

## **CROSSWALK - CHAPTER 17 DOWNTOWN DEVELOPMENT OVERLAY DISTRICT**

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](http://www.dc.dc.gov), while the Office of Planning proposed text dated September 9, 2013 is available on the OP website at [dczoningupdate.org](http://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                                                                                                    |
| <b>1700</b>           | <b>General Provisions</b>         |                     |                                                                                                            |
| 1700.1                |                                   | I                   | 100.1, expanded; Chapter 6                                                                                 |
| 1700.2                |                                   | I                   | 100.1, 100.2                                                                                               |
| 1700.3<br>(a) - (g)   |                                   | I                   | 100.2 (a) – (j), reordered and reworded                                                                    |
| 1700.4                |                                   | I                   | 102.2                                                                                                      |
| 1700.5                |                                   | I                   | 103.1                                                                                                      |
| (a)                   |                                   | I                   | 103.2                                                                                                      |
| (b)                   |                                   |                     | Deleted                                                                                                    |
| (c)                   |                                   |                     | Deleted                                                                                                    |
| 1700.6                |                                   | I                   | 601.12                                                                                                     |
| 1700.7                |                                   | I                   | 1300.1                                                                                                     |
| (a)                   |                                   | I                   | 1300.1(a)                                                                                                  |
| (b)                   |                                   | I                   | 1300.1(b)                                                                                                  |
| (c)                   |                                   | I                   | 1300.1(c)                                                                                                  |
| (d)                   |                                   |                     | Deleted. Projects completed.                                                                               |
| <b>1701</b>           | <b>Area-Wide Design Standards</b> |                     |                                                                                                            |
| 1701.1                |                                   |                     | Deleted - provision has been repealed.                                                                     |
| 1701.2                |                                   | I                   | 500.6, <u>to be corrected to note "...D-3-B-1 through D-8-B-1..."</u>                                      |
| 1701.3                |                                   | I                   | 314.1                                                                                                      |
| 1701.4<br>(a) – (g)   |                                   | I                   | 603.1(c) (2), expanded                                                                                     |
| 1701.5<br>(a) and (c) |                                   | I                   | 603.1 (b)                                                                                                  |
| (b)                   |                                   |                     | 605.1 (b)(1) changed to 40 feet separation                                                                 |
| 1701.6                |                                   | I                   | 603.2, 605.2                                                                                               |
| 1701.7                |                                   | I                   | Chapter 2                                                                                                  |
| <b>1702</b>           | <b>Area-Wide Use Provisions</b>   |                     |                                                                                                            |
| 1702.1                |                                   | I                   | 601.2, 602.2(a), 604.2(a) – changed to .5 FAR for consistency and applied to primary and secondary streets |
| (a) (b)               |                                   | I                   | 403.4 (a), 602.2 (b), 604.2(b)                                                                             |
| (c)                   |                                   | I                   | 602.3, 604.3                                                                                               |
| 1702.2                |                                   | I                   | Chapter 6                                                                                                  |

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| Current Provisions |                                                 | Proposed Provisions |                                           |
|--------------------|-------------------------------------------------|---------------------|-------------------------------------------|
| Section            | Title                                           | Sub-title           | Section                                   |
| (a)                |                                                 | I                   | Chapter 6                                 |
| (b)                |                                                 | I                   | 602.4, 607.3 (d)                          |
| (c)                |                                                 | I                   | 602.5                                     |
| (d)                |                                                 | B                   | 201.25                                    |
| 1702.3             |                                                 | I                   | 401.11 amended                            |
| 1702.4             |                                                 |                     | deleted                                   |
| 1702.5             |                                                 |                     | Deleted - provision no longer applicable. |
| (a) - (c)          |                                                 |                     |                                           |
| 1702.6             |                                                 | I                   | 401.10, 602.3, 604.3                      |
| 1702.7             |                                                 | I                   | 1102.5                                    |
| (a) – (c)          |                                                 |                     |                                           |
| 1702.8             |                                                 |                     | Deleted - projects completed.             |
| <b>1703</b>        | <b>Downtown Shopping District (Retail Core)</b> | I                   | <b>606</b>                                |
| 1703.1             |                                                 | I                   | 606.1                                     |
| (a) – (b)          |                                                 |                     |                                           |
| 1703.2             |                                                 | I                   | 606.1, 606.2                              |
| 1703.3             |                                                 | I                   | 606.3 (a) and (b)                         |
| (a)                |                                                 | I                   | 601.2 (a), 604.2 (a)                      |
| (b)                |                                                 | I                   | 602.2 (b), 604.2 (b)                      |
| (c)                |                                                 | I                   | 602.3, 604.3                              |
| (d)                |                                                 | I                   | 606.3 (c), 607.3 (d)                      |
| 1703.4             |                                                 | I                   | Chapter 8                                 |
| (a) – (c)          |                                                 |                     | Deleted – retail required                 |
| (d)                |                                                 | I                   | 801.1, 801.2, amended                     |
| 1703.5             |                                                 | I                   | 801.1, 803                                |
| 1703.6             |                                                 |                     | 801.2                                     |
| <b>1704</b>        | <b>Downtown Arts District</b>                   | I                   | <b>607</b>                                |
| 1704.1             |                                                 | I                   | 607.1                                     |
| (a) – (c)          |                                                 |                     |                                           |
| 1704.2             |                                                 | I                   | 607.1, 607.2                              |
| 1704.3             |                                                 | I                   | 607.3 (a) and (b)                         |
| (a)                |                                                 | I                   | 607.3 (b)(2)                              |
| (b)                |                                                 | I                   | 607.3(c)(1)                               |
| (c)                |                                                 | I                   | 607.3 (c)(2)                              |
| (d)                |                                                 | I                   | 607.3 (g)                                 |
| (e)                |                                                 | I                   | 607.3 (h)                                 |
| 1704.4             |                                                 |                     | Provision not carried forward             |
| (a) – (b)          |                                                 |                     |                                           |
| 1704.5             |                                                 | I                   | 607.3 (c) (3)                             |
| (a) – (d)          |                                                 |                     |                                           |
| 1704.6             |                                                 | I                   | 801.1, 801.2 amended                      |
| 1704.7             |                                                 |                     | Provision not carried forward             |
| (a), (b)           |                                                 |                     |                                           |
| 1704.8             |                                                 |                     | Provision not carried forward             |
| 1704.9             |                                                 | I                   | 803.5 (b), amended                        |
| 1704.10            |                                                 | I                   | 803.5 (c), amended                        |

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| Current Provisions  |                                              | Proposed Provisions |                                                 |
|---------------------|----------------------------------------------|---------------------|-------------------------------------------------|
| Section             | Title                                        | Sub-title           | Section                                         |
| <b>1705</b>         | <b>Chinatown</b>                             | I                   | 609                                             |
| 1705.1<br>(a) – (d) |                                              | I                   | 609.1                                           |
| 1705.2              |                                              | I                   | 609.1, 609.2                                    |
| 1705.3              |                                              | I                   | 609.3                                           |
| 1705.4              |                                              | I                   | 801.2, residential and HP provisions            |
| 1705.5              |                                              | I                   | 801.1, 801.2 amended                            |
| <b>1706</b>         | <b>Residential and Mixed Use Development</b> |                     |                                                 |
| 1706.1<br>(a) – (e) |                                              | I                   | 100.1 (b), 100.2 (a), 401.1                     |
| 1706.2              |                                              | I                   | 401.1, 900.8                                    |
| 1706.3<br>(a) - (c) |                                              | I                   | 802, Chapter 9                                  |
| (d)                 |                                              | I                   | 900.3                                           |
| 1706.4              |                                              |                     |                                                 |
| (a)                 |                                              | I                   | 207.1                                           |
| (b)                 |                                              | I                   | 207.1                                           |
| (c)                 |                                              | I                   | 401.7, modified                                 |
| (d)                 |                                              | I                   | 207.1, 401.7                                    |
| (e)                 |                                              | I                   | 802                                             |
| (f)                 | deleted                                      | I                   | deleted                                         |
| 1706.5              |                                              |                     |                                                 |
| (a)                 |                                              | I                   | 208.1, 209.1                                    |
| (b)                 |                                              | I                   | 208.1, 209.1                                    |
| (c)                 |                                              | I                   | 401.8, modified                                 |
| (d)                 |                                              | I                   | 208.1, 401.8                                    |
| (e)                 |                                              | I                   | 802                                             |
| (f)                 | deleted                                      | I                   | deleted                                         |
| 1706.6              |                                              |                     |                                                 |
| (a)                 |                                              |                     | 210.1, 211.1                                    |
| (b)                 |                                              |                     | 210.1, 211.1 (1.5 FAR in D-6-B-1)               |
| (c)                 |                                              |                     | 401.9 (D-6-B-2 only)                            |
| (d)                 |                                              |                     | 802                                             |
| 1706.7              |                                              |                     | 2 8 9                                           |
| (a)                 |                                              | I                   | 207 - 211, 401.7 - 401.9                        |
| (a)(1)              |                                              | I                   | 807                                             |
| (a)(2)              |                                              | I                   | 802.5 (a), (b)                                  |
| (a)(3)              |                                              |                     | Provision not carried forward – retail required |
| (b)                 |                                              | I                   | 207 - 212                                       |
| (b)(1)              |                                              | I                   | 900.1                                           |
| (b)(2)              |                                              | I                   | 900.7                                           |
| 1706.8<br>(a) – (c) |                                              | I                   | 205-213, 801, 802                               |
| 1706.9              |                                              | I                   | 900.5                                           |
| 1706.10             |                                              | I                   |                                                 |
| (a)                 |                                              | I                   | 401.4 (e), (f)                                  |
| (b)                 |                                              | I                   | 401.12                                          |

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| Current Provisions   |                                        | Proposed Provisions |                                                                       |
|----------------------|----------------------------------------|---------------------|-----------------------------------------------------------------------|
| Section              | Title                                  | Sub-title           | Section                                                               |
| (c)                  |                                        | I                   | 801.2                                                                 |
| 1706.11              |                                        | I                   | 308.4 – 308.6                                                         |
| 1706.12              |                                        |                     | Provision not carried forward                                         |
| 1706.13              |                                        | I                   | Chapter 8                                                             |
| (a)                  |                                        | I                   | 805, 806.1                                                            |
| (b)                  |                                        | I                   | 806.2 - 806.5                                                         |
| 1706.14              |                                        | I                   | 207, 209, 211                                                         |
| 1706.15              |                                        | I                   | 613.4                                                                 |
| 1706.16<br>(a) - (f) |                                        | I                   | 801.1 (g), 801.2                                                      |
| 1706.17              |                                        |                     | Provision not carried forward                                         |
| 1706.18              |                                        | I                   | 401.4 (e)                                                             |
| 1706.19              |                                        |                     | Provision not carried forward                                         |
| 1706.20              |                                        | I                   | 308.3, amended                                                        |
| 1706.21              |                                        |                     | Provision not carried forward                                         |
| 1706.22              |                                        |                     | Provision not carried forward, no longer relevant                     |
| 1706.23              |                                        | I                   | 401.13, amended and expanded                                          |
| 1706.24 –<br>1706.27 |                                        |                     | Provision not carried forward                                         |
| 1706.28              |                                        |                     | Provision not carried forward                                         |
| <b>1707</b>          | <b>Historic Preservation</b>           | I                   | 808                                                                   |
| 1707.1<br>(a) – (f)  |                                        | I                   | 808.1<br>100.2 (b) –(d) and (h)                                       |
| 1707.2               |                                        | I                   | 808.2                                                                 |
| 1707.3               |                                        |                     | Provision not carried forward                                         |
| 1707.4<br>(a) – (w)  |                                        | I                   | 308.3                                                                 |
| 1707.5               |                                        | I                   | 308.3 (a)                                                             |
| (a)-(j)              |                                        |                     | 808.3 – 808.7                                                         |
| 1707.6               |                                        | I                   | 316.2. 318.2                                                          |
| 1707.7               |                                        | I                   | 308.3 (b)                                                             |
| <b>1708</b>          | <b>Combined Lot Development</b>        | I                   |                                                                       |
| 1708.1<br>(a)-(n)    |                                        | I                   | Chapters 8, 9; modified to the proposed credit system and trade areas |
| 1708.2               |                                        | I                   | 806.2                                                                 |
| 1708.3               |                                        | I                   | 806.3                                                                 |
| 1708.4               |                                        | I                   | Provision not directly carried forward, but incorporated in 806.3     |
| 1708.5               |                                        |                     | 806.4                                                                 |
| 1708.6               |                                        | I                   | 806.5                                                                 |
| <b>1709</b>          | <b>Transferable Development Rights</b> | I                   | Chapters 8, 9; modified to the proposed credit system and trade areas |
| 1709.1 –<br>1709.14  |                                        | I                   | 807                                                                   |
| 1709.15-<br>1709.19  |                                        | I                   | 900.8, Figure 20, modified to trade areas                             |
| 1709.20              |                                        | I                   | 306.4                                                                 |

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| <b>Current Provisions</b> |                                                                           | <b>Proposed Provisions</b> |                                                                                                                    |
|---------------------------|---------------------------------------------------------------------------|----------------------------|--------------------------------------------------------------------------------------------------------------------|
| <b>Section</b>            | <b>Title</b>                                                              | <b>Sub-title</b>           | <b>Section</b>                                                                                                     |
| 1709.21<br>(a) – (b)      |                                                                           |                            | Provision not carried forward, project completed                                                                   |
| 1709.22                   |                                                                           |                            | Provision not carried forward                                                                                      |
| 1709.23                   |                                                                           | I                          | 205.1                                                                                                              |
| 1709.24<br>(a) – (c)      |                                                                           |                            | Provision not carried forward; covered by PUD provisions                                                           |
| <b>1710</b>               | <b>Retail and Service Uses</b>                                            |                            |                                                                                                                    |
| 1710.1                    |                                                                           | B<br>I                     | Chapter 2, use categories<br>Chapter 4, use permissions & requirements                                             |
| <b>1711</b>               | <b>Arts Uses and Arts-Related Uses</b>                                    |                            |                                                                                                                    |
| 1711.1                    |                                                                           | B<br>I<br><br>I<br>C       | Chapter 2, use categories<br>Chapter 4, use permissions and requirements<br>607.3, Arts subarea<br>2404, Arts uses |
| <b>1712</b>               | <b>Office Space Uses</b>                                                  |                            |                                                                                                                    |
| 1712.1                    |                                                                           | B<br>I                     | Chapter 2, use categories<br>Chapter 4, use permissions and requirements                                           |
| <b>1713-<br/>1719</b>     | <b>[Reserved]</b>                                                         |                            | deleted                                                                                                            |
| <b>1720</b>               | <b>Mount Vernon Triangle District: Objectives and Boundaries (DD/MVT)</b> | I                          | 611                                                                                                                |
| 1720.1 –<br>1720.6        |                                                                           | I                          | 611.1, 611.2                                                                                                       |
| <b>1721</b>               | <b>Office of Planning Review</b>                                          |                            |                                                                                                                    |
| 1721.1 –<br>1721.2        |                                                                           | I                          | 601.12, modified                                                                                                   |
| <b>1722</b>               | <b>Streetwall Design Standards</b>                                        | I                          | 611.4                                                                                                              |
| 1722.1                    |                                                                           |                            | 611.2                                                                                                              |
| 1722.2,<br>1722.3         |                                                                           |                            | 603.1(b), 605.1(a)                                                                                                 |
| 1722.4                    |                                                                           |                            | 603.1(c)(1), 605.1(b)(1)                                                                                           |
| 1722.5                    |                                                                           |                            | 603.1(a)                                                                                                           |
| <b>1723</b>               | <b>Principal Intersection Area (PIA)</b>                                  |                            |                                                                                                                    |
| 1723.1 –<br>1723.6        |                                                                           | I                          | 612.1                                                                                                              |
| <b>1724</b>               | <b>PIA Maximum Building Height</b>                                        |                            |                                                                                                                    |
| 1724.1 –<br>1724.2        |                                                                           | I                          | 612.4 (a)                                                                                                          |
| <b>1725</b>               | <b>PIA: Minimum Ground Floor Height</b>                                   |                            |                                                                                                                    |
| 1725.1                    |                                                                           | I                          | 612.4 (a)                                                                                                          |
| <b>1726</b>               | <b>PIA: Streetwall Design</b>                                             |                            |                                                                                                                    |
| 1726.1                    |                                                                           | I                          | 612.4 (b)(1)                                                                                                       |
| 1726.2                    |                                                                           |                            | 612.4 (b)(2)                                                                                                       |
| <b>1727</b>               | <b>PIA: Miscellaneous Provisions</b>                                      |                            |                                                                                                                    |
| 1727.1                    |                                                                           | I                          | 612.4 (c)(1)                                                                                                       |
| 1727.2                    |                                                                           | I                          | 612.4 (d)                                                                                                          |

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| Current Provisions |                                                                           | Proposed Provisions |                                            |
|--------------------|---------------------------------------------------------------------------|---------------------|--------------------------------------------|
| Section            | Title                                                                     | Sub-title           | Section                                    |
| <b>1728</b>        | <b>Reduction of Rear Yard and Side Yards of Buildings Abutting Alleys</b> |                     |                                            |
| 1728.1 –<br>1728.3 |                                                                           |                     | Provisions not carried forward             |
| <b>1729</b>        | <b>Ground Floor Parking and Loading</b>                                   |                     |                                            |
| 1729.1             |                                                                           |                     | Provision not carried forward              |
| <b>1730</b>        | <b>Driveways on Preferred Use Street Frontages</b>                        |                     |                                            |
| 1730.1             |                                                                           | I                   | Provision not carried forward              |
| 1730.2             |                                                                           | I                   | 611.4 (c)                                  |
| 1730.3             |                                                                           | I                   | 611.4(d)                                   |
| 1730.4             |                                                                           | I                   | 611.4(e)                                   |
| 1730.5             |                                                                           | I                   | 611.4(g)                                   |
| <b>1731</b>        | <b>Driveways: Other Street Frontages</b>                                  |                     |                                            |
| 1731.1 –<br>1731.5 |                                                                           | I                   | 611.4 (f)                                  |
| 1731.6             |                                                                           | I                   | 611.4(g)                                   |
| <b>1732</b>        | <b>Permitted Ground Floor Uses</b>                                        |                     |                                            |
| 1732.1 –<br>1732.4 |                                                                           | I                   | 601, 611.3, simplified to use categories   |
| 1733               | Ground Floor Areas Required to be Devoted to Preferred Uses               |                     |                                            |
| 1733.1 –<br>1733.2 |                                                                           | I                   | 601, 611.3, simplified to use categories   |
| <b>1799</b>        | <b>Definitions</b>                                                        |                     |                                            |
| 1799.1             |                                                                           | B                   | Definitions deleted or moved to Subtitle B |