

SUPPLEMENTAL MEMORANDUM

TO: District of Columbia Zoning Commission

FROM: Matt Jesick, Development Review Specialist
Joel Lawson, Associate Director, Development Review

DATE: January 6, 2026

SUBJECT: ZC #25-06 – OP Public Hearing Report for a Proposed Text Amendment to Amend the Zoning Regulations Governing Alley Lots
Correction to Draft Zoning Text

The Office of Planning (OP) submitted its public hearing report for this proposed text amendment at Exhibit 187. This memorandum corrects a typo in the public hearing report.

Revised text regarding alley width requirements for residential use is presented on page 40 of Exhibit 187. That text is an old version and not reflective of the guidance, described in the report, that was received from the Fire and Emergency Medical Services Department (FEMS). The corrected text of **Subtitle U § 600.1(f)(6)** is as shown below. The corrected draft text is consistent with FEMS' preference to maintain the matter of right alley width standards for residential use on alley lots. The only change to the existing zoning text would be renumbering the subsection.

- (64) The Alley Lot has access to an improved public street as follows:
- (A) Through an improved public alley or alleys with an alley width of not less than twenty-four feet (24 ft.) at any point between the lot and the public street; or
 - (B) The public street is within three hundred (300) linear feet of the Alley Lot as measured along an improved public alley no or alleys with an alley width of not less than fifteen feet (15 ft.) at any point; and