

**BOARD OF ZONING APPEALS AGENDA
OCTOBER 17, 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, October 17, 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. VICKI LEIGH WHITE , SP 2006-MV-041 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 deck to remain 1.8 ft., roofed deck 6.2 ft. with eave 4.9 ft. from side lot line. Located at 7013 Stanford Dr. on approx. 3,720 sq. ft. of land zoned R-8. Mt. Vernon District. Tax Map 93-1 ((20)) (1) 29B.
SV
Approved
- 9:00 A.M. DOLLAR WORLD +, INC., SP 2006-MA-028 Appl. under Sect(s). 4-603 of the Zoning Ordinance to permit a billiard hall. Located at 6464-A Lincolnia Rd. on approx. 1.6 ac. of land zoned C-6 and HC. Mason District. Tax Map 61-3 ((1)) 16A. (Decision deferred from 9/12/06)
SV
Approved
- 9:00 A.M. WILLIAM T. FANSHER, SP 2006-SU-033 Appl. under Sect(s). 8-917 of the Zoning Ordinance to permit modifications to the limitations on the keeping of animals. Located at 6869 Muskett Wy. on approx. 10,019 sq. ft. of land zoned R-3 (Cluster). Sully District. Tax Map 65-3 ((5)) (3) 48. (Admin. moved from 9/26/06)
DH
Approved
- 9:00 A.M. FRANK WELFFENS, VC 2006-MA-004 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit a fence greater than 4 ft. in height in front yard and 7.0 ft. in height in side and rear yards to remain. Located at 7317 Auburn St. on approx. 27,147 sq. ft. of land zoned R-1. Mason District. Tax Map 71-1 ((8)) 61. (Concurrent with SP 2006-MA-042).
DH
Denied
- 9:00 A.M. FRANK WELFFENS, SP 2006-MA-042 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction in minimum yard requirements based on error in building location to permit roofed deck to remain 17.1 ft., deck 14.1 ft., dwelling 10.1 ft. with eave 9.5 ft. from side lot lines. Located at 7317 Auburn St. on approx. 27,147 sq. ft. of land zoned R-1. Mason District. Tax Map 71-1 ((8)) 61. (Concurrent with VC 2006-MA-004).
DH
Approved
- 9:00 A.M. A. DANE BOWEN, JR., SP 2006-MA-039 Appl. under Sect(s). 8-916 of the Zoning Ordinance to permit a reduction of certain yard requirements to permit existing dwelling 6.3 ft. from side lot line. Located at 6330 Hillcrest Pl. on approx. 10,515 sq. ft. of land zoned R-3. Mason District. Tax Map 72-1 ((7)) 74.
GC
Approved

- 9:00 A.M. ROBERT A. & DIANE L. AUSTIN, SP 2006-BR-043 Appl. under Sect(s). 3-303 of the Zoning Ordinance to permit a reduction of certain yard requirements to permit construction of addition 6 ft. 6 in. from side lot line. Located at 8920 Bald Hill Pl. on approx. 14,432 sq. ft. of land zoned R-3 (Cluster). Braddock District. Tax Map 78-2 ((14)) 175.
GC
Approved
- 9:00 A.M. HERITAGE FELLOWSHIP UNITED CHURCH OF CHRIST, SPA 84-C-045 Appl. under Sect(s). 3-203 of the Zoning Ordinance to amend SP 84-C-045 previously approved for church to permit building additions and site modifications. Located at 2505 Fox Mill Rd. on approx. 5.08 ac. of land zoned R-2. Hunter Mill District. Tax Map 25-2 ((5)) 51 and 52. (Associated with RZ 2006-HM-001) (Admin. moved from 6/20/06 and 9/26/06 at appl. req.)
TS
Decision
Deferred to
10/31/06
- 9:30 A.M. GOOD STAR CONSTRUCTION COMPANY, INC., A 2006-PR-003 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that a single family dwelling under construction exceeds the maximum building height of thirty-five feet in the R-1 District. Located at 3000 Apple Brook Ln. on approx. 36,000 sq. ft. of land zoned R-1. Providence District. Tax Map 47-1 ((15)) 8. (Admin. moved from 4/18/06 at appl. req.) (Deferred from 5/2/06 at appl. req.) (Admin. moved from 6/13/06 for notices)
DJQ
Withdrawn
- 9:30 A.M. JEFFREY S. GIORDANO, A 2006-PR-034 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellant has constructed an accessory storage structure that exceeds 8 1/2 feet in height and does not comply with the minimum yard requirements of the R-3 District in violation of Zoning Ordinance provisions. Located 7419 Tower St. on approx. 12,397 sq. ft. of land zoned R-3. Providence District. Tax Map 50-1 ((13)) 66A.
MS
Deferred to
12/12/06
- 9:30 A.M. NAVARRO CRESPIAN ALEMAN, A 2006-LE-034
Admin.
Withdrawn
- 9:30 A.M. DONALD R. ROSE AND DEBBE A. ROSE, A 2006-MV-022 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellants have constructed an accessory structure, a stone fireplace and a wooden roofed patio cover, which exceed seven feet in height and which do not comply with the minimum yard requirements for the R-3 District, without valid Building Permit approval, and have installed accessory structures and uses which exceed the 30 percent maximum permitted coverage of the minimum required rear yard, all in violation of Zoning Ordinance provisions. Located at 7922 Journey La. on approx. 9,418 sq. ft. of land zoned R-3C. Mt. Vernon District. Tax Map 98-2 ((6)) 273. (Admin. moved from 8/1/06 and 8/8/06 at appl. req.) (Decision deferred from 10/17/06)
EP
Upheld
In Part

JOHN DIGIULIAN, CHAIRMAN