

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING: April 15, 1970

Appeal No. 10341 Albert Emsellem, Appellant

THE ZONING ADMINISTRATOR OF THE DISTRICT OF COLUMBIA, Appellee

EFFECTIVE DATE OF ORDER: September 21, 1971

On motion duly made, seconded and unanimously carried, the following Order of the Board was entered at the meeting of April 22, 1970:

ORDERED:

That the appeal for permission to change a nonconforming use from a drycleaning establishment to retail sales of TV and radios including repair in basement at 1801 Calvert Street, N.W., lot 800, Square 2547, be **CONDITIONALLY GRANTED**.

FINDINGS OF FACT:

1. The subject property is located in an R-5-B District.
2. The property is improved with a 2-story brick building the first floor of which was used as a drycleaning establishment.
3. The appellant proposes to establish a retail store for the sale of TV's and radios including a repair shop in lieu of the drycleaning establishment.
4. Appellant alleged that the drycleaning establishment has been in the building for thirty years. There will be two employees on the premises and the hours of operation will be from 9:00 a.m. to 7:00 p.m. The first floor as well as the basement will be used by the appellant.
5. There was no opposition to the granting of this appeal registered at the public hearing.

OPINION:

We are of the opinion that this use will not have an adverse affect upon the character and future development of the neighborhood and will not substantially impair the purpose, intent and integrity of the Zoning Regulations and Map.

This Order shall be subject to the following Condition:

No neon or gas tube display shall be located on the outside of the building nor shall any such display be placed inside the building and be visible from the outside.

BY ORDER OF THE D.C. BOARD OF ZONING ADJUSTMENT

ATTESTED:

By:

GEORGE A. GROGAN
Secretary of the Board

THAT THE ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS ONLY UNLESS APPLICATION FOR A BUILDING AND/OR OCCUPANCY PERMIT IS FILED WITH THE DIRECTOR OF INSPECTIONS WITHIN A PERIOD OF SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER.
