

Roddy, Christine

From: Westrom, Ryan (DDOT) <ryan.westrom@dc.gov>
Sent: Friday, June 24, 2016 3:39 PM
To: Roddy, Christine
Subject: RE: Spring Valley Shopping Center

Hi Christine,

Thanks for reaching out on this. Yes, as we informed your client at our prior meetings, DCMR regulations do not allow off-street vehicular parking within public space. DDOT would not support any such proposal, and seeks removal of this condition on redevelopments or new developments. The owner of any redeveloping property is expected to bring the entirety of its adjacent public space up to current standards. This often results in the removal of existing substandard conditions, which do exist at this site in various spots. These have been shared with your client and it is our understanding they are amenable to making these improvements. The final design of the surrounding public space will be resolved as part of the public space permitting process. Let me know if there is the need to discuss any of these matters further prior to that time.

Best,

Ryan Westrom, P.E., PTP
Senior Transportation Planner/Engineer

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From: Roddy, Christine [<mailto:CRoddy@goulstonstorr.com>]
Sent: Monday, June 20, 2016 1:01 PM
To: Westrom, Ryan (DDOT)
Subject: Spring Valley Shopping Center

Ryan-

Attached is an existing site plan for the Spring Valley shopping center. As you know, Washington REIT is constructing a modest addition to the shopping center along Massachusetts Avenue. It is my understanding at meetings with Washington REIT on April 17, 2015 and April 26, 2016, DDOT informed the property owner that as a part of its work, it expected Washington REIT to return the public space surrounding the property to a state that is more in conformance with DDOT's public space policy. More specifically, DDOT informed Washington REIT that it expects the 8 existing parking spaces that currently occupy public space along 49th Street to be removed from public space, as it is DDOT's preference (and policy) for parking spaces to be located entirely on private property. Finally, it is further my understanding that DDOT would not support an application to allow surface parking in public space at this site. Can you confirm if my understanding is correct?

Board of Zoning Adjustment
District of Columbia
CASE NO.19274
EXHIBIT NO.25C

Thank you,
Christine

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