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## Letter in Support of ZC Case No. 25-06

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**From** Chris Bertels <noreply@adv.actionnetwork.org>

**Date** Wed 8/20/2025 5:01 PM

**To** DCOZ - ZC Submissions (DCOZ) <DCOZ-ZCSubmissions@dc.gov>

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Members of the Zoning Commission,

As someone who lives in a carriage house similar to an alley home, I strongly support making it easier to build on alley lots. It pains me to think housing costs that are so high that people are unable to afford living in DC. I see no downside in easing rules for alley lots.

I also support eliminating parking requirements. My wife and I live car-free in DC, which is very easy to do because we have a great public transportation system. Parking requirements just incentivize car ownership, which increases congestion and undermines the public transit system. Importantly, parking reduces the space available for housing, driving up the cost of housing.

I strongly support the proposed text amendment in ZC-25-06. The proposed changes would help address DC's housing shortage and align with the city's goals to support equitable and inclusive growth.

But DC is in a housing crisis, and we urgently need to build more homes. To help support housing creation, the Zoning Commission should consider:

1. Eliminating expensive parking mandates for alley homes.
2. Aligning unit limits with the limits of their zones.
3. Aligning the height limits of alley homes with their zones.

These changes will help us build a more inclusive, vibrant, and affordable DC.

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