GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF PUBLIC WORKS

DISTRICT DIVISION OF TRANSPORTATION

MEMORANDUM

TO: Jerrily R. Kress, FAIA
Director
Office of Zoning

FROM: Kenneth G. Laden
Associate Director for Transportation Planning

DATE: July 9, 2001

SUBJECT: BZA Application No. 16723 Special Exception to Allow the Continued Use of an Elementary School, with the Proposed Addition of a Child Development Center, and a Variance from Parking Requirements, located at 2420 Rhode Island Avenue, NE, Lot 3-7, Square 4290

The District Department of Public Works, District Division of Transportation (DDOT) has reviewed the subject application and attached material. This memorandum addresses the transportation aspects of the proposal.

The applicant seeks special exception approval to allow the continued use of an elementary school with the proposed addition of a child development center. The applicant stated that the elementary school is to have 40 students and seven staff, and the child development center is to have 20 children with four staff members. The applicant seeks a variance from the parking requirements listed in 2101, *Schedule of Requirements for Parking Spaces*. The parking requirements call for a total of five parking spaces, with four spaces reserved for the elementary school.

Limited on-street parking supply in the area was observed upon a site visit. The neighboring streets have residential parking restrictions. The applicant owns an accessory asphalt lot, assigned as a playground, abutting a public alley adjacent to the property that was used to park several vehicles. The proposed use of the site will not create dangerous or otherwise objectionable traffic conditions, or cause a large increase in the traffic volume for neighboring streets. However, the lack of parking spaces will negatively effect the parking supply on neighboring residential streets. DDOT recommends that the applicant use the accessory lot to satisfy parking demands for the site. Accordingly, DDOT has no objection to the proposal.

KL:lb

Board of Zoning Adjustment
District of Columbia
CASE NO.16723
EXHIBIT NO.27

BZA
Case No. 16723
Exhibit No. 27