dimensional variance of 215 Broadway after a productive conversation with the owner. I own and operate Dash Bicycle Shop and 230 Broadway and I am very familiar with the building and area.

Mr. Shehadeh has expressed that the building has unique characteristics- large lot with 4 floors including the basement and that his plan is to have smaller, more affordable units. I was very clear with Mr. Shehadeh that I opposed any idea of short-term rentals like Airbnb, but he assured me this was not going to be the case and planned to put in writing that they will be just apartments. If they will be just apartments, I don't see a reason why others cannot benefit from more housing on this great street.

A big factor for support is parking and the idea that no law office would mean less parking on the streets. Mr. Shehadeh seems to have enough parking on the lot to contain all the parking for 215 Broadway which will help with parking congestion.

If there is anything else you would like from me, please let me know.

-Leo

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DASH bicycle shop
Sales, Service & Advise
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