

## Cochran, Patricia (DCOZ)

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**From:** Ron Basumallik <ron@basumallik.com>  
**Sent:** Sunday, October 5, 2025 10:10 AM  
**To:** DCOZ - ZC Submissions (DCOZ)  
**Subject:** Letter in Support of ZC 25-13 and ZC 25-09

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Members of the Zoning Commission,

Legalize 6 plexes city wide with small commercial allowed everywhere. Its a disgrace that this city has taken millions in federal funding from places all over the country to build a metro system and then only allows 2 million dollar single family homes within walking distance of them, reducing the effectiveness of the system.

Democrats will continue to hemorrhage support amongst youth and minorities until they can actually properly legalize building and reduce the cost of living, and I'm not talking about more subsidized housing or forcing developers to set aside a number of unit. The housing market works all over the South in Red States which are now the real beacons of opportunity while blue cities like DC continue to keep the door shut.

I'm writing to urge the Zoning Commission to approve the Office of Planning's proposed upzoning on Wisconsin Avenue (ZC 25-13) and Connecticut Avenue (ZC 25-09). I'm also asking my Councilmembers to support a broader upzoning in the next Comprehensive Plan.

1. Legalize up to Six Homes on All Residential Lots: Take steps to end exclusionary zoning by allowing up to six homes on every residential lot.
2. Allow Parking Flexibility Citywide: Give homebuilders and local businesses the flexibility to determine parking based on their specific site and neighborhood needs, rather than forcing arbitrary mandates that waste space and increase costs for renters.



3. Promote Transit Oriented Development: Allow buildings to reach 90 feet within ½ mile of Metro stations and ¼ mile of high-frequency bus lines (with automatic expansion when new bus lines/metro stops are added).

Ward 3 has long under-produced housing relative to its access to opportunity. These rezonings—and a broader upzoning in the Comp Plan—will help keep long-time residents, welcome new neighbors, and ensure our local shops and schools thrive.

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