

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: March 1, 2016

SUBJECT: BZA Case No. 19198 – 230 12th Place, NE

APPLICATION

Peter Lord and Rebecca Larsen (the “Applicant”), requests for a special exception under § 223, not meeting the lot occupancy requirements under § 403.2, the open court requirements under § 406, and the nonconforming structure requirements under § 2001.3, to construct a two-story rear addition to an existing one-family dwelling in the R-4 District at premises 230 12th Place N.E. (Square 1010, Lot 74).

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. DDOT has no objection to the approval of the requested special exceptions.

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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Board of Zoning Adjustment
District of Columbia
CASE NO. 19198