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Legislature of the Virgin Islands
Capitol Building
P.O. Box 1690
Charlotte Amalie, St. Thomas, VI 00804

RE: Support for the 5C-AR Holdings LLC, in Pursuit of a Zoning Variance

Good Day:

I am writing in support of 5C-AR Holdings LLC, in pursuit of a zoning variance to change their use of their building from 8 commercial units to 5 commercial units and 3 residential units.

As a Virgin Islands Business Owner, having owned and operated my business for more than 5 years in St. Thomas, I can state that there is a need in St. Thomas to increase the amount of quality residential housing. Both my employees and clients have expressed to me the difficulties in finding housing that allows them to work and operate in St. Thomas.

5C-AR Holdings' new building in Anna's Retreat is representative of private projects that the territory should be promoting. This project adds value to the Tutu community by providing new residential in combination with commercial development. New residential apartments like this are a positive example of the type of development St. Thomas needs:

- ✓ "Brownfield" developing replacing an abandoned structure with new
- ✓ Walkable to Tutu amenities like stores, pharmacies, restaurants, and businesses
- ✓ Easy access to public transportation (On the Safari and Vitran route)

I hope that the legislation reviewing this variance will agree that this project is a good investment and that this variance helps bring more residential development in combination with commercial development in a way that benefits the St. Thomas community.

Sincerely,

A handwritten signature in blue ink, appearing to be 'J. Brugos', written over a light blue horizontal line.

Joseph M. Brugos