



GOVERNMENT OF THE DISTRICT OF COLUMBIA
Dupont Circle Advisory Neighborhood Commission 2B

January 13, 2012

Lloyd Jordan, Chairperson
Board of Zoning Adjustment
441 4th Street NW
Suite 210S
Washington, DC 20001
bz submissions@dc.gov
richard.nero@dc.gov
sara.bardin@dc.gov

RECEIVED
D.C. OFFICE OF ZONING
2013 JAN 15 AM 8:45
r27

Re: Request by Lauriol Plaza, for renewal of zoning special exception for parking lot in Lot 862, Square 152 (BZA). (2B08)

Dear Chairperson Jordan:

At its regular meeting on January 9, 2013, the Dupont Circle Advisory Neighborhood Commission ("ANC 2B" or "Commission") considered the Lauriol Plaza's application for renewal of its "special exception" for the small parking lot at Lot 862, Square 152. With all of the Commissioners present, a quorum at a duly-noticed public meeting, the Commission approved the following resolution by a vote of (8-0):

Whereas the Lauriol Plaza has applied to the Board of Zoning Adjustment (BZA) for renewal of a "special exception" for the small parking lot off T Street NW (Square 152, Lot 862), originally granted by the BZA in 1998;

Whereas the Lauriol Plaza is a large and popular restaurant that brings in patrons from around the metro area, including many by car;

Whereas the parking lot benefits the neighborhood by relieving parking pressure on neighborhood streets, and Lauriol Plaza has operated valet parking at the lot for many years, in order to maximize use of the lot for parking;

Whereas due to its location very close to the intersection of 18th Street and T Street, the parking lot also adversely affects the neighborhood when patrons' cars form a queue, which bottlenecks traffic at the intersection – causing hazards to pedestrians, bicyclists, and other drivers on both T Street and 18th Street; preventing emergency vehicles from passing up and down 18th Street; and creating noise nuisance to surrounding properties;

Whereas since the parking lot "special exception" was originally approved in 1998, the District Department of Transportation (DDOT) constructed a new streetscape along 18th Street NW, including new pedestrian "bulb-outs" at the intersection of 18th Street and T Street NW that

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 18494
EXHIBIT NO. 31

Board of Zoning Adjustment
District of Columbia
CASE NO.18494
EXHIBIT NO.31

substantially narrowed the opening to T Street to 1 car width and eliminated substantial curb-side idling space near the corner;

Whereas this change in infrastructure has exacerbated the problems associated with the queuing of patrons' cars;

Whereas also since the parking lot "special exception" was originally approved in 1998, the D.C. Council passed and DDOT implemented new rules and regulations for any valet parking that utilizes public space; and

Whereas the current valet staging area utilizes public space for staging, because the cars queue up on T Street and in the public space driveway, despite efforts from the restaurant to dissuade this behavior using traffic cones and off-duty police officers;

Whereas in response to the concerns raised about the negative effects of the parking system at T Street, Lauriol Plaza has applied to DDOT for a valet parking permit to stage all car drop-off using 3 space on 18th Street, directly in front of the restaurant;

Whereas the ANC appreciates the efforts of Lauriol Plaza to mitigate the hazards and to apply for the DDOT permit;

Whereas the ANC had hoped to consider the DDOT permit and the BZA application together at the ANC's January 2013 meeting, however, the DDOT permit application has not been posted for comment and will not be on the DDOT Public Space agenda until February 2013;

Therefore be it resolved that ANC 2B supports the renewal of the "special exception" for the parking lot, but conditioned on DDOT's approval of a permit for the new 18th Street valet staging area, in order to alleviate the hazards and nuisance issues that derive from the existing lot and valet system.

Be it further resolved that ANC 2B also requests as part of its support that Lauriol Plaza plant or re-plant taller trees or greenery in the garden outside the wall separating the parking lot from T Street, to mitigate views of the lot from T Street and surrounding residences.

Commissioners Mike Feldstein (mike.feldstein@dupontcircleanc.net) and I, Will Stephens (will.stephens@dupontcircleanc.net) are the representatives in this matter.

ON BEHALF OF THE COMMISSION.

Sincerely,



Will Stephens, Chair

Cc: norman.glasgowjr@hklaw.com