

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF TRANSPORTATION



d. Policy, Planning, and Sustainability Administration

MEMORANDUM

TO: District of Columbia Board of Zoning Adjustment

FROM: Samuel Zimbabwe
Associate Director 

DATE: January 5, 2016

SUBJECT: **BZA Case No. 19158** – 1815 Wisconsin Ave, NW

APPLICATION

Talal (P2) Ventures LLC (the “Applicant”), pursuant to 11 DCMR §§ 3103.2 and 3104.1, seeks a variance from the distance from a residence district requirements under § 734.2, and a special exception from the food delivery service use requirements under § 734, to establish a food delivery service use in the C-2-A District at premises 1815 Wisconsin Avenue N.W. (Square 1299, Lot 327).

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, pedestrian, and bicycle trips. In addition, 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, inducing a higher level of parking utilization in the immediate area. Despite this minor potential impact, DDOT has no objection to the approval of the requested variance.

The proposed restaurant establishment intends to generate a significant portion of its business from food deliveries. Food delivery vehicles must utilize the three dedicated parking spaces on private property or park in legal on-street parking spaces in the vicinity. Evening rush hour restricted metered spaces are available directly in front of the site on Wisconsin Avenue. Delivery vehicles must not illegally park or stop in a travel lane. Failure to utilize legal parking spaces will result in operational problems along Wisconsin Avenue, which is a major multi-modal thoroughfare and would require traffic enforcement action by the District.

This review pertains only to zoning issues and does not consider potential impacts to District owned public space. DDOT's lack of objection to this zoning variance 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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