

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF TRANSPORTATION



d. Policy, Planning and Sustainability Administration

MEMORANDUM

TO: Lloyd Jordan
Chairperson
DC Board of Zoning Adjustment

FROM: Sam Zimbabwe *SZ*
Associate Director, PRSA
District Department of Transportation

BOARD OF ZONING ADJUSTMENT
District of Columbia
CASE NO. 18651
EXHIBIT NO. 33

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2013 OCT 24 AM 11:34

DATE: October 23, 2013

SUBJECT: BZA Case No 18651 – 319 A Street, N.E. and Rear of 319 and 321 A Street, N.E.
(Square 786, Lot 827 and Square 786, Lot 827 and Part of Lot 22)

APPLICATION

Pursuant to Title 11 DCMR §§3103.2, the Applicant seeks variances from the lot area (§401), lot occupancy (§403), rear yard (§404), off-street parking (§401), and alley width requirements (§§2507.2) for a subdivision allowing an existing apartment building and construction of a new one-family dwelling on an alley lot in the CAP/R-4 District at premises 319 A Street, N.E. and rear of 319 and 321 A Street, N.E. (Square 786, Lot 827, and Square 786, Lot 827 and Part of Lot 22).

RECOMMENDATION

DDOT has reviewed the Applicant's request and determined, based on the information provided, the proposal will have no adverse impacts on the travel conditions of the District's transportation network. The project has the potential to generate minor impacts to on-street parking conditions in the area. Vehicle parking demand may increase slightly as a result of the project, resulting in a higher level of parking utilization in the immediate area. Despite this minor potential impact, DDOT has no objection to the approval of the variances.

This review pertains only to zoning issues and does not consider potential impacts to District owned public space. If any portion of the project has elements in the public space, the Applicant may be required to pursue a public space permit through DDOT's permitting process. Guidance on the treatment of public space can be found in DDOT's Public Realm Manual.

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