

Government of the District of Columbia

Department of Transportation



MEMORANDUM

TO: District of Columbia Board of Zoning Adjustment

FROM: Sam Zimbabwe *szw*
Associate Director

DATE: November 9, 2015

SUBJECT: BZA Case No. 19111 – 1533 9th Street N.W. (Square 397, Lot 31)

APPLICATION

Pursuant to 11 DCMR §§3104.1 Victory Village Development Corporation (the “Applicant”) seeks a special exception from the community service center requirements pursuant to §334, and from the parking lot access requirements under §§2117.4 to permit a community service center in the R-4 District at premises 1533 9th Street N.W. (Square 397, Lot 31)

SUMMARY AND RECOMMENDATION

The District Department of Transportation (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 and pedestrian trips. Vehicle parking demand may increase slightly as a result of the project, inducing a higher level of parking utilization in the immediate area. Despite this minor potential impact, DDOT has no objection to the requested special exception.

DDOT’s lack of objection to the zoning special exception should not be viewed as an approval of public space elements. For portions of the project with elements in the public space requiring approval, the Applicant is required to pursue a public space permit through DDOT’s permitting

process. The proposed reuse of the existing driveway curb-cut on 9th Street requires review and approval by the Public Space Committee (PSC). At this time, DDOT is unable to determine if the proposed curb-cut will be approved by the PSC. The Applicant will provide five parking spaces at the rear of the property with three directly accessible by a 10 ft. wide public alley and two spaces accessible by the existing curb-cut. If the driveway curb-cut request is denied, the Applicant will use the public alley for vehicular access and provide two tandem parking spaces.

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:lb