

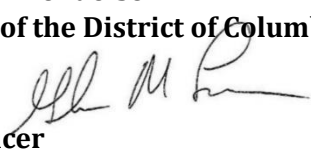
Government of the District of Columbia
Office of the Chief Financial Officer



Glen Lee
Chief Financial Officer

MEMORANDUM

TO: The Honorable Phil Mendelson
Chairman, Council of the District of Columbia

FROM: Glen Lee
Chief Financial Officer 

DATE: July 8, 2024

SUBJECT: Fiscal Impact Statement – Closing of a Public Alley in Square 3701, S.O. 23-06220, Act of 2024

REFERENCE: Bill 25-636, Draft Committee Print as provided to the Office of Revenue Analysis on June 27, 2024

Conclusion

Funds are sufficient in the fiscal year 2024 budget and the fiscal year 2025 through fiscal year 2028 budget and financial plan to implement the bill.

Background

A private developer is proposing an approximately 104-unit affordable multifamily residential development at the corner of Riggs Road, N.E. and First Place, N.E. To facilitate the development, the developer needs to close an undeveloped public alley located between two lots.¹ The housing development will be on the consolidated lots once the alley is closed. The bill approves the closure of the public alley located between the two lots. The bill makes the alley closure contingent upon the developer receiving the necessary public space approvals from the District Department of Transportation (DDOT).

Financial Plan Impact

Funds are sufficient in the fiscal year 2024 budget and the fiscal year 2025 through fiscal year 2028 budget and financial plan to implement the bill. The bill approves the closure of a public alley located off First Place, N.E. to facilitate an affordable housing development. The alley property will become taxable to the combined lots. There are no costs associated with the alley closure.

¹ The two properties are known for tax assessment purposes as Square 3701, Lots 85 and 88.

The Honorable Phil Mendelson

FIS: Bill 25-636, "Closing of a Public Alley in Square 3701, S.O. 23-06220, Act of 2024," Draft Committee Print as provided to the Office of Revenue Analysis on June 27, 2024

DDOT objected to the alley closure on issues related to site access, tree preservation, and consistency with a proposed bicycle trail near the development. The bill requires these issues to be resolved through the public space permitting process prior to final approval of the alley closure.