

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING -- July 14, 1971

Appeal No. 10846      Norman Bernstein, et al, Trustees, appellants

THE ZONING ADMINISTRATOR OF THE DISTRICT OF COLUMBIA, appellee

On motion duly made, seconded and unanimously carried, the following Order was entered at the meeting of the Board on July 20, 1971:

ORDERED:

That the appeal for permission to continue parking lot for 5 years at 915-19-21 Massachusetts Avenue, N.W., Lots 801 and 802, Square 370, be granted conditionally.

EFFECTIVE DATE OF ORDER -- August 20, 1971

FINDINGS OF FACT:

1. As the result of an inspection of the property by the Board and from the records and the evidence adduced at the hearing, the Board finds that the continuation of this parking lot, subject to the conditions set forth below, is not likely to become objectionable to adjoining and nearby property because of noise, traffic, or other objectionable conditions and that the present character and future development of the neighborhood will not be affected adversely by the use. Further, this lot is located in the S-P District in which district controlled parking facilities are to be encouraged.

2. The Department of Highways and Traffic offers no objection to the granting of this appeal.

3. There was limited opposition registered by the United Association of Journeymen and Apprentices of the Plumbing and Pipe Fitting Industry of the United States and Canada.

This Order shall be subject to the following conditions:

a. Permit shall be issued for a period of five years, but shall be subject to renewal in the discretion of the Board upon the filing of a new appeal in the manner prescribed by the Zoning Regulations.

b. All areas devoted to driveways, access lanes and parking areas shall be maintained with a paving of material forming an all-weather, impervious surface.

c. No vehicle or any part thereof shall be permitted to project over any lot or building line or on or over the public space.

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d. No other use shall be conducted from or upon the premises and no structure other than an attendant's shelter shall be erected or used upon the premises unless such use or structure is otherwise permitted in the district in which the lot is located.

e. Any lighting used to illuminate the lot or its accessory buildings shall be so arranged that all direct rays of such lighting are confined to the surface of the parking lot.

f. Appellants shall maintain a masonry wall at least 12 inches thick and 42 inches high across the front of the lot, excluding openings.

g. There shall be no signs on the parking lot other than those required by municipal law or regulation.

h. Appellants shall maintain an eight-inch concrete coping along the driveway into this lot across public parking strip to prevent any automobile from parking on the public parking area strip.

Occupancy permit shall not issue until all conditions of this Order are met and complied with. Further, the Board reserves the right to direct revocation of the permit upon a proper showing that any terms or conditions of this Order have been violated.

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

ATTESTED:

BY:

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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.