

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING -- August 16, 1967

Appeal No. 9306 Blanch A. Grubb, 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 August 16, 1967.

EFFECTIVE DATE OF ORDER - September 8, 1967

ORDERED:

That the appeal for permission to change a non-conforming use from a grocery store to a delicatessen at 1312 Independence Avenue, SE., lot 96, Sq. 1037 be conditionally granted.

FINDING OF FACTS:

- (1) The subject property is located in an R-4 District.
- (2) The property is improved with a two story and basement brick row building abutting a public alley.
- (3) The first floor is now used as a grocery store.
- (4) It is proposed to continue the operation of the grocery store with a delicatessen to provide carry out service.
- (5) The store is open seven days a week during the hours 8:00 a.m. to 10:00 p.m.
- (6) No opposition to the granting of this appeal was registered at the public hearing. The Capitol Hill Southeast Citizens Association supports the granting of this appeal. The record contains one letter from a resident of the area who opposes this appeal.

OPINION:

We are of the opinion that this use will not have an adverse effect upon the present character and future development of the neighborhood and will not substantially impair the purpose, intent or integrity of the zoning regulations and map.

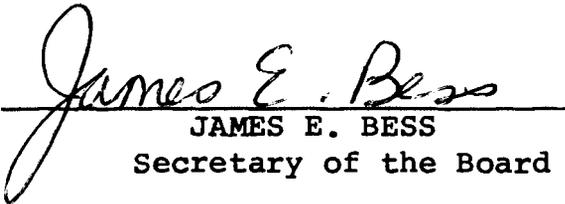
#9306

This Order shall be subject to the following condition:

No neon or gas tube displays shall be located on the outside of the building nor shall any such displays, if located on the inside of the building, be visible from the outside.

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

ATTESTED:

By: 
JAMES E. BESS
Secretary of the Board