

Before the Board of Zoning Adjustment, D. C.

PUBLIC HEARING--Nov. 25, 1964

Appeal #7990 Burman Properties, Inc. appellant.

The Zoning Administrator District of Columbia, appellee.

On motion duly made, seconded and unanimously carried the following Order was entered on December 1, 1964:

ORDERED:

That the appeal to change a nonconforming use from sheet metal shop to sales office and stock for wholesale and retail heating, air-conditioning and refrigeration supplier and allied lines at the rear of 917-23 M St. N.W., alley lot 147, square 368, be granted for the following reasons:

(1) From the records and the evidence adduced at the hearing, the Board finds that the use of this building, which will operate five days a week and occasionally on Saturdays, is primarily for office use as a jobber and also where the mechanics come to receive orders, will not provide a neighborhood facility, but in our opinion will not affect adversely the present character or future development of the neighborhood in accordance with these regulations and the Comprehensive Plan for the District of Columbia. The use proposed will be in a building located on two wide alleys and in the rear of the commercial frontage of 9th Street.

(2) There was one letter in opposition to the appeal on the basis of there being no parking and that the alley will be blocked. The Board feels, however, that due to the width of the alleys in this square which consist of two thirty foot and one fifteen foot wide alleys, will provide ample room for the use of the appellant for loading and unloading without undue crowding in the alley.