

**BOARD OF ZONING APPEALS AGENDA  
MAY 20, 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, **MAY 20, 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***

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***Administrative Items***

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- 9:00 A.M. ESKRIDGE (E&A), LLC, A 2013-PR-021 Appl. under Sect(s). 18-301 of the Zoning  
SW Ordinance. Appeal of a determination that a sign erected on property in the PDC and H-C  
*Admin.* Districts is located in the sight distance triangle in violation of Zoning Ordinance provisions.  
*Moved to* Located at 2910 District Ave., Fairfax, 22031 on approx. 2.71 ac. of land zoned PDC and  
*10/28/15 at* H-C. Providence District. Tax Map 49-3 ((37)) J. (*Admin. moved from 11/6/13, 4/23/14,*  
*appl. req.* *and 11/19/14 at appl. req.*)
- 9:00 A.M. FRANCIS S. RATH, A 2012-DR-024 Appl. under sect(s). 18-301 of the Zoning Ordinance.  
JC Appeal of a determination that appellant has established a Riding/Boarding Stable on  
*Admin.* property in the R-E District without an approved special permit in violation of Zoning  
*Moved to* Ordinance provisions. Located at 1051 Kelso Rd., Great Falls, 22066 on approx. 6.03 ac.  
*10/21/15 at* of land zoned R-E. Dranesville District. Tax Map 19-2 ((2)) A. (*Admin. moved from*  
*appl. req.* *1/9/13, 5/8/13, 9/18/13, 12/11/13, 5/21/14, and 11/19/14 at appl. req.*)
- 9:00 A.M. ELIZABETH BONSU APPIAH / MORNING STAR DAYCARE LLC, SP 2014-LE-114 Appl.  
CG under Sect(s). 3-1203 and 8-305 of the Zoning Ordinance to permit a home child care  
*Admin.* facility. Located at 3349 Beechcliff Dr., Alexandria, 22306, on approx. 1,760 sq. ft. of land  
*Moved to* zoned R-12. Lee District. Tax Map 92-4 ((12)) 39 A. (*Admin. moved from 2/11/15 and*  
*6/24/15 at* *4/29/15 at appl. req.*)  
*appl. req.*
- 9:00 A.M. LIFETIME LEARNING ACADEMY INC. / GLORIA ATITSO QUIST, SP 2014-LE-216 Appl.  
EMH under Sect(s). 3-303 and 8-305 of the Zoning Ordinance to permit a home child care  
*Admin.* facility. Located at 5314 Neville Ct., Alexandria, 22310, on approx. 14,018 sq. ft. of land  
*Moved to* zoned R-3. Lee District. Tax Map 82-1 ((8)) 110.  
*8/5/15 at*  
*appl. req.*

### ***Public Hearings***

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- 9:00 A.M. SW DANIELA SOTO D/B/A DANIELA SOTO HOME DAYCARE, SP 2014-SU-188 Appl. under Sect(s). 3-303 and 8-305 of the Zoning Ordinance to permit a home child care facility. Located at 14933 Jaslow St., Centreville, 20120, on approx. 11,688 sq. ft. of land zoned R-3 (Cluster) and WS. Sully District. Tax Map 53-2 ((3)) 121. *(Deferred from 4/22/15.)*  
*Deferred to 7/15/15 at appl. req.*
- 9:00 A.M. CG PAULA MANSOUR AWAD, SP 2015-PR-009 Appl. under Sect(s). 8-917 and 8-923 of the Zoning Ordinance to permit a modification to the limitations on the keeping of animals, and to permit a fence greater than 4.0 ft. in height to remain in a front yard. Located at 8354 Electric Ave., Vienna, 22182, on approx. 1 ac. of land zoned R-1. Providence District. Tax Map 39-3 ((1)) 66. *(Decision deferred from 4/22/15.)*  
 Approved
- 9:00 A.M. CG LEEANN FLETCHER - FLETCHER FAMILY CHILD CARE, SP 2014-MA-220 Appl. under Sect(s). 3-303 and 8-305 of the Zoning Ordinance to permit a home child care facility. Located at 7622 Erie St., Annandale, 22003, on approx. 10,520 sq. ft. of land zoned R-3. Mason District. Tax Map 70-2 ((5)) 107.  
 Approved
- 9:00 A.M. CG WINDSOR MICHAEL T., WINDSOR MICHELLE L., SP 2015-HM-026 Appl. under Sect(s). 8-922 of the Zoning Ordinance to permit reduction in certain yard requirements to permit construction of addition 18.5 ft. from a rear lot line. Located at 13402 Running Pump Ct., Herndon, 20171, on approx. 9,618 sq. ft. of land zoned R-3 (Cluster). Hunter Mill District. Tax Map 25-3 ((8)) 65.  
 Approved
- 9:00 A.M. LA NORMA E. SANCHEZ-BUDHU D/B/A OKLA CORPORATION AND OKLA KIDS CHILDCARE, SP 2014-PR-221 Appl. under Sect(s). 3-103 and 8-305 of the Zoning Ordinance to permit a home child care facility. Located at 9238 Okla Dr., Fairfax, 22031, on approx. 29,192 sq. ft. of land zoned R-1. Providence District. Tax Map 58-4 ((10)) 25.  
 Approved
- 9:00 A.M. LA SALIMA MATNEJA / GALGATE DRIVE CHILD CARE, SP 2014-SP-223 Appl. under Sect(s). 3-303 and 8-305 of the Zoning Ordinance to permit a home child care facility. Located at 7119 Galgate Dr., Springfield, 22152, on approx. 16,633 sq. ft. of land zoned R-3. Springfield District. Tax Map 89-3 ((1)) 16B.  
*Deferred to 8/5/15 at appl. req.*
- 9:00 A.M. LA RIFFAT JABEEN, SP 2015-PR-020 (\*AD\*) Appl. under Sect(s). 3-803 and 8-305 of the Zoning Ordinance to permit a home child care facility. Located at 7850 Snead Ln., Falls Church, 22043, on approx. 1,760 sq. ft. of land zoned R-8 (Cluster). Providence District. Tax Map 49-2 ((22)) 61. *(Admin. moved from 4/29/15 at appl. req.)*  
*Decision Deferred to 6/17/15*
- 9:00 A.M. LA ZHONG QI, SP 2015-DR-028 Appl. under Sect(s). 8-918 of the Zoning Ordinance to permit an accessory dwelling unit. Located at 7101 Idylwood Rd., Falls Church, 22043, on approx. 11,731 sq. ft. of land zoned R-3. Dranesville District. Tax Map 40-1 ((23)) 2.  
 Approved
- 9:00 A.M. EMH GLADIS SANTOS LOCH / GLADIS LOCH DAY CARE, SP 2015-MA-027 Appl. under Sect(s). 3-403 and 8-305 of the Zoning Ordinance to permit a home child care facility. Located at 7013 Oak Ridge Rd., Fall Church, 22035, on approx. 19,915 sq. ft. of land zoned R-4. Mason District. Tax Map 50-3 ((4)) 114.  
 Approved

9:00 A.M. MT. VERNON UNITED METHODIST CHURCH; NEW CINGULAR WIRELESS D/B/A  
EMH AT&T MOBILITY LLC, CELLCO PARTNERSHIP D/B/A VERIZON WIRELESS, SPA 80-V-  
*Deferred to* 089-02 Appl. under Sect(s). 3-403 of the Zoning Ordinance to amend SP 80-V-089  
*8/5/15 at* previously approved for a church with child care and telecommunications facility to permit  
*staff's req.* site modifications to add additional antennas and grand equipment. Located at 2006 Belle  
View Blvd., Alexandria, 22307, on approx. 2.80 ac. of land zoned R-4. Mt. Vernon District.  
Tax Map 93-1 ((25)) (4) 14. (*Deferred from 4/1/15 at appl. req.*)

**JOHN F. RIBBLE III, CHAIRMAN**