

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING - March 19, 1969

Appeal No. 9954 Irvin I. Wolloch, appellant.

The Zoning Administrator of the District of Columbia, appellee.

EFFECTIVE DATE OF ORDER - April 11, 1969

On motion duly made, seconded and unanimously carried, the following Order was entered at the meeting of the Board on March 25, 1969.

ORDERED:

That the appeal for variance from the side yard requirements of the R-1-B District to permit a 1-story rear addition to dwelling at 4416 Brandywine Street, N.W., lot 48, Square 1588, be granted.

FINDINGS OF FACT:

1. The subject property is located in an R-1-B District.
2. The property is improved with a single-family dwelling which is in excess of 30 years in age.
3. The appellant proposes to construct a 10-foot by 11.67-foot addition to the rear of the dwelling in order to modernize the existing kitchen and permit the addition of a downstairs powder room. The proposed addition will be one story in height.
4. The appellant alleges that surrounding properties have similar renovations.
5. No objection to the granting of this appeal was registered at the public hearing.

OPINION:

We are of the opinion that the appellant has shown a hardship within the meaning of the variance clause of the Zoning Regulations and that to deny the requested relief would result in peculiar and exceptional practical difficulties and undue hardship upon the owner. Further, the

Appeal No. 9954

-2-

requested relief can be granted without substantial detriment to the public good and without substantially impairing the intent, purpose and integrity of the zone plan as embodied in the Zoning Regulations and maps.

Further, we hold that the proposed addition will not tend to affect adversely the use of nearby and surrounding properties.

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.