

# 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:** February 9, 2021

**SUBJECT:** BZA Case No. 20382 – 308 11<sup>th</sup> Street NE

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#### APPLICATION

Haider Haimus and Jessica Bachay (jointly the “Applicant”), pursuant to Title 11 (2016 Zoning Regulations) of the District of Columbia Municipal Regulations (DCMR), Subtitle X, Chapter 9, requests a special exception from the lot occupancy requirements of Subtitle E § 304.1 and the alley centerline setback requirements of Subtitle E § 5004.1; pursuant to Subtitle E § 5201 and Subtitle X § 901.2 to construct a third story addition and roof deck to a two-story flat, and a second story addition to an accessory detached garage. The site is located in the RF-1 Zone at 308 11<sup>th</sup> Street NE (Square 963, Lot 68) and is served by a 10-foot 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 this application.

#### PUBLIC SPACE

DDOT’s lack of objection to this application should not be viewed as an approval of the public realm design. If any portion of this or future projects at the property propose elements within District owned right-of-way, the Applicant is required to pursue a public space permit through DDOT’s permitting process. DDOT concurs with the proposed design of the garage door that rolls up so that it does not swing open into the public alley.

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](#)

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(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.

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