

GOVERNMENT OF THE DISTRICT OF COLUMBIA
DISTRICT DEPARTMENT OF TRANSPORTATION




Transportation Policy and Planning Administration

2009 FEB -3 AM 11:09

OFFICE OF ZONING

MEMORANDUM

TO: Jerrily R. Kress, FAIA
Director
Office of Zoning

FROM: Karina Ricks 
Associate Director for Transportation Planning

DATE: February 2, 2009

Re: **BZA No. 17875 – Special Exception for Continued Use of an Accessory Parking Lot Located at 4422 Connecticut Avenue, NW**

The application was referred to the District of Columbia Department of Transportation (DDOT) for informational purposes only. DDOT has no objections to the application, and supports continuing use of the accessory lot for a time period not to exceed five years.

The subject property is a surface parking lot with 16 marked spaces serving the customers of the adjacent Burger King Restaurant, with a 20' wide public alley separating the restaurant from the lot. Three additional parking spaces are provided abutting Burger King for a total of 19 accessory parking spaces. The subject site has been used as an accessory parking lot since 1982 and was last approved by BZA in 2004 for a period of four (4) years.

Patrons driving to the restaurant enter via a one-way private driveway on Connecticut Avenue, NW. The driveway is divided into two lanes with drive-through-service to the left lane and thru traffic uses the right lane to reach the parking lot. Patrons have a 30-minute time limit based on signs posted in the lot.

A drive-thru carwash business is located immediately north of the subject site with the building's wall abutting the Burger King drive aisle. Vehicles enter from Connecticut Avenue, NW and exit onto the 20' wide ally to the rear. Vehicles exiting the car wash are dried off outside by staff at a small privately owned paved area to the rear that can

2000 14th Street, N.W., Washington, DC 20009 (202) 671-2730

BOARD OF ZONING ADJUSTMENT
District of Columbia

CASE NO. 17875

EXHIBIT NO. 28

BZA No. 17875

February 2, 2009

Page 2

hold up to five vehicles. On days of heavy traffic these spaces are not sufficient and sometimes vehicles are temporarily parked in the alley, restricting Burger King patrons access to the accessory parking lot.

The parking lot is well maintained and relatively free of trash and debris. Patrons of the Burger King Restaurant observed the posted rules of the parking lot by parking for only short time periods and operated vehicles in a safe manner. However, the applicant should coordinate with the carwash to alleviate the vehicular conflicts between the two operations. Accordingly, DDOT has no objection to the application, and supports continuing use of the accessory lot for a time period not to exceed five years.

KR:lb