

**BOARD OF ZONING APPEALS AGENDA
APRIL 20, 2011**

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, April 20, 2011, 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. T-MOBILE NORTHEAST LLC & COMMONWEALTH SWIM CLUB, INC., SPA 79-A-075-03 (amend SP to permit telecom facility) (Indefinitely deferred from 2/10/10) (Reactivated from indefinite deferral on 11/16/10)
Indefinitely Deferred at appl. req.
- 9:00 A.M. ORANGE HUNT SWIM CLUB, INC., & T-MOBILE NORTHEAST, LLC., SPA 72-S-098 (In association with SE 2010-SP-027) (amend SP for site modifications to permit telecom facility) (Admin. moved from 3/16/11 at appl. req.)
Indefinitely Deferred at appl. req.
- 9:00 A.M. TRUSTEES OF ST. JAMES EPISCOPAL CHURCH AND T-MOBILE NORTHEAST LLC, SPA 86-V-052-03 Appl. under Sect(s). 3-203 of the Zoning Ordinance to amend SP 86-V-052 previously approved for church with child care center to permit the addition of a telecommunications facility. Located at 5614 Old Mill Rd. on approx. 4.88 ac. of land zoned R-2. Mt. Vernon District. Tax Map 110-1 ((1)) 4B. (Indefinitely deferred from 10/6/09 at appl. req.) (Reactivated and scheduled for 11/17/10) (Admin. moved from 11/17/10, 1/26/11, and 2/16/11 at appl. req.)
Admin. moved to 6/22/11 at appl. req.
- 9:00 A.M. SIDNEY HAROLD ALEXANDER, JR., SP 2011-LE-004 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 21.2 ft. from rear lot line. Located at 7129 Vantage Dr. on approx. 9,171 sq. ft. of land zoned R-3 (Cluster). Lee District. Tax Map 92-3 ((2)) 6092.
Approved
- 9:00 A.M. RUSSELL R. PAUGH, SP 2011-BR-008 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 carport to remain 1.69 ft. and accessory storage structure to remain 0.45 ft. from side lot line. Located at 7305 Leesville Blvd. on approx. 10,630 sq. ft. of land zoned R-3. Braddock District. Tax Map 80-1 ((2)) (8) 2.
Admin. moved to 5/25/11 at appl. req.

- 9:00 A.M. TRUSTEES OF THE MOUNT VERNON METHODIST CHURCH AND NEW CINGULAR WIRELESS PCS, LLC, D.B.A. AT&T MOBILITY, SPA 80-V-089 Appl. Under Sect(s). 3-403 of the Zoning Ordinance to amend SP 80-V-089 previously approved for a church with child care and telecommunications facility to permit additions to telecommunications facility. Located at 2006 Belle View Blvd. on approx.. 4.46 ac. of land zoned R-4. Mt. Vernon District. Tax Map 93-1 (91)) and 93-1 ((25)) (4) 14. (Admin. moved from 3/23/11 at appl. req.)

Approved
- 9:00 A.M. HARVEST CHINESE CHRISTIAN CHURCH, SP 2009-SU-066 Appl. under Sect(s). 3-C03 of the Zoning Ordinance to permit church with child care center. Located at 6612 Cedar Spring Rd. and 15201 Lee Hwy. on approx. 4.05 ac. of land zoned R-C and WS. Sully District. Tax Map 64-2 ((2)) 5 and 6. (Indefinitely deferred from 10/6/09 at appl. req.) (Reactivated from indefinitely deferred on 12/9/09) (Admin. moved from 3/3/10, 5/26/10, 7/14/10, 8/11/10, 9/15/10, and 11/3/10 at appl. req.) (Continued from 1/5/11) (Decision deferred from 3/16/11)

Deferred Decision to 5/4/11
- 9:00 A.M. MOHAMED DAOUNY AND WALIMA, INC., D/B/A WALIMA CAFE, SP 2011-MA-005 Appl. under Sect(s). 8-503 of the Zoning Ordinance to permit a commercial recreation facility (Hookah Lounge). Located at 3823D South George Mason Dr. on approx. 1,600 sq. ft. of land zoned C-6 and CRD. Mason District. Tax Map 62-3 ((13)) 51.

Approved
- 9:00 A.M. OCCOQUAN OVERLOOK LP, A 2011-MV-002 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination regarding the correct location of the boundary line separating the R-C and R-1 Districts on property located at Tax Map 106-3 ((1)) 4A. Located on approx. 63.51 ac. of land zoned R-C, R-1 and WS. Mt. Vernon District. Tax Map 106-3 ((1)) 4A.

Deferred to 5/11/11 at appl. req.
- 9:00 A.M. WRNS ASSOCIATES, A 2011-DR-001 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellant is allowing two separate businesses to operate without site plan approval, valid Non-Residential Use Permits, valid Building Permits, or approved sign permit applications and that these businesses have established accessory outdoor storage that does not meet size or location requirements, all on property in the C-8 District in violation of Zoning Ordinance provisions. Located at 721 Walker Rd. on approx. 37,947 sq. ft. of land zoned C-8. Dranesville District. Tax Map 13-1 ((2)) 1A2. (To be heard in conjunction with A 2011-DR-003)

Withdrawn
- 9:00 A.M. CLS LAWN & LANDSCAPE, A 2011-DR-003 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellant is operating a contractor's offices and shops and a storage yard without site plan approval, a valid Non-Residential Use Permit, valid Building Permits, or approved sign permit applications and that this business has established accessory outdoor storage that does not meet size or location requirements, all on property in the C-8 District in violation of Zoning Ordinance provisions. Located at 721 Walker Rd. on approx. 37,947 sq. ft. of land zoned C-8. Dranesville District. Tax Map 13-1 ((2)) 1A2. (To be heard in conjunction with A 2011-DR-001)

Admin. moved to 6/8/11 at appl. req.

JOHN F. RIBBLE III, CHAIRMAN