

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING -- October 12, 1966

Appeal No. 8950 The Shoreham Hotel Corporation, 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 October 17, 1966.

EFFECTIVE DATE OF ORDER -- May 12, 1967

ORDERED:

That the appeal for permission to continue parking lot for a period of ten years at 2500 Calvert Street, NW., part of lot 11, square 2138, be partially and conditionally granted.

FINDINGS OF FACT:

- (1) Appellant's property is located in an R-5-C District.
- (2) The subject property was inspected by the Board on October 11, 1966 and found to be improved with the Shoreham Hotel with parking in front and on the sides of the hotel. There is also some underground parking.
- (3) The subject parking is to be located in the front of the hotel.
- (4) In Appeal No. 6421 the Board granted permission to continue the operation of this parking lot for a period of five (5) years. The Order of the Board was entered on October 23, 1961.
- (5) The Department of Highways and Traffic offers no objection to the granting of this appeal stating that: "This parking facility has created no traffic problems on Calvert Street. We do not believe, therefore, that continued operation of this parking facility should have an adverse effect on future traffic at this location."
- (6) No opposition to the granting of this appeal was registered at the public hearing.

OPINION:

We are of the opinion that the continuance of this parking lot will not create any dangerous or otherwise objectionable traffic conditions, that the present character and future development of the neighborhood will not be adversely affected, and that the lot is reasonably necessary and convenient to the use it is proposed to serve.

This Order shall be subject to the following conditions:

- (a) Permit shall issue for a period of 5 years, 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.
- (b) All areas devoted to driveways, access lanes and parking areas shall be maintained with a paving of material forming an all-weather impervious surface.
- (c) No vehicle or any part thereof shall be permitted to project over any lot or building line or on or over the public space.
- (d) All parts of the lot shall be kept free of refuse or debris and shall be paved or landscaped. Landscaping shall be maintained in a healthy growing condition and in a neat and orderly appearance.
- (e) No other use shall be conducted from or upon the premises and no structure other than an attendant's shelter shall be erected or used upon the premises unless such use or structures are otherwise permitted in the zoning district in which the parking lot is located.
- (f) Any lighting used to illuminate the parking lot or its accessory building shall be so arranged that all direct rays of such lighting are confined to the surface of the parking lot.

The Board reserves the right to direct revocation of the occupancy permit upon a proper showing that any terms or conditions of this Order have been violated.