

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: March 26, 2021

SUBJECT: BZA Case No. 20426 – 1415 S Street NW

APPLICATION

Lia Dean (the “Applicant”), pursuant to Title 11 (2016 Zoning Regulations) of the District of Columbia Municipal Regulations (DCMR), Subtitle X, Chapter 9, requests special exception from the lot occupancy requirements of Subtitle E § 404.1; the rear addition requirements of Subtitle E § 205.4; the guard rail setback requirements of Subtitle C § 1502.1; pursuant to Subtitle E § 205.5, Subtitle E § 5201, Subtitle C § 1504 and Subtitle X § 901.2 to construct a one-story, rear screened porch addition with roof deck, to an existing, attached, two-story principal dwelling unit. The site is located in the RF-2 Zone at 1415 S Street NW (Square 0206, Lot 0801) and is served by a rear 10-foot public alley that connects to a 20-foot public alley to the east of the property.

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 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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