

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING—October 13, 1965

Appeal #8395 Mrs. E. Bernstein, et al. appellants.

The Zoning Administrator District of Columbia, appellee.

On motion duly made, seconded and unanimously carried the following Order was entered on October 19, 1965:

ORDERED:

That the appeal to change a nonconforming use from a dry cleaning agency to a dry cleaning agency including hand laundry at 1314 - 21st St. N.W., lot 228, square 69, be conditionally granted.

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

(1) Appellant's lot has a frontage of 21.5 feet on 21st Street, a depth of 115.37 feet on Newport Place and contains an area of 2480 square feet of land.

(2) The property is improved with a two-story building and appellant will occupy the first floor only. The business will be operated by the owner and two other employees. Appellant states that 85 to 90% of the work is sent out. He has a home type washing machine and dryer for special work.

(3) There was a petition in favor of the granting of this appeal. There were two persons in opposition.

OPINION:

We are of the opinion that the change of use proposed will provide a neighborhood facility, and that the use 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.

This Order shall be subject to the following condition:

- (a) No neon or gas tube displays shall be located on the outside of the building, nor shall any such displays, if placed inside the building, be visible from the outside of the structure.