

**BOARD OF ZONING APPEALS AGENDA  
MARCH 6, 2013**

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, March 6, 2013, 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 48-hour 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. MONIKA E. JEDROL, SP 2012-SP-059 Appl. under Sect(s). 8-305 and 8-914 of the Zoning Ordinance to permit a home child care facility and to permit modification to minimum yard requirements based on error in building location to permit accessory storage structure to remain 2.6 ft. from side lot line. Located at 6117 Lundy Pl., Burke, 22015 on approx. 11,423 sq. ft. of land zoned R-3 (Cluster). Springfield District. Tax Map 78-4 ((13)) 331. (Decision deferred from 11/28/12 and 1/16/13)
- SCL  
Admin.  
Moved to  
6/5/13 at  
appl. req.
- 9:00 A.M. DAVID AND MARIANNE BLEICKEN, SP 2012-SP-085 Appl. under Sect(s). 8-918 of the Zoning Ordinance to permit an accessory dwelling unit within an existing dwelling. Located at 10504 Beaver Pond Ct., Fairfax Station, 22039, on approx. 5.75 ac. of land zoned R-C and WS. Springfield District. Tax Map 96-4 ((6)) 11A.
- LG  
Admin.  
Moved to  
4/24/13
- 9:00 A.M. ROBERT M. GRIMS AND YUNG H. KIM, SPA 2011-PR-083 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction to the minimum yard requirements based on errors in building locations to permit additions to remain 16.3 ft. and 11.6 ft. from rear lot line. Located at 9750 Hatmark Ct., Vienna, 22181, on approx. 7,571 sq. ft. of land zoned R-4 (Cluster). Providence District. Tax Map 48-1 ((25)) 10.
- LG  
Admin.  
Moved to  
5/1/13
- 9:00 A.M. BRANDON W. WINFREY, VC 2012-MV-006 Appl. under Sect(s). 18-401 of the Zoning Ordinance to permit construction of a deck 3.0 feet from rear lot line and 1.4 feet from side lot line and to permit greater than 30 percent minimum rear yard coverage. Located at 2200 Windsor Rd., Alexandria, 22307, on approx. 9,421 sq. ft. of land zoned R-4. Mt. Vernon District. Tax Map 83-3 ((14)) (21) 32. (Decision deferred from 1/30/13)
- LG  
Admin.  
Moved to  
4/24/13

- 9:00 A.M. ANTHONY AND DEANNA DESANTE, SP 2012-LE-084 Appl. under Sect(s). 8-914 of the Zoning Ordinance to permit reduction to the minimum yard requirements based on error in building location to permit addition to remain 21.0 ft. and 13.0 ft. from rear lot line. Located at 5508 Layne Estates Ct., Alexandria, 22310, on approx. 10,500 sq. ft. of land zoned R-3. Lee District. Tax Map 81-4 ((36)) 5.  
RH  
Admin.  
Moved to  
5/1/13
- 9:00 A.M. THE PARKLAWN RECREATION ASSOCIATION, INC. & NEW CINGULAR WIRELESS PCS, LLC, SPA 76-M-088 Appl. under Sect(s). 3-303 and 3-304 of the Zoning Ordinance to amend SP 76-M-088 previously approved for a community swim club to permit construction of a wireless telecommunications facility. Located at 6011 Crater Pl., Alexandria, 22312, on approx. 14.54 ac. of land zoned R-3. Mason District. Tax Map 61-4 ((6)) (T) 056 and 72-2 ((3)) (T) C. (Indefinitely deferred from 4/14/10 at appl. req.) (Reactivated on 5/11/12) (Admin. moved from 10/17/12, 12/12/12, and 1/16/13 at appl. req.)  
RH  
Admin.  
Moved to  
5/8/13 at  
appl. req.
- 9:00 A.M. JANICE HABER, SP 2012-SU-087 Appl. under Sect(s). 8-913 of the Zoning Ordinance to permit modifications to certain yard requirements for R-C lots to permit construction of an addition 12.4 ft. from a side lot line. Located at 15304 Harmony Hill Ct., Centreville, 20120, on approx. 10,518 sq. ft. of land zoned R-C and WS. Sully District. Tax Map 53-4 ((5)) 63.  
SCL  
Admin.  
Moved to  
5/1/13
- 9:00 A.M. REUBEN R. WERNER, TRUSTEE & MARY M. WERNER, TRUSTEE, SP 2012-PR-086 Appl. under Sect(s). 8-922 of the Zoning Ordinance to permit reduction of certain yard requirements to permit construction of addition 21.0 ft. from rear lot line. Located at 3201 Holly Berry Ct., Falls Church, 22042, on approx. 16,314 ac. of land zoned R-3 (Cluster). Providence District. Tax Map 59-2 ((21)) 5.  
SCL  
Admin.  
Moved to  
4/24/13
- 9:00 A.M. TRUSTEES OF THE LIGHTHOUSE BAPTIST CHURCH, SPA 2004-LE-053 Appl. under Sect(s). 3-203 of the Zoning Ordinance to amend SP 2004-LE-053 previously approved for church to permit the addition of a private school of general education, site modifications and building addition. Located at 5901 Wilton Rd., Alexandria, 22310, on approx. 2.0 ac. of land zoned R-2. Lee District. Tax Map 82-4 ((1)) 4C. (Admin. moved from 11/7/12 and 12/5/12 at appl. req.) (Deferred from 1/16/13 at appl. req.)  
DH  
Admin.  
Moved to  
4/24/13
- 9:00 A.M. GEORGE D'ANGELO, A 2012-DR-033  
Admin.  
Moved to  
6/19/13 at  
appl. req.
- 9:00 A.M. NAIEM A. SHERBINY, A 2012-DR-030 Appl. under sect(s). 18-301 of the Zoning Ordinance. Appeal of a determination that appellant is maintaining a second dwelling unit on property in the R-4 District in violation of Zoning Ordinance provisions. Located at 7402 Paxton Rd., Falls Church, 22043 on approx. 10,399 sq. ft. of land zoned R-4. Dranesville District. Tax Map 40-1 ((5)) (K) 17. (Admin. moved from 2/13/13)  
JC  
Admin.  
Moved to  
6/19/13

**JOHN F. RIBBLE III, CHAIRMAN**