GOVERNMENT OF THE DISTRICT OF COLUMBIA
DISTRICT DEPARTMENT OF TRANSPORTATION

Transportation Policy and Planning Administration

MEMORANDUM

TO: Ellen McCarthy
Director

FROM: Kenneth G. Laden
Associate Director

DATE: October 6, 2005

SUBJECT: FMBZA Application 17382 – Embassy Sultanate of Oman
2535 Belmont Road, NW

The District Department of Transportation (DDOT) has reviewed the application and attached materials for the subject site.

The project entails the expansion of the Embassy Sultanate of Oman within its existing site at 2535 Belmont Road, NW. The embassy is located in the Sheridan Kalorama neighborhood in the northwest section of the District. The area is bounded by Waterside Drive, NW and Rock Creek and Potomac Parkway to the north, and the Islamic Center and Massachusetts Avenue to the west.

The Embassy proposes to expand its current property with the development of an 11,745 square foot, three story building. The proposed project will expand the current one-level building, and connect it to the existing building with a below grade, 3,300 square foot multipurpose room. The roof of the multipurpose room will function as a grade-level, landscaped patio between the two buildings. The proposed expansion will accommodate seven additional diplomats and staff members currently located in Virginia, increasing the daily average number of employees from 23 persons to 30 persons.

The project will generate very few vehicular trips during the a.m. and p.m. peak hours due to nature of business conducted at the Embassy, which currently generates 2 to 3 visits per day. The site is in close proximity to four Metrobus routes. The number of reserved diplomatic parking spaces will remain unchanged with four spaces. Presently, there are 30 on-site available parking spaces, and 49 on-site spaces with valet parking and courtyard usage. The expansion will increase on-site available parking to 34 spaces, and

BZA
Board of Zoning Adjustment
District of Columbia
CASE NO. 17382
EXHIBIT NO. 35
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Exhibit No. 35

57 on-site spaces with valet parking and courtyard usage. A small parking garage with seven spaces will also be located under the new building.

The project will have a minimal impact on traffic circulation and will not create unsafe traffic conditions in the area. Accordingly, DDOT has no objection to the application.