

**BOARD OF ZONING APPEALS AGENDA  
SEPTEMBER 16, 2008**

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, September 16, 2008, 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. JOHN A. AND MARY L. MCEWAN, VC 2008-MV-002 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit minimum lot width of 24.6 ft. Located at 9325 Ludgate Dr. on approx. 2.22 ac. of land zoned R-2. Mt. Vernon District. Tax Map 110-4 ((1)) 5. (Admin. moved from 8/5/08 at appl. req.)  
KGS  
Approved
- 9:00 A.M. SHERRY BROWN, SP 2008-MV-059 Appl. under Sect(s). 8-914 and 8-923 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building location to permit accessory structure to remain 11.6 ft. from side lot line and to permit existing fence greater than 4.0 ft. in height to remain in front yard. Located at 8324 Frye Rd. on approx. 21,750 sq. ft. of land zoned R-2. Mt. Vernon District. Tax Map 101-3 ((11)) 11.  
SC  
Admin.  
Moved to 12/2/08 at appl. req.
- 9:00 A.M. BILL AND WENDY TURENNE, SP 2008-MV-060 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 accessory structure to remain 2.1 ft. from rear lot line. Located at 8507 Hitching Post La. on approx. 12,751 sq. ft. of land zoned R-3. Mt. Vernon District. Tax Map 102-3 ((10)) (5) 7. (Concurrent with VC 2008-MV-003).  
SC  
Approved
- 9:00 A.M. BILL J. TURENNE JR. AND WENDY M. TURENNE, VC 2008-MV-003 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit greater than 30 percent minimum rear yard coverage. Located at 8507 Hitching Post La. on approx. 12,751 sq. ft. of land zoned R-3. Mt. Vernon District. Tax Map 102-3 ((10)) (5) 7. (Concurrent with SP 2008-MV-060).  
SC  
Denied
- 9:00 A.M. MAX E. GAGERMEIER, JR. & BONNIE C. GAGERMEIER, SP 2008-MA-062 Appl. under Sect(s). 8-914 and 8-922 of the Zoning Ordinance to permit reduction to minimum yard requirements based on error in building location to permit accessory storage structure to remain 3.7 ft. from side lot line and 3.0 ft. from rear lot line and to permit reduction of certain yard requirements to permit construction of accessory structure 7.5 ft. from side lot line. Located at 4000 Lake Blvd. on approx. 26,905 sq. ft. of land zoned R-2. Mason District. Tax Map 59-4 ((2)) 8.  
DH  
Approved  
In-Part
- 9:00 A.M. MIRELLA AND SETH BERGER, SP 2008-PR-064 Appl. under Sect(s). 8-922 of the Zoning Ordinance to permit reduction of certain yard requirements to permit construction of addition 8.3 ft. from side lot line. Located at 8508 Quaint La. on approx. 13,236 sq. ft. of land zoned R-3. Providence District. Tax Map 39-1 ((15)) 17.  
DH  
Approved

- 9:00 A.M. TRUSTEES OF RESTON PRESBYTERIAN CHURCH, SPA 82-D-047-02 Appl. under Sect(s). 3-E03 of the Zoning Ordinance to amend SP 82-D-047 previously approved for church and private school of general education to permit child care center, building additions and site modifications. Located at 10610 Sunset Hills Rd. on approx. 4.99 ac. of land zoned R-E. Dranesville District. Tax Map 18-3 ((1)) 6. (Admin. moved from 3/18/08, 4/15/08, 5/13/08, and 7/15/08 at appl. req.)  
SCL  
Admin.  
Moved to 11/4/08 at appl. req.
- 9:00 A.M. LUCK STONE CORPORATION, SPA 81-S-064-10 Appl. under Sect(s). 3-C03 of the Zoning Ordinance to amend SP 81-S-064 previously approved for stone quarrying, crushing, sales and ancillary uses to permit renewal. Located at 15717 Lee Hwy. on approx. 210.25 ac. of land zoned R-C, NR and WS. Sully District. Tax Map 64-1 ((1)) 1, 4, 13, 14, 15, 17 pt., 33A, 38 pt., 39 pt., and 64-1 ((4)) 7A. (Deferred from 7/8/08 at appl. req.)  
SCL  
Approved
- 9:30 A.M. AMERICAN TURKISH FRIENDSHIP ASSOCIATION (ATFA), A 2007-PR-025 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that the appellant's use of property in the I-4 District as a meeting facility and/or educational center and a Public Benefit Association, without a proffer condition amendment, Special Exception approval or a valid Non-Residential Use Permit, is not in substantial conformance with the conditions of Proffer Condition Amendment PCA 82-P-084-1 in violation of Zoning Ordinance provisions. Located at 1776 Old Meadow Rd. on approx. 28,305 sq. ft. of land zoned I-4. Providence District. Tax Map 29-4 ((6)) 94B. (Admin. moved from 10/16/07, 1/15/08, and 3/4/08 at appl. req.)  
GT  
Withdrawn
- 9:30 A.M. DAVID L. BROWN, A 2006-DR-012 Appl. under Sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that a fence in excess of four feet in height, child's play equipment, a patio, and outdoor storage, all located in the front yard of property located in the R-2 District, are in violation of Zoning Ordinance provisions. Located at 1840 Patton Te. On approx. 10,607 sq. ft. of land zoned R-2. Dranesville District. Tax Map 41-1 ((11)) 21. (Indefinitely deferred from acceptance) (Reactivated from indefinitely deferred). (Admin. moved from 4/10/07, 5/15/07, 9/18/07, 1/8/08, and 4/8/08 at appl. req.)  
MAT  
Admin.  
Moved to 11/4/08 at appl. req.
- 9:30 A.M. BRIAN L. KELLY, A 2008-SP-031 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellant has conducted land disturbing activities in excess of allowable area and depth without an approved grading plan, has established a storage yard, and is keeping commercial vehicles which are not allowable, all on property in the R-C and WS Districts in violation of Zoning Ordinance provisions. Located at 5812 Three Penny Dr. on approx. 5.05 ac. of land zoned R-C and WS. Springfield District. Tax Map 67-4 ((2)) 5.  
CF  
Upheld
- 9:30 A.M. SCOTT A. CRABTREE, A 2008-MV-032 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellant has added fill and modified grade and has enclosed a portion of the dwelling, all on property in the R-2 District, which is not in substantial conformance with approved plans nor the development conditions of Special Exception Amendment SEA 2002-MV-028 in violation of Zoning Ordinance provisions. Located at 8019 East Boulevard Dr. on approx. 1.34 ac. of land zoned R-2. Mount Vernon District. Tax Map 102-2 ((1)) 35A.  
DWH  
Withdrawn