

**BOARD OF ZONING APPEALS AGENDA  
OCTOBER 28, 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, October 28, 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. YK & KP CORP. T/A ARA RESTAURANT, SP 2008-MA-080 Appl. under Sect(s). 4-603 of the Zoning Ordinance to permit a commercial recreation use (Karaoke). Located at 7137D CD Little River Tnpk. on approx. 36,500 sq. ft. of land zoned C-6, CRD, HC and SC. Mason District. Tax Map 71-1 ((1)) 116F.  
Approved
- 9:00 A.M. GEORGE R. LASNIER & WENDY L. KING, SP 2008-DR-082 Appl. under Sect(s). 8-922 of the Zoning Ordinance to permit reduction of certain yard requirements to permit construction of addition 13.1 ft. from rear lot line. Located at 1464 Pathfinder La. on approx. 11,174 sq. ft. of land zoned R-3. Dranesville District. Tax Map 30-2 ((7)) (8) 305.  
DH Admin.  
Moved to 12/2/08 at appl. req.
- 9:00 A.M. MANUEL E. ORTIZ, SP 2008-MA-074 Appl. under Sect(s). 8-922 of the Zoning Ordinance to permit reduction of certain yard requirements to permit construction of accessory structure 5.0 ft. from side lot line and 15.3 ft. from rear lot line. Located at 6400 Holyoke Dr. on approx. 6,928 sq. ft. of land zoned R-5. Mason District. Tax Map 72-1 ((22)) 6.  
DH Approved  
(Admin moved from 10/7/08 for notices)
- 9:00 A.M. VIENNA HERITAGE CENTER, SP 2007-DR-085 Appl. under Sect(s). 3-103 of the Zoning Ordinance to permit a place of worship. Located at 10602 Leesburg Pi. on approx. 2.23 ac. of land zoned R-1. Dranesville District. Tax Map 12-4 ((1)) 49. (Deferred from 10/30/07, 1/29/08, and 7/29/08 at appl. req.) (Admin. moved from 4/1/08 for notices)  
SCL Admin.  
Moved to 1/27/09 at appl. req.  
(Admin. moved from 5/20/08 and 9/30/08 at appl. req.)
- 9:30 A.M. LARS KJAER AND BERIT KJAER, A 2008-DR-024 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellants have established a Riding/Boarding Stable on property in the R-E District without an approved special permit in violation of Zoning Ordinance provisions. Located at 11530 Brockman Ln. on approx. 6 ac. of land zoned R-E. Dranesville District. Tax Map 2-4 ((4)) 2. (Admin. moved from 8/5/08 at appl. req.)  
BP Withdrawn

- 9:30 A.M. JOLANDA N. JANCZEWSKI, A 2008-SP-046  
Admin.  
Moved to  
12/9/08 at  
appl. req.
- 9:30 A.M. STUART S. MALAWER AND SANDRA MALAWER, A 2008-DR-047 Appl. under sect(s).  
18-301 of the Zoning Ordinance. Appeal of a determination that appellants are allowing  
CF the occupancy of property in the R-E District as a commercial recreation use in violation of  
Withdrawn Zoning Ordinance provisions. Located at 10955 Crossview Dr. on approx. 5.0 ac. of land  
zoned R-E. Dranesville District. Tax Map 7-3 ((2)) 11. (Concurrent with A 2008-DR-048)
- 9:30 A.M. ERIC KENNEDY, A 2008-DR-048 Appl. under sect(s). 18-301 of the Zoning Ordinance.  
Appeal of a determination that appellant has established the use and is occupying property  
CF in the R-E District as a commercial recreation use in violation of Zoning Ordinance  
Withdrawn provisions. Located at 10955 Crossview Dr. on approx. 5.0 ac. of land zoned R-E.  
Dranesville District. Tax Map 7-3 ((2)) 11. (Concurrent with A 2008-DR-047)
- 9:30 A.M. MATTHEW D. FERGUSON, A 2008-PR-049 Appl. under sect(s). 18-301 of the Zoning  
Ordinance. Appeal of a determination that appellant has conducted land disturbing  
DWH activities by installing a brick and slate walkway in the side yard and has altered the pre-  
Admin. existing drainage swell without an approved grading plan in violation of Zoning Ordinance  
Moved to provisions. Located at 1907 Gables La. on approx. 11,102 sq. ft. of land zoned R-3 and H-  
1/27/09 at C. Providence District. Tax Map 39-1 ((32)) 40.  
appl. req.
- 9:30 A.M. MARK AND SUSAN STADSKLEV, A 2008-DR-009 Appl. under sect(s). 18-301 of the  
Zoning Ordinance. Appeal of a determination that a detached garage is not in substantial  
SCL conformance with the development conditions of Variance VC 2002-DR-139. Located at  
Decision 2310 Westmoreland St. on approx. 1.63 ac. of land zoned R-4. Dranesville District. Tax  
Deferred to Map 40-4 ((1)) 44A. (Admin. moved from 6/3/08 and 8/5/08 at appl. req.) (Decision  
3/31/09 at deferred from 9/9/08 at appl. req.)  
appl. req.
- 9:30 A.M. MARK AND SUSAN STADSKLEV, A 2008-DR-026 Appl. under sect(s). 18-301 of the  
Zoning Ordinance. Appeal of a determination that appellants have engaged in  
SCL development and tree removal that is not in conformance with the conditions of Variance  
Decision VC 2002-DR-139 and without a valid Building Permit, have established a storage yard, and  
Deferred to have outdoor storage that is not properly located, all on property in the R-4 District in  
3/31/09 at violation of Zoning Ordinance provisions. Located at 2310 Westmoreland St. on approx.  
appl. req. 1.63 ac. of land zoned R-4. Dranesville District. Tax Map 40-4 ((1)) 44A. (Decision  
deferred from 9/9/08 at appl. req.)

**JOHN F. RIBBLE III, CHAIRMAN**