

Before the Board of Zoning Adjustment, D. C.

PUBLIC HEARING - July 14, 1971

Appeal No. 10804 Leonard Rittenberg, appellant.

THE ZONING ADMINISTRATOR OF THE DISTRICT OF COLUMBIA, appellee.

On motion duly made, seconded and carried with Howard H. Mackey dissenting, the following Order of the Board was entered at the meeting of July 20, 1971.

ORDERED:

That the appeal for variance from the use provisions of R-5-C District to permit a nurses registry at 1629 Columbia Road, NW, lot 476, Square 2589, be DENIED.

EFFECTIVE DATE OF ORDER-July 26, 1971

FINDINGS OF FACT:

1. The subject property is located in a R-5-C District.
2. The property is improved with an apartment building located at 1629 Columbia Road, NW., lot, 476, Square 2589.
3. The appellant request a variance from the use provisions of R-5-C district to permit a nurses registry in the basement of 1629 Columbia Road, NW.
4. The basement has been previously used as a storage room.
5. There was no opposition registered at the public hearing as to the granting of this appeal.

OPINION:

We are of the opinion that this appeal must be denied in that the appellant has failed to prove a hardship within the meaning of the variance clause of the Zoning Regulations.

Further, we hold that the requested relief cannot be granted without substantial detriment to the public good and without substantially impairing the intent, purpose and integrity of the zone 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