

Before the Board of Zoning Adjustment, D. C.

public hearing--May 12, 1965

Appeal #8169 George Washington University, appellant.

The Zoning Administrator District of Columbia, appellee.

On motion duly made, seconded and carried with Mr. Davis dissenting, the following Order was entered on May 17, 1965:

ORDERED:

That the appeal to permit erection of new buildings, remodeling and additions to buildings as part of the University Campus Area, be approved or denied as follows:

1. Remodel existing structure at 702 - 19th Street and 1901 G Street, N.W., for faculty offices and seminar rooms to house the University's Institute for Sino-Soviet Studies, as a part of the University's Master Plan, lot 27, square 120, is GRANTED.

2. Erect a law library at 710-20 - 20th Street, N.W., part of lot 838, square 102. This building will be a five-story fire-resistance addition to the existing law school and is a part of the University's Master Plan, is GRANTED.

3. Remodel existing structure at 815 - 21st Street, N.W., for faculty offices, as a part of the University's Master Plan, lot 820, square 101, is GRANTED.

4. Remodel or rebuild existing four-story warehouse for University maintenance shops and storage facilities at the rear of 2129 Eye Street, N.W., lot 32, square 75, is GRANTED.

5. Erect a three-story addition to present women's physical education building at 821 - 23rd Street, N.W., to provide for offices and locker facilities, lot 845, square 55, is GRANTED.

6. Erect four tennis courts on existing student parking lot located at 2310½ Eye Street, N.W., lot 832, square 41, is GRANTED.

7. Establish a temporary parking lot for staff at 2312-24 H Street, N.W., ~~xxxxx~~ and 733-39 - 24th Street, N.W., lots 806 and 815, square 42, is DEFERRED.

(a) The University has submitted building plans, elevation and site plans for the specific requests contained herein.

(b) The University has submitted a Master Plan which includes an illustrative development plan, tables showing building bulk, number of stories and the FAR.

(c) A table showing required parking based on the completed campus, as well as maps showing building height, existing parking facilities and existing University uses.

(d) The University campus area plan is the same as approved by the National Capital Planning Commission in 1958. This plan provides for development of the

campus up to the year 2000.

(e) The University now has an enrollment of approximately 12,000 students, of which about 5500 are full-time, day-time students, with 2000 students living in University housing in the campus area. This Master Plan projects a full-time student enrollment of approximately 15,000 in 1985, with about 4000 being housed in campus dormitories and the remaining being made up of commuting students. The total area in the campus is approximately 42 acres, of which the University now owns roughly 70%.

(f) The University provides about 1600 parking spaces for its faculty, staff and students. The completed Master Plan calls for, based on present zoning regulations, about 4000 parking spaces.

(g) The National Capital Planning Commission recommends approval of the University's requests with the exception of the temporary parking lot for its staff at 2312-24 H Street, N.W., pending further study and consultation with the University and residents of the area.

(h) There was objection to the granting of this appeal registered at the public hearing.

OPINION:

We are of the opinion that the use proposed in this appeal are so located that they are not likely to become objectionable to neighboring property because of noise, traffic, number of students, or other objectionable conditions, as these uses are in the normal complex of the University's Master Plan on file with the Board.

We are further of the opinion that the granting of these exceptions will be in harmony with the general purpose and intent of the zoning regulations and maps and will not tend to affect adversely the use of neighboring property in accordance with these regulations and maps.

PUBLIC HEARING—May 12, 1965.

Appeal #8169 George Washington University, appellant.

The Zoning Administrator District of Columbia, appellee.

On motion duly made, seconded and unanimously carried the following Order was entered on July 14, 1965:

ORDERED:

That the appeal to establish a temporary parking lot for staff at 2312-24 H Street, N.W. and 733-39 - 24th St. N.W., lots 806 and 815, square 42, be conditionally granted for the following reasons:

(1) This appeal was heard at public hearing on May 12, 1965 and this was one of seven different requests made by the University, the other six requests having been approved on May 17, 1965.

(2) At the request of the National Capital Planning Commission this portion of the appeal was Deferred for further study. The Planning Commission now reports:

"Motion recommending to the Board of Zoning Adjustment approval of item #7 of appeal #8169 of The George Washington University to establish a temporary parking lot for staff at 2312-24 H St. N.W., and 733-39 - 24th St. N.W. and further recommending to the Board that the University be advised that the Board of Zoning Adjustment will not approve any further use of residentially zoned property for parking".

(3) This parking lot is therefore approved subject to the following condition:

(a) Permit shall issue for a period of one year, 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.

(4) The Board therefore adopts the Motion of the National Capital Planning Commission concerning future use of residential property for the parking of automobiles.