

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF TRANSPORTATION



d. Policy, Planning, and Sustainability Administration

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MEMORANDUM

TO: District of Columbia Board of Zoning Adjustment

FROM: Samuel Zimbabwe 
Associate Director

DATE: February 10, 2014

SUBJECT: BZA Case No 18711 – 3112 13th Street NW

APPLICATION

3112 13th Street, LLC (the "Applicant"), pursuant to 11 DCMR § 3103.2, seeks a variance from the lot area requirements under subsection 401.3, and a variance from the off-street parking requirements under subsection 2101.1, to allow a four unit apartment building with four mechanical parking spaces in the R-4 District at premises 3112 13th Street, N W (Square 2848, Lot 33)

RECOMMENDATION

DDOT has reviewed the Applicant's request and determined that based on the information provided, ~~this proposed project will have no adverse impacts on the travel conditions of the District's~~ transportation network. The proposed project may lead to a minor increase in vehicular, transit, pedestrian, and bicycle trips. However, DDOT does not foresee additional impacts to the network. Thus, DDOT has no objection to approval of the requested special exemption.

This review pertains only to zoning issues and does not consider potential impacts to District owned public space. DDOT's lack of objection to the zoning special exception should not be viewed as an approval of public space elements. If any portion of the project has elements in the public space requiring approval, the Applicant is required to pursue a public space permit through DDOT's permitting process. The Applicant may refer to the District of Columbia Municipal Regulations and DDOT's Design and Engineering Manual for specific controls of public space. A summary can be found in DDOT's Public Realm Design Manual.

SZ:jr

BOARD OF ZONING ADJUSTMENT
District of Columbia
CASE NO. 18711
EXHIBIT NO. 30