


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: November 22, 2017

SUBJECT: **BZA Case No. 19629** – 1665 Harvard Street NW (Rear)

APPLICATION

Timothy and Charlotte Lawrence (the “Applicant”), pursuant to Title 11 (2016 Zoning Regulations) of the District of Columbia Municipal Regulations (DCMR), Subtitle X, Chapter 9, requests special exceptions under Subtitle E § 5204 from the rear yard requirements of Subtitle E § 5104.1, and the side yard requirements of Subtitle E § 5105.1, and pursuant to Subtitle X, Chapter 10, for variances from the alley centerline setback requirements of Subtitle E § 5106.1, and from pervious surface requirements of Subtitle E § 5107.1, to construct a one-family dwelling in the RF-1 zone. The site is currently alley lot that serves as surface parking for a neighboring property. The Applicant is proposing to provide one (1) vehicle parking space on the ground floor of the new structure which will be accessed via the 15-foot public alley. The site is located at the rear of 1665 Harvard Street NW. (Square 2588, Lot 827).

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 and variances.

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 exception and variances 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. The Applicant may refer to Titles 11, 12A, and 24 of the DCMR and DDOT’s recently

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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.

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