

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING - April 15, 1970

Appeal No. 10347 Addie Glenn, appellant.

THE ZONING ADMINISTRATOR OF THE DISTRICT OF COLUMBIA, appellee.

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

EFFECTIVE DATE OF ORDER - August 26, 1971

ORDERED:

That the appeal for variance from the side yd. requirements of the R-5-A Dist. to permit one story rear addition at 204 35th St., N.E., lot 69, Sq. W-5046 be granted.

FINDINGS OF FACT:

1. The subject property is located in an R-5-A District.
2. The property is improved with a two story single family dwelling.
3. The Appellant proposes to erect a one story rear addition to the existing dwelling.
4. The Appellants lot is 15.25" by 110.0". The proposed addition will be used for additional living quarters with a wash room at one end and an enlargement of the kitchen. The dwelling has no basement.
5. There was no opposition to the granting of this Appeal registered at the Public Hearing.

OPINION

We are of the opinion that the Appellant has proved a hardship within the meaning of the variance clause of the Zoning Regulations and a denial of the request to relief will result in peculiar and exceptional practical difficulty and undue hardship upon the owner. Further we hold that the request to relief can be granted without substantial detriment to the public good and without substantially impairing the intent, purpose and integrity of the zoned plan as embodied in the Zoning Regulations and Map.

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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.