

**BOARD OF ZONING APPEALS AGENDA
OCTOBER 20, 2009**

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 20, 2009, 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. TRUSTEES, SPRINGFIELD MASONIC LODGE 217, A.G. & A.M., SPA 77-S-189 (In
KGS association with SE 2009-LE-027) (place of worship) (Indefinitely deferred from 1/27/09 at
Admin. appl. req.) (Reactivated from indefinitely deferred)
Moved to
10/27/09 at
appl. req.
- 9:00 A.M. DAVID R. SIERZCHULA, SP 2009-SU-069 Appl. under Sect(s). 8-914 of the Zoning
Ordinance to permit reduction to minimum yard requirements based on error in building
SC location to permit addition to remain 14.0 ft. from side lot line and accessory structure to
Approved remain 2.8 ft. from side lot line and 7.6 ft. from rear lot line. Located at 15467 Meherrin Dr.
on approx. 13,085 sq. ft. of land zoned R-C and WS. Sully District. Tax Map 53-3 ((4)) (1)
50.
- 9:00 A.M. NAWAL TODI, SP 2009-PR-070 Appl. under Sect(s). 8-922 of the Zoning Ordinance to
permit reduction of certain yard requirements to permit construction of addition 12.5 ft.
SC from front lot line. Located at 2121 Tysons Executive Ct. on approx. 7,567 sq. ft. of land
Deferred to zoned PDH-3. Providence District. Tax Map 39-2 ((48)) 1.
12/15/09 at
appl. req.
- 9:00 A.M. LEO GRANDINETTI, SP 2009-PR-065 Appl. under Sect(s). 8-914 of the Zoning Ordinance
to permit reduction to minimum yard requirements based on error in building location to
SC permit accessory storage structure to remain 4.8 ft. from side lot line and 5.8 ft. from rear
Denied lot line. Located at 2509 Buckelew Dr. on approx. 10,190 sq. ft. of land zoned R-4.
Providence District. Tax Map 50-1 ((2)) 56. (Decision deferred from 9/22/09)
- 9:00 A.M. WAYNE M. TESTERMAN, SP 2009-SP-033 Appl. under Sect(s). 8-914 of the Zoning
Ordinance to permit reduction to minimum yard requirements based on error in building
DH location to permit accessory structures to remain in the minimum required front yard.
Approved Located at 7640 Clifton Rd. on approx. 5.0 ac. of land zoned R-C and WS. Springfield
District. Tax Map 87-3 ((14)) 14. (Admin. moved from 8/4/09)

- 9:00 A.M. BRIAN AND GINA DEAN, SP 2009-DR-053 Appl. under Sect(s). 8-922 of the Zoning Ordinance to permit reduction of certain yard requirements to permit construction of addition 20.0 ft. from front lot line of a corner lot. Located at 2106 Grayson Pl. on approx. 15,900 sq. ft. of land zoned R-2. Dranesville District. Tax Map 40-2 ((2)) 89. (Admin. moved from 9/22/09 at appl. req.)
DH
Admin.
Moved to 3/24/10 at appl. req.
- 9:00 A.M. TRUSTEES OF DRANESVILLE UNITED METHODIST CHURCH, SPA 83-D-022-04 Appl. under Sect(s). 3-103 of the Zoning Ordinance to amend SP 83-D-022 previously approved for place of worship, private school of general education and telecommunications facilities to permit site modifications including columbarium. Located at 1089 Liberty Meeting Ct. on approx. 8.11 ac. of land zoned R-1. Dranesville District. Tax Map 6-4 ((1)) 66B, 70A and 6-4 ((14)) A.
DH
Admin.
Moved to 12/8/09 at appl. req.
- 9:00 A.M. ST. BERNADETTE'S CATHOLIC PARISH, SPA 78-S-276 Appl. under Sect(s). 3-203 of the Zoning Ordinance to amend SP S-278 previously approved for a church and private school of general education to permit addition of nursery school and child care center. Located at 7600 Old Keene Mill Rd. on approx. 24.73 ac. of land zoned R-2. Braddock District. Tax Map 90-1 ((1)) 1.
SJ
Admin.
Moved to 1/6/10 at appl. req.
- 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 activities by installing a brick and slate walkway in the side yard and has altered the pre-existing drainage swell without an approved grading plan in violation of Zoning Ordinance provisions. Located at 1907 Gables La. on approx. 11,102 sq. ft. of land zoned R-3 and H-C. Providence District. Tax Map 39-1 ((32)) 40. (Admin. moved from 10/28/08, 1/27/09, 4/21/09, and 6/30/09 at appl. req.)
DWH
Admin.
Moved to 11/3/09 at appl. req.
- 9:30 A.M. BAHRAM B. FOROUZANFAR, A 2009-MA-033
Admin.
Moved to 10/27/09
- 9:30 A.M. EP COMPANY L.C. (A/K/A E. P. MOWING AND LANDSCAPING INC.), A 2009-MV-020 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellant is operating a storage yard, a use not permitted in the zoning district(s), has expanded the nonconforming use of a contractor's offices and shops and has constructed concrete bins in the floodplain and Resource Protection Area without special exception approval and without site plan or building permit approval, all on property in the C-6, C-8, H-C, CRD and Pt. HD Districts in violation of Zoning Ordinance provisions. Located at 8801 Richmond Hwy. on approx. 2.85 ac. of land zoned C-6, C-8, HC, CRD and pt. HD. Mt. Vernon District. Tax Map 109-2 ((2)) 9. (Decision deferred from 7/28/09)
CF
Upheld

JOHN F. RIBBLE III, CHAIRMAN