

**BOARD OF ZONING APPEALS AGENDA
MARCH 7, 2006**

NOTICE IS HEREBY GIVEN pursuant to Sect. 18-110 of the Zoning Ordinance that, at a meeting to be held in the Board Room, Government Center Building, 12000 Government Center Parkway, March 7, 2006, the Board of Zoning Appeals will hold a public hearing on the following applications at the time indicated. At the said public hearing any and all interested persons will be given an opportunity to express their views regarding the application. If you desire to be placed on the speakers' list, or to check on whether the status of the public hearing has changed, call the Zoning Evaluation Division at 324-1280. The following information is a descriptive summary only of the application. Interested parties may review the application or pick up a copy of the staff report at the Zoning Evaluation Division of the Department of Planning and Zoning, 12055 Government Center Parkway, Suite 801. In addition, copies of the staff report are available at the office of the member of the Board of Supervisors in whose district the application property is located. ADA: Reasonable accommodation is available upon 7 days advance notice. For additional information on ADA call (703) 324-1334 (TTY 711 Virginia Relay Center).

MATTERS PRESENTED BY BOARD MEMBERS

- 9:00 A.M. DOUGLAS & MICHELE ADAMCZYK, VC 2005-DR-016 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of addition 16.2 ft. with eave 15.2 ft. from rear lot line. Located at 12507 Forty Oaks Ct. on approx. 8,820 sq. ft. of land zoned R-3. Dranesville District. Tax Map 5-4 ((4)) 15. (Concurrent with SP 2005-DR-050).
DH
Indefinitely
Deferred
- 9:00 A.M. DOUGLAS & MICHELE ADAMCZYK, SP 2005-DR-050 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit a reduction to minimum yard requirements based on error in building location to permit accessory structure to remain 7.4 ft. from the rear lot line. Located at 12507 Forty Oaks Ct. on approx. 8,820 sq. ft. of land zoned R-3. Dranesville District. Tax Map 5-4 ((4)) 15. (Concurrent with VC 2005-DR-016).
DH
Indefinitely
Deferred
- 9:00 A.M. BULENT BOZDEMIR, SP 2005-DR-042 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building location to permit addition to remain 3.7 ft. with eave 2.7 ft. from side lot line and accessory structure 4.2 ft. from the rear lot line and 8.2 ft. from the side lot line. Located at 1605 Kirby Rd. on approx. 15,000 sq. ft. of land zoned R-2. Dranesville District. Tax Map 31-3 ((10)) 23. (Admin. moved from 1/10/06 for notices.)
DH
Decision
Deferred to
3/21/06
- 9:00 A.M. FLOR CAMARGO, SP 2005-MA-049 Appl. under Sect(s). 3-403 of the Zoning Ordinance to permit a home child care facility. Located at 7400 Hamilton St. on approx. 12,000 sq. ft. of land zoned R-4. Mason District. Tax Map 60-3 ((13)) 1B.
SV
Approved
- 9:30 A.M. CURTIS A. AND BEULAH M. CRABTREE, A 2004-SP-004 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of determination that the appellants are allowing the parking of four commercial vehicles on property in the R-C District in violation of Zoning Ordinance provisions. Located at 5401 Ruby Dr. on approx. 21,780 sq. ft. of land zoned R-C and WS. Springfield District. Tax Map 67-1 ((1)) 17. (Deferred from 5/11/04 for notices.) (Decision deferred from 7/20/04, 9/14/04, 9/28/04, 11/9/04, 12/14/04, 4/5/05, 10/11/05, 11/29/05 and 12/6/05)
EP
Upheld-in-
Part
Overturned-
in-part

9:30 A.M. ANDREW CLARK AND ELAINE METLIN, A 2005-DR-061 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that an accessory structure and a fence in excess of four feet in height, which are located in the front yard of property located in the R-2 District, are in violation of Zoning Ordinance provisions. Located at 1905 Rhode Island Av. on approx. 24,457 sq. ft. of land zoned R-2. Dranesville District. Tax Map 41-1 ((13)) (1) 36B.
CPJ
Admin.
Moved to
5/2/06 at
appl. req.

9:30 A.M. BRUCE ELTON, A 2005-PR-062 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that the appellant is operating an office in a freestanding accessory structure on property in the R-3 District in violation of Zoning Ordinance provisions. Located at 3456 Annandale Rd. on approx. 30,471 sq. ft. of land zoned R-3. Providence District. Tax Map 60-1 ((1)) 46B.
CPJ
Decision
Deferred to
3/21/06

JOHN DIGIULIAN, CHAIRMAN