

**BOARD OF ZONING APPEALS AGENDA
MARCH 11, 2015**

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, Fairfax, Virginia, **MARCH 11, 2015**, 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 (703) 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, Fairfax, Virginia, 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

Administrative Items

- 9:00 A.M. JAY E. WESZELOVSZKY D/B/A ROSE HILL CHILD DAY CARE, SP 2014-LE-101 Appl.
CG under Sect(s). 8-305 of the Zoning Ordinance to permit a home child care. Located at
Admin. 4604 Eaton Pl., Alexandria, 22310, on approx. 10,500 sq. ft. of land zoned R-3. Lee
Moved to District. Tax Map 82-3 ((17)) (D) 21. (*Admin. moved from 12/10/14 at appl. req.*)
6/17/15 at
appl. req.
- 9:00 A.M. VIJAYA SHAH / QUALITY CHILDCARE, SP 2014-MA-148 Appl. under Sect(s). 8-305 and
CG 3-303 of the Zoning Ordinance to permit a home child care facility. Located at 2510 N.
Admin. Chambliss St., Alexandria, 22311, on approx. 14,925 sq. ft. of land zoned R-3. Mason
Moved to District. Tax Map 61-4 ((1)) 126C.
6/17/15 at
appl. req.
- 9:00 A.M. FEDERAL NATIONAL MORTGAGE ASSOCIATION, A 2013-SU-027 Appl. under sect(s).
SW 18-301 of the Zoning Ordinance. Appeal of a determination that unauthorized
Withdrawn modifications made to property in the R-2 and WS Districts must be restored within 30
days and that an approved house location survey plat and building permit are required, in
accordance with Zoning Ordinance provisions. Located at 13881 Walney Park Dr.,
Chantilly, 20151 on approx. 12,274 sq. ft. of land zoned R-2 and WS. Sully District. Tax
Map 44-4 ((17)) 108. (*Admin. moved from 2/5/14 and 9/10/14 at appl. req.*)

Public Hearings

- 9:00 A.M. ABEY KASSA, SP 2014-MA-249 Appl. under Sect(s). 8-922 of the Zoning Ordinance to
CB permit reduction of certain yard requirements to permit construction of a two-story addition
Approved 6.2 ft. from a side lot line. Located at 5618 Seminary Rd., Alexandria, 22311, on approx.
11,299 sq. ft. of land zoned R-3 (Cluster). Mason District. Tax Map 62-3 ((3)) 81.
(*Deferred from 2/4/15 at appl. req.*)

- 9:00 A.M. JONELLE DILLEY AND MICHAEL GUERRA, VC 2014-MV-015 Appl. under Sect(s). 18-
LA 401 of the Zoning Ordinance to permit construction of an accessory structure in the front
Indefinitely yard of a lot containing 36,000 sq. ft. or less. Located at 9001 Greylock St., Alexandria,
Deferred at 22308, on approx. 12,154 sq. ft. of land zoned R-3. Mt. Vernon District. Tax Map 111-1
appl. req. ((3)) (6) 10. (*Deferred from 1/28/15 at appl. req.*)
- 9:00 A.M. ROSA FUENTES, SP 2014-BR-147 Appl. under Sect(s). 8-305 and 6-303 of the Zoning
LA Ordinance to permit a home child care facility. Located at 6105 Calico Pool Ln., Burke,
Approved 22015, on approx. 1,429 sq. ft. of land zoned PRC. Braddock District. Tax Map 77-4 ((5)) 141.
- 9:00 A.M. MOMMY DAYCARE (ALMA L. CORDOVA), SP 2014-LE-058 Appl. under Sect(s). 8-305
LA and 3-403 of the Zoning Ordinance to permit a home child care facility. Located at 6111
Decision Paulonia Rd., Alexandria, 22310, on approx. 10, 064 sq. ft. of land zoned R-4. Lee
Deferred to District. Tax Map 82-4 ((14)) (19) 17. (*Admin. moved from 9/24/14 at appl. req.*)
4/1/15
- 9:00 A.M. JANET YAMOA, JANET HOME DAYCARE, SP 2014-MV-146 Appl. under Sect(s). 8-305
EMH and 3-303 of the Zoning Ordinance to permit a home child care facility. Located at 8208
Approved Cooper St., Alexandria, 22309, on approx. 13,110 sq. ft. of land zoned R-3. Mt. Vernon
District. Tax Map 101-3 ((2)) 560.
- 9:00 A.M. KARLA VANESSA TALAVERA, SP 2014-MA-149 Appl. under Sect(s). 8-305 and 3-303 of
EMH the Zoning Ordinance to permit a home child care facility. Located at 6806 Hopewell Ave.,
Approved Springfield, 22151, on approx. 10,500 sq. ft. of land zoned R-3. Mason District. Tax Map
80-2 ((2)) 45.
- 9:00 A.M. DONALD BRIAN ZIMMER, SP 2014-DR-255 Appl. under Sect(s). 8-914 of the Zoning
EMH Ordinance to permit reduction to minimum yard requirements based on error in building
Approved location to permit accessory structure to remain 2.8 ft. from a side lot line and deck to
remain 1.4 ft. from rear lot line and 13.3 ft. from a side lot line. Located at 1432 Laburnum
St., McLean, 22101, on approx. 22,500 sq. ft. of land zoned R-2. Dranesville District.
Tax Map 31-2 ((9)) 11.
- 9:00 A.M. SHILA BEHSUDI, ACADEMIC CENTER, LLC, SP 2014-DR-104 Appl. under Sect(s).
EMH 8-305 and 3-403 of the Zoning Ordinance to permit a home child care facility. Located at
Approved 6800 Dillon Ave., McLean, 22101, on approx. 16,314 sq. ft. of land zoned R-4. Dranesville
District. Tax Map 30-4 ((17)) 44. (*Deferred from 2/25/15 at appl. req.*)
- 9:00 A.M. MATTHEW A. STEVENSON AND GARY P. POON, A 2014-PR-013 Appl. under sect(s).
SW 18-301 of the Zoning Ordinance. Appeal of a determination that appellants are allowing
Upheld five or more unrelated persons to reside in a single family dwelling on property in the R-4
District in violation of Zoning Ordinance provisions. Located at 2837 Bolling Rd., Falls
Church, 22042 on approx. 10,405 sq. ft. of land zoned R-4. Providence District. Tax Map
50-4 ((5)) 449. (*Admin. moved from 1/28/15 at appl. req.*)

JOHN F. RIBBLE III, CHAIRMAN