



CROSSWALK - CHAPTER 4, RESIDENCE DISTRICT: HEIGHT, AREA, AND DENSITY REGULATIONS

The crosswalk series provides the proposed location of each provision of the current DC Zoning Regulations in the OP proposed draft, and is provided for reference only. The current Zoning Regulations are available on the DC Office of Zoning website at www.dc.dc.gov, while the Office of Planning proposed text dated September 9, 2013 is available on the OP website at dczoningupdate.org. A copy of the September 9, 2013 proposal is also available at each DC Public Library.

There is one crosswalk for each of the 34 chapters of the current Zoning Regulations. The crosswalks:

- Compare the current regulations to the proposed draft, so references to proposed new provisions are not noted.
- Are not intended to provide an explanation for sections which have been proposed to be modified. For information on proposed changes, please refer to the Office of Planning [website](#) and [blogsite](#).
- Typically do not note changes such as reformatting, wording changes for clarity, or changes to zone naming.
- Use the term "Provision not carried forward" for current regulations that were not included in the new proposal.
- Note a small number of provisions to be added, identified by OP after Sept. 9, 2103 as missing from the proposed text.

Current Provisions		Proposed Provisions	
Section	Title	Sub-title	Section
400	Height of Buildings or Structures (R)		
400.1		D E F K	201.1, 301.1, 401.1, 501.1, 601.1, 701.1, 801.1, 1001.1, 1101.2 201.1, 301.1, 401.1, 501.1 201.1, 301.1, 401.1, 501.1, 601.1 501.1
400.2 – 400.4		C D E F K	505.1 1501.2 – 1501.4, 1502 1001.2 – 1001.3, 1002 1000.2 – 1000.3, 1001 <u>To be added</u>
400.5		D E F	1501.4 1001.5 1000.4
400.6		D E F	1200.2 201.1, 301.1, 401.1, 501.1(<u>to be added</u>) 1000.2
400.7 – 400.8		C D E F K	505 1502, modified to 10 feet max. height 1002, modified to 10 feet max. height 1001 <u>To be added</u>
400.9		D E F	1501.5 704.1 1000.6
400.10		D E	1200.3 702.1
400.11		F	700.3
400.12		F	700.14
400.13		C	500.2
400.14		D E F	1200.2 701.1 700.7 <u>to be added</u>
400.15 – 400.22		C	502
401	Minimum Lot Dimensions (R)		
401.1			Provision not carried forward
401.2			Provision not carried forward



CROSSWALK - CHAPTER 4, RESIDENCE DISTRICT: HEIGHT, AREA, AND DENSITY REGULATIONS

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Section	Title	Sub-title	Section
401.3		D E E	1508.2 for new subdivision 702.3, 1010 for new subdivision 204.3, 304.4, 404.4, 504.4, 600.4 for conversion to apartment use
401.4		D	Provision not carried forward
401.5		F	1300.1
401.6		C	403.2, modified to 75%
401.7		C	403.2, modified to 75%
401.8		D E F	1204.2 1010.2 <i>to be added</i> 700.12
401.9		D E F	1204.3 1010.3 <i>to be added</i> 700.13
401.10		D E F	1204.4 1010.4 <i>to be added</i> 700.10
401.11		E	204.3
402	Floor Area Ratio (R)		
402.1		D	1203.1
402.2		D E F	1203.1 702.1 700.3, <i>to be corrected</i>
402.3		F	700.3, <i>to be corrected</i>
402.4		F K	201.1, 301.1, 401.1, 501.1, 601.1 501.1
402.5		D E F	1503.2 1003.2 1002.2
402.6		D F	1703.2 1203.1
402.7		E F	701.1 700.7
403	Percentage of Lot Occupancy (R)		
403.1		D E F	1703.6 702.2 700.4
403.2		D E F K	201.1, 301.1, 401.1, 501.1, 601.1, 701.1, 801.1, 1001.1, 1101.2, 1200.2, 1200.3 201.1, 301.1, 401.1, 501.1, 702.1 201.1, 301.1, 401.1, 501.1, 601.1, 700.3 501.1
403.3		D E F	1703.4 1203.2 1203.3
403.4		D E F	1703.5 1203.3 1203.4

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Section	Title	Sub-title	Section
404	Rear Yards (R)		
404.1		D E F K	206.1, 306.1, 406.1, 606.1, 706.1, 806.1, 906.1, 1006.1, 1106.1 206.1, 306.1, 406.1, <u>506.1 to be added</u> 202.1, 303.1, 403.1, 502.1, 602.1 501.1
404.2		D E F	1505.2 1007.2 1005.3
404.3		D E F	1201.1 701.3, 706.1 700.8, 1005.4
404.4		D E F	1505.3 1007.3 1005.5
405	Side Yards (R)		
405.1 405.2		D E F K	207.1, 507.1, 707.1, 907.1, 1107.1 207.1, 307.1, 407.1, 507.1 <u>to be added</u> 203.1, 304.1, 404.1, 503.1, 603.1 501.3
405.3		D E F	207.2, 507.2, 707.1 <u>to be added</u> , 907.2 207.2, 307.2, 407.2, 507.2 <u>to be added</u> 1006.3
405.4		F	201.3(a) , 304.1
405.5		D E F K	1506.2 <u>to be corrected</u> 1008.3 1006.4 502.3(b) <u>to be added</u>
405.6		D E F K	207.1, 707.1(b), 907.1, 1107.1(b) 207.1, 307.1, 407.1, 507.1 <u>to be added</u> 203.1(b), 304.1, 404.1, 503.1, 603.1 501.3(a)
405.7		D	1201.1
405.8		D E F	1107.1(d), 1506.3 1008.5 1006.5
405.9		D E F K	207, 307, 407, 507, 607, 707, 807. 907, 1007, 1107 207, 307, 407, 507 to be added, 707 203, 304, 404, 503, 603 501.3
405.10		D E F	1202.1 701.3 700.9, 1006.6
406	Courts (R)		
406.1		D E F K	1205, required only for public buildings 709, required only for public buildings 1007.1 501.5
406.2			Provision not carried forward
406.3			Provision not carried forward
406.4		C	1301.6

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Section	Title	Sub-title	Section
407	Minor Flexibility by Zoning Administrator's Ruling (R)		
407.1		A	304.1
		Y	703.1
408	Gross Floor Area		
408.1		D E F	1203.3, 1703.3 701.2 1203.2
409	Reserved		n/a
410	Deleted		n/a
411	Roof Structures (R)		
411.1 – 411.2		C D E F K	505 1502 1002 1001 <i>To be added</i>
411.3		D E F	1502.4(d) 1002.4(c) 1001.3(c)
411.4		D E F	1502.4(e) 1002.4(d) 1001.3(d)
411.5		D E F	1502.4(f) 1002.4(e) 1001.3(e)
411.6		D E F	1502.4(g) 1002.4(f) 1001.3(f)
411.7		F	1001.5, modified to .4
411.8		D E	1502.5 1002.5
411.9		D E F	1502.6 1002.6 1001.6
411.10	Repealed		Deleted
411.11		D E F	1502.11 1002.11 1001.15
411.12			Provision not carried forward as note required
411.13		F	1001.12
411.14		F	1001.13
411.15		D E F	1502.7 1002.7 1001.8
411.16		D E F	1502.8 1002.8 1001.9
411.17		D	1502.10 1002.10 1001.11

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Section	Title	Sub-title	Section
412	Pervious Surface	C	1600
412.1 (a) – (d)		C	1603.1 (a) – (d)
412.2		C	1603.2
412.3		C	1603.3, modified
412.4		C	1603.4
412.5		C	1603.5
412.6		C	1603.6
412.7		C	1603.7