

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING -- January 18, 1967

Appeal No. 9086 President and Directors of Georgetown University,
appellants.

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
January 27, 1967.

EFFECTIVE DATE OF ORDER - Jan. 30, 1967

ORDERED:

That the appeal for permission to locate non-profit
organization (Center for Applied Research in the Apostolate)
in building at 1717 Massachusetts Avenue, NW., lot 850, square
157, be granted.

FINDINGS OF FACT:

- (1) The subject property is located in an SP District.
- (2) The Center for Applied Research in the Apostolate is a non-profit organization within the meaning of the Zoning Regulations as evidenced by its Articles of Incorporation (Exhibit No. 8), a letter from the United States Treasury Department, Chief, Exempt Organizations Branch, dated July 14, 1966 (Exhibit No. 10), granting Federal income tax exemption.
- (3) The record also contains a District of Columbia exemption affidavit dated April 28, 1965 granting exemption of the subject organization from the sales and use taxes (Exhibit No. 9).
- (4) The subject organization was issued a certificate of incorporation as a non-profit organization on August 5, 1964 by the District of Columbia Recorder of Deeds (See Exhibit No. 7).
- (5) In BZA Appeals No. 6870 and 6871, the Board granted permission for the erection of the subject SP office building.

(6) A 5.5 FAR factor has been applied in computing the areas of the building, and the necessary off-street parking spaces to serve the office space has been provided.

(7) The subject organization proposes to occupy approximately 4,906 square feet of space on the first floor of the subject building.

(8) The Board incorporates the exhibits submitted in BZA Appeal Nos. 8656,8708,8813, and 8848 to indicate that the building meets the zoning requirements including the parking.

(9) The proposed office use will be located in its entirety within the subject building and no part thereof will be visible from the neighboring property.

(10) No objection to the granting of this appeal was registered at the public hearing.

OPINION:

The Board is of the opinion that permission for the proposed occupancy is in keeping with the letter, intent and purpose of Section 41 of the Zoning Regulations.

We are further of the opinion that the proposed use will be in harmony with the general purpose and intent of the Zoning Regulations and maps and will not tend to adversely affect the use of neighboring property.

The Board retains jurisdiction over the use of space in the subject building by non-profit organizations.

This Order does not limit the floor area or location of the approved organization within the building.