

**Nathaniel P. Baldwin
3507 Morrison St., N.W.
Washington, D.C. 20015-1743**

July 22, 2008

Chairman Anthony Hood
DC Zoning Commission
441 4th Street, N.W., Suite 220-South
Washington, D.C. 20001

**Re: In Strong Support of Case No. 08-06-2 (Comprehensive Zoning
Regulations Rewrite: Parking)**

Dear Chairman Hood:

I strongly support the proposed regulations for parking, especially those eliminating residential parking requirements. This is an important step in increasing the affordability of housing and helping reduce future traffic volumes and air pollution.

We should provide more affordable housing opportunities, especially close to transit. We should give people the option to live in a convenient location and not have to pay for parking to store a car they don't own or subsidize others for their private car parking. At upwards of \$40,000 a parking space, this is a serious cost that should not be bundled into housing costs. Many households make the trade-off between owning no car and living in a more accessible neighborhood, or living in a lower density neighborhood where parking is plentiful but stores, jobs and transit are farther away. The DC code should help not hinder people in making that choice.

Many neighbors complain about the lack of parking in their neighborhoods, and thus ask that new development provide more parking for the residents of a new building. The problem is a conflict about how to use and manage on-street public parking, not how much off-street parking new residents must be burdened with paying for. Managing on-street parking is a matter for DDOT to address, not the zoning code. The zoning code should not tell private developers how much car storage should be provided. The city should address car owner's expectations about on-street parking availability by managing it intelligently.

As a long time affordable housing advocate and resident of DC, I urge the Zoning Commission to support increased housing and commercial space affordability by eliminating parking requirements.

Sincerely,



Nathaniel Baldwin

ZONING COMMISSION
District of Columbia

CASE NO.

08-06-2

EXHIBIT NO.

4

RECEIVED
D.C. OFFICE OF ZONING
2008 JUL 24 AM 10:10
ZONING COMMISSION
District of Columbia
CASE NO. 08-06-2
EXHIBIT NO. 6