


GOVERNMENT OF THE DISTRICT OF COLUMBIA
DEPARTMENT OF TRANSPORTATION



d. Planning and Sustainability Division

MEMORANDUM

TO: District of Columbia Board of Zoning Adjustment

FROM: Anna Chamberlin
Project Review Manager 

DATE: March 23, 2018

SUBJECT: **BZA Case No. 19724** – 5409 Georgia Avenue NW

APPLICATION

Trevor and Jennifer Selman (jointly the “Applicant”), pursuant to Title 11 (2016 Zoning Regulations) of the District of Columbia Municipal Regulations (DCMR), Subtitle X, Chapter 9 request special exceptions under Subtitle G § 1200 from the floor area ratio requirements of Subtitle G § 402.1, and under Subtitle G § 1201.1 from the rear yard requirements of Subtitle G § 405.2 to construct a rear egress stair and dumbwaiter addition to an existing restaurant roof deck in the MU-4 Zone. The site does not currently provide vehicle parking and the Applicant is not proposing any with this application. The site is located at 5409 Georgia Avenue NW (Square 2996, Lot 52).

RECOMMENDATION

The District Department of Transportation (DDOT) has reviewed the Applicant’s request and determined that based on the information provided, this proposed action 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.

Public Space

This review only pertains to zoning issues and does not consider potential impacts to District owned public space. DDOT’s lack of objection to the requested special exceptions 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.

DDOT notes that the Applicant’s submitted materials indicate that loading and unloading currently occurs curbside on Georgia Avenue NW. There are metered spaces adjacent to the Applicant’s property

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and no designated loading area exists on the block. The Applicant has access to a rear 15-foot public alley and should facilitate all loading and unloading from the alley.

The Applicant may refer to Titles 11, 12A, and 24 of the DCMR and DDOT's recently released 2017 Design and Engineering Manual (DEM) for specific controls of public space. A summary can also be found in DDOT's Public Realm Design Manual.

AC:pr