

PUBLIC HEARING—May 12, 1965

Appeal #8171 Blake Development 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 to erect office building with roof structures in accordance with Section 3308 of the Zoning Regulations at 1025 Connecticut Avenue, N.W., lot 35, square 164, to include a floor area ration of 0.25 for said roof structures be granted for the following reasons:

(1) From the records and the evidence adduced at the hearing, the Board finds that the enclosure on the roof of this proposed office building for service equipment will harmonize with the main structure in architectural character, material and color.

(2) The Board also finds that the increase of allowable floor area ration of not exceeding 0.25 is justified and will bein harmony with the general purpose and intent of the zoning regulations and maps and will not tend to affect adversely ~~conditions~~ the use of neighboring property in accordance with said zoning regulations and map.

(3) There was no objection to the granting of this appeal registered at the public hearing.

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING -- May 12, 1965

Appeal No. 8171 Blake Development Company, appellant.

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 June 20, 1967.

EFFECTIVE DATE OF ORDER - Sept. 7, 1967

ORDERED:

That the appeal for permission to erect office building with roof structures in accordance with Section 3308 of the Zoning Regulations at 1025 Connecticut Avenue, NW., lot 35, square 164, be granted.

FINDINGS OF FACT:

- (1) The subject appeal was filed and heard on May 12, 1965.
- (2) At that time, the Board approved the roof structures and a variance of 0.25 allowable FAR for roof structures.
- (3) Appellants presented on June 19, 1967 revised penthouse drawings for consideration by the Board. The revised drawings of the penthouse show precast louvers in lieu of aluminum.
- (4) The revised drawings were approved by Mr. Arthur P. Davis, architect-member of the Board on June 15, 1967, Drawings No. A-17, A-18, A-19, A-20, and A-21.

OPINION:

We are of the opinion that there has been no material alteration of the plans as they were originally approved by the Board in its Order of July 21, 1965.

Therefore, the Board concludes that the revised roof structure plans of this proposed office building will harmonize with the street frontage of the building in architectural character, material and color. The roof structures are in harmony with the purpose and intent of the Zoning Regulations and will not tend to affect adversely the use of nearby and adjoining property.