

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING - November 18, 1970

Appeal Nos. 10595-96 Washington Medical Center, Inc., appellant

THE ZONING ADMINISTRATOR OF THE DISTRICT OF COLUMBIA, appellee

On motion duly made, seconded and unanimously carried, the following Orders of the Board were entered at the meeting of December 15, 1970.

EFFECTIVE DATE OF ORDER - August 16, 1971

ORDERED:

That the appeals for permission to enlarge roof structures at 915 19th Street, N.W., lot 837, Square 106 and 1815 Eye Street, N.W., lot 836, Square 106 be granted.

FINDINGS OF FACT:

1. The subject properties are located in a C-4 District.
 2. The properties are improved with a 10 story hospital.
 3. The appellant proposes to enlarge the roof structure of the subject buildings.
 4. The hospital at 915 19th Street, N.W. (10596) has a lot area of 8,122 square feet and the area of the building is 69,079 square feet. The total area of the roof structure will be 1,711 square feet with an FAR of the roof structure .213. The FAR of the building without roof structure will be 8.5. The penthouse will have the elevator equipment. The material and color of the roof structure will be asbesto- cement panels, color of which blends with existing masonry-brick (See Exhibit No. 14).
 5. The hospital at 1815 Eye Street, N.W. (10595) has 12 stories and a lot area of 25,111 square feet. The area of the building will be 113,950. The total area of the roof structure will be 3,122 square feet with an FAR of .124. The FAR of the building without roof structures will be 4.5. The penthouse will house elevator equipment. The material and color of the roof structure will be of masonry-brick facing (See Exhibit No. 13).
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Appeal No. 10595-96
Page 2
August 16, 1971

6. This appeal was filed and heard under Plan by Holle & Graffi, Architects, BZA Exhibits 15 (10596) and 16 (10595) approved as noted by Mr. Arthur P. Davis, member of the Board, dated November 30, 1970 (10595) and December 2, 1970 (10596).

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

OPINION:

The Board concludes that the roof structures of the proposed hospitals 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.

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 SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER.