

PUBLIC HEARING--May 12, 1965

Appeal #8164 Allen-Mit chell & Co. appellant.

The Zoning Administrator District of Columbia, appellee.

On motion duly made, seconded and unanimously carried the following Order was entered on May 17, 1965:

**ORDERED:**

That the appeal for a variance from the provisions of Sect. 7206.4 of the Zoning Regulations to permit attendant parking for required addition to existing building at 1053 - 31st St. N.W., lot 73, square 1190, be granted.

From the records and the evidence adduced at the hearing, the Board finds the following facts:

(1) Appellant proposes to erect an addition providing a second floor to his existing one-story building which will provide an additional 7200 square feet of office space. Under the Zoning Regulations he is required to provide parking space for six automobiles. He states that available space on the property will accommodate six cars but only if he provides ~~attendant~~ attendant to move the cars. He has a space twenty by sixty-one feet which will accommodate the six automobile parking spaces but these spaces will not be in accordance with paragraph 7206.4 of the Zoning Regulations which reads:

"7206.4 Each parking space shall be accessible at all times directly from streets or alleys or from streets or alleys through means of ingress and egress from graded and unobstructed private driveways or aisles which are paved with materials which form an all-weather impervious surface."

(2) Appellant states that these parking spaces will probably be utilized by persons coming in the morning and leaving in the afternoon which will require moving of automobiles at times.

(3) The two abutting property owners have no objection to the granting of the appeal. There was no other objection to the granting of this appeal registered at the public hearing.

**OPINION:**

We are of the opinion that appellant has proven a hardship within the provisions of Section 8207.11 of the Zoning Regulations which is the hardship clause. In this instance it is our opinion that the 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.

This Order shall be subject to the following:

(a) The parking area shall be paved with materials which form an all-weather impervious surface.