

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF TRANSPORTATION



d. Policy, Planning and Sustainability Administration

MEMORANDUM

TO: Meridith Moldenhauer
Chairperson
DC Office of Zoning

FROM: Maurice Keys *fel*
Acting Associate Director, PPSA *[Signature]*
District Department of Transportation

DATE: October 25, 2011

SUBJECT: BZA Case#18275 (Application of John Acker)
1200 Potomac Avenue, S.E.

2011 OCT 26 AM 11:00

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18275

EXHIBIT NO. 25

APPLICATION

John Acker (the "Applicant"), pursuant to 11 DCMR §§ 3104.1 and 3103.2 seeks a variance from section 350.1 to permit a new retail store on the existing 2nd floor building in the R-5-B District and a special exception under section 2003.1, to permit a change in the existing non-conforming retail use to another nonconforming retail use in the R-5-B Residential Zone District at premises 1200 Potomac Avenue, S.E. (Square 1021, Lot 0034).

RECOMMENDATION

The District Department of Transportation (DDOT) has no objection to the variance permitting new retail use or to the special exception to the change in nonconforming use.

DDOT ANALYSIS

The Applicant has provided documents describing the property enhancements located at 1200 Potomac Avenue. The documentation does not indicate any adverse parking impacts,

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change in travel demand patterns, or public safety concerns. However, the application documents confirm that the property has projections that do not comply with building or public space codes. These outstanding issues will need to be resolved when the applicant applies for a public space permit.

SUMMARY

DDOT has reviewed the Applicant's submission and determined that there are no adverse transportation impacts. DDOT has no objection to this application, however recommends the applicant review and modify the proposed atrium projections to comply with District codes and policies.

MK:tf