

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING - January 15, 1969

Appeal No. 9904 Elizabeth N. Harrison, appellant.

The Zoning Administrator of the District of Columbia, appellee.

EFFECTIVE DATE OF ORDER - March 4, 1969

On motion duly made, seconded and unanimously carried, the following Order was entered at the meeting of the Board on February 18, 1969.

ORDERED:

That the appeal for permission to change a nonconforming use from a grocery store to office for manufacturer's representative and to extend use to basement for incidental storage at 29 - 7th Street, S.E., lot 800, Square 869, be conditionally granted.

FINDINGS OF FACT:

1. The subject property is located in an R-4 District.
2. The property is now improved with a 2-story brick building which is approximately 100 years old. The second floor has been previously used as two 1-bedroom apartments which are currently vacant. The first floor contains a vacant grocery store.
3. It is proposed to use the premises to engage in the designing and selling of commemorative jewelry and gift items to governmental, political, fraternal, business and association-type organizations.
4. Employees shall be limited to six in number.
5. The total area of the building is 1,483.41 square feet. It is proposed to construct men's and women's bathroom in the basement of the premises for employees. In addition, a small storage room will be contained in the basement.
6. No opposition to the granting of this appeal was registered at the public hearing.

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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 maps.

This Order shall be subject to the following conditions:

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.

b. Any type of sign advertising shall be limited to a plaque which shall be limited to 144 square inches.

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

ATTESTED:

By:



CHARLES E. MORGAN
Secretary of the Board

THE ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS ONLY UNLESS APPLICATION FOR A BUILDING AND/OR OCCUPANCY PERMIT IS FILED WITH THE DIRECTOR OF INSPECTIONS WITHIN A PERIOD OF SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER.
