

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF TRANSPORTATION



d. Policy, Planning and Sustainability Administration

2014 MAY 28 AM 11:07

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MEMORANDUM

TO: DC Board of Zoning Adjustment

FROM: Samuel Zimbabwe
Associate Director, PPSA

DATE: May 27, 2014

SUBJECT: BZA Case No. 18762 – 1547 7th Street, N.W. (Square 445, Lot 197)

APPLICATION

Pursuant to Title 11 DCMR §§3103.2 and §§3104.1 William Seven Street LLC (the Applicant) seeks a special exception from the roof structure requirements (§§411.1) and variances from the lot occupancy (§772), rear yard (§774), open court (§§776.4) and nonconforming structure requirements (§§2001.3) to allow the addition to and renovation of an existing building for commercial and residential use in the C-2-A District at premises use at 1547 7th Street, N.W. (Square 445, Lot 197)

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. Should the parking utilization need to be addressed, DDOT may employ policy tools to mitigate the impact. Despite this minor potential impact, DDOT has no objection to the approval of the special exception and variances.

BOARD OF ZONING ADJUSTMENT
District of Columbia
CASE NO. 18762
EXHIBIT NO. 26

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 and variances 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.

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