

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: January 14, 2021

SUBJECT: BZA Case No. 20363 – 514 Archibald Walk SE

APPLICATION

Peter and Karen Byrne (jointly the “Applicant”), pursuant to Title 11 (2016 Zoning Regulations) of the District of Columbia Municipal Regulations (DCMR), Subtitle X, Chapter 9, for special exceptions under the residential use provisions of Subtitle U § 601.1(f), from the alley lot use requirements of Subtitle U § 600.1(f), and under Subtitle E § 5201.3, from the side yard requirements Subtitle E § 5100.1(e), and from the alley centerline setback requirements of E § 5100.1(d), to convert an existing residential parking garage to a two-story, attached, principal dwelling unit. The site is located in the RF-1 Zone at 514 Archibald Walk SE (Square 877, Lot 845) and served by 10-foot and 28-foot public alleys.

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.

The applicant should be aware that the storage of trash and recycling bins must be within private space and must not be located within the alley. Additionally, any doors that directly access one of the public alleys surrounding the building should not open outward into DDOT public space.

Board of Zoning Adjustment
District of Columbia

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:eb