

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING -- May 17, 1967

Appeal No. 9198-99 United Warehouse "B", Inc., and United
Clay Products Company, 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
May 22, 1967.

EFFECTIVE DATE OF ORDER - June 7, 1967

ORDERED:

That the appeal for permission to continue parking lot
for a period of five (5) years in the rear of 3070 V Street,
NE., lots 805 and 806, square 4365, be conditionally granted.

FINDINGS OF FACT:

(1) The subject property is located in an R-1-B District
which abuts a C-M-1 District.

(2) The originally granted permission for the use of this
property for parking after public hearing held September 20, 1957
under BZA Appeal No. 4845. That appeal was granted for a period
of five (5) years.

(3) In BZA Appeal 5904-5905 the Board granted permission
for the continuance of this parking lot for an additional five
year period.

(4) The Department of Highways and Traffic offers no
objections to the granting of these appeals and notes that the
parking lot has created no traffic problems in the past.

(5) 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 develop-
ment of the neighborhood will not be adversely affected, and that
the lot is reasonably necessary and convenient to other uses in
the vicinity.

OPINION Cont'd:

However, the certificate of occupancy shall not issue until the conditions hereinafter set forth in this Order are complied with.

This Order shall be subject to the following conditions:

- (a) Access to the lot shall be through the alley from V Street.
- (b) 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.
- (c) All areas devoted to driveways, access lanes and parking areas shall be maintained with a paving of material forming an all-weather impervious surface.
- (d) No vehicle or any part thereof shall be permitted to project over any lot or building line or on or over the public space.
- (e) 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.
- (f) 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.
- (g) 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.

BY ORDER OF THE D.C. BOARD OF ZONING ADJUSTMENT

ATTESTED:

By: James E. Bess
JAMES E. BESS
Secretary of the Board