



Advisory Neighborhood Commission 1C

PO Box 21009, NW, Washington, DC 20009

www.anc1c.org

Representing Adams Morgan

Commissioners:

May 9, 2015

Vacant (1C01)

Hector Huezo (1C02)

Ted Guthrie (1C03)

Gabriela Mossi (1C04)

Alan Gambrell (1C05)

Billy Simpson (1C06)

Wilson Reynolds (1C07)

JonMarc Buffa (1C08)

Melinda Bolling, Director
Department of Consumer and Regulatory Affairs
1100 4th Street SW
Washington, DC 20024

Lloyd Jordan, Chairperson
Board of Zoning Adjustment
441 4th Street NW, Suite 200-S
Washington, DC 20001

Re: Resolution Concerning Parking Regulations

Dear Director Bolling and Chairperson Jordan,

At a duly noticed public meeting held on May 6, 2015, with a quorum present, ANC1C voted 7-0 to adopt the attached resolution concerning the parking requirements in the DC Municipal Regulations. The resolution stresses the importance of adherence to these regulations, particularly the 1 space/2 unit ratio, the 9' x 19' regulation space, avoidance of DCRA-issued parking credits, and the essential role of the Board of Zoning Adjustment as the entity to grant exceptions to these rules, only in exceptional cases.

Sincerely,

Billy Simpson
Chair, Advisory Neighborhood Commission 1C

cc: Mayor Muriel Bowser
The Councilmembers of the District Council

Board of Zoning Adjustment
District of Columbia
CASE NO.19081
EXHIBIT NO.6

ANC1C Resolution on Parking May 6, 2015

DCMR regulations on parking are clearly delineated in DCMR 11-21 and cover requirements such as minimum size requirements for spaces (9' x 19') and number of parking spaces per number of units in a given building.

Parking credits issued by DCRA and waivers granted by the Board of Zoning Adjustment are extremely problematic for rowhouse conversions as parking in residential areas is insufficient.

Further, Adams Morgan residents have expressed their general opposition to excessive unit counts in rowhouse conversions and ANC1C has expressed support for that position in prior resolutions.

It has become clear that avoiding the parking requirements has become a routine tactic for developers seeking to over-build in rowhouse conversions.

Therefore, ANC1C supports full adherence to DCMR parking regulations and concurs with Zoning Administrator correspondence with our Ward 1 councilmember Brianne Nadeau, stating the essentiality of providing 9' x 19' regulation parking spaces and adhering to the ratio of 1 such space for every 2 units. The granting of relief from such requirements should only be in exceptional circumstances and be a matter for the Board of Zoning Adjustment to resolve.

And Finally Resolved, that ANC1C-05 Commissioner Gambrell shall be authorized to communicate this resolution to the Board of Zoning Adjustment, DCRA, the Mayor's office, and the City Council.