

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, AICP
Associate Director 

DATE: July 23, 2021

SUBJECT: BZA Case No. 20525 – 3670 New Hampshire Avenue NW

APPLICATION

Washington Area Metropolitan Transit Authority (the “Applicant”), pursuant to Title 11 (2016 Zoning Regulations) of the District of Columbia Municipal Regulations (DCMR), Subtitle X, Chapter 9, requests an area variance from the minimum required pervious surface requirements of Subtitle E § 204.1; pursuant to Subtitle X § 1002 to construct a new rear addition to an existing, detached, industrial building. The site is located in the RF-1 and NC-8 Zones at 3670 New Hampshire Avenue NW (Square 2898, Lots 47 and 21) and is not served by a public alley.

RECOMMENDATION

The District Department of Transportation (DDOT) has reviewed the application materials and has determined that the proposed action will not have adverse impacts on the District’s transportation network. DDOT has no objection to the approval of the requested relief.

STREETScape AND PUBLIC REALM

DDOT’s lack of objection to this application should not be viewed as an approval of the public realm design. The Applicant has been issued permits for the driveway and sidewalk. Any future changes to elements in the public right-of-way will require a permit.

DDOT expects the adjacent public realm to meet all District standards. The Applicant should refer to Titles 11, 12A, and 24 of the [DCMR](#), the most recent version of DDOT’s [Design and Engineering Manual \(DEM\)](#), and the [Public Realm Design Manual](#) for public space regulations and design guidance. A permit application can be filed through the DDOT [Transportation Online Permitting System \(TOPS\)](#) website.

AC:je

Board of Zoning Adjustment
District of Columbia