



DISTRICT OF COLUMBIA BUILDING INDUSTRY ASSOCIATION

DCBIA Spotlight

VOICE OF THE REAL ESTATE DEVELOPMENT INDUSTRY

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Update On Zoning Regulations Rewrite

In November of 2007, the Office of Planning convened the first meeting of the Zoning Review Taskforce and began work on the most extensive review and revision of the District's Zoning Regulations since their adoption in 1958. Since 2007, 17 separate Working Groups have reviewed various subject areas which are impacted by the Zoning Regulations (the various subject areas have included; building height, parking, downtown, commercial corridors, sustainability, arts & culture, institutional, to name just a few) and have proposed ideas as to how those subject areas should be treated in the new Zoning Regulations.

The Zoning Review Taskforce is now moving into the next phase of the process, turning the recommendations of the Working Groups into text for the new Zoning Regulations. The Zoning Review Taskforce met last month to review proposed text for the Zoning Regulations regarding building height (how building height is measured, not the permissible height of buildings in each Zoning category) and use categories. The Office of Planning expects that the Zoning Commission will start to review chapters of the proposed new Zoning Regulations at public hearings starting in September of 2010.

Beginning in August and continuing through 2011, the Office of Planning will have draft text available for public review and comment as well as dates for all hearings on the zoning update website - www.dczoningupdate.org. The hearings before the Zoning Commission will likely continue through most of 2011. As the actual dates of the hearings before the Zoning Commission are established, we will provide the schedule to the DCBIA membership.

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