

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 20, 2016

SUBJECT: BZA Case No. 19185 – 3101 35th Street, NE

APPLICATION

Samson Gugsu and Luleaday K. Jembere (the "Applicant"), requests special exceptions from use requirements under § 200 and the off-street parking requirements under § 2116.4 to permit an existing two-family dwelling in the R-1-B District at premises 3101 35th Street N.E. (Square 4325, Lot 15).

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. In addition, parking located in front of the premises is not within public space; as such, DDOT has no objection to the approval of the requested variances.

In the event that the request for variance of off-street parking requirements under § 2116.4 be denied, the Applicant is expected to continue to work with DDOT on elements affecting public space, which may include:

- Relocation of curb cut; and
- Restoration of public space.

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.

SZ:rj

Board of Zoning Adjustment
District of Columbia