

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING - November 18, 1970

Appeal No. 10569 Jenifer Mall Association, 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 November 24, 1970.

EFFECTIVE DATE OF ORDER - December 23, 1970

ORDERED:

That the appeal for permission to erect office building with roof structures in accordance with Section 3308 at 44th and Jenifer Streets, N.W., lots 1-6, Square 1579 be granted.

FINDINGS OF FACT:

1. The subject property is located in a C-3-A District.
2. The subject property consists of an area of 23,908.5 square feet and is currently unimproved.
3. The appellant proposes to construct a four (4) story office building with shopping mall with an area of 69,090 square feet.
4. The total area of the roof structure will be 4,324 square feet and the F.A.R. of the building without roof structure will be 2.95. The F.A.R. of the roof structure will be 0.18.
5. The penthouse of the proposed office building will house the cooling tower, mechanical equipment, stair, and elevator equipment.
6. The material and color of the street facade of the building will be colonial face brick, medium bronze anodized, aluminum windows and slate shingles with Oxford gray-rustic texture.

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7. The material and color of the roof structure will be metal panels (porcelaine with medium bronze color finish).

8. This appeal was filed and heard under plan by H. D. Nottingham & Assoc., Architects, drawings A-1, C-1, A-8, A-9, A-10, A-11, approved as noted by Mr. Arthur P. Davis, Member of the Board, November 23, 1970.

9. No opposition was registered at the public hearing to the granting of this appeal.

OPINION:

The Board concluded that the roof structure of this proposed office building will harmonize with the street frontage of the building in architectural character, material and color. The roof structures are in harmony with the purpose and intent of the Zoning Regulations and will not tend to affect adversely the use of nearby and adjoining property if constructed in accordance with the plans on file and sighted in #8 above.

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

ATTESTED:

By: 
ARTHUR B. HATTON
Executive Director

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.