

Before the Board of Zoning Adjustment, D. C.

PUBLIC HEARING - July 14, 1971

Appeal No. 10854 Jr. League of Washington, Inc., 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 July 20, 1971.

ORDERED:

That the appeal for variance of Section 7201.3 to permit waiver of parking requirements for enlargement of building located at 3037-39-41 M Street., N. W., lot 897, Square 1209, be GRANTED.

FINDINGS OF FACT:

1. The subject property is located in a C-2-A District.
2. The property is presently used as combined commercial, retail and residential located at 3037-39-41 M Street, N. W., lot 897, Square 1209.
3. The appellant proposes no change in the proposed use of property.
4. The appellant request a variance to increase second floor area (commercial occupancy) by 39% without increasing parking requirement.
5. Opposition was registered at the public hearing as to the granting of this appeal.

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OPINION:

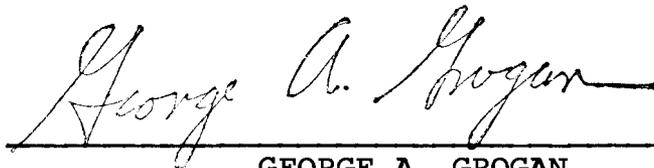
We are of the opinion that appellant has proven a hardship within the meaning of the variance clause of the Zoning Regulations and that a denial of the requested relief will result in peculiar and exceptional practical difficulties and undue hardship upon the owner.

Further, we hold that the requested relief can 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.

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.

