

OCTOBER 21, 2009
BOARD OF APPEALS
MINUTES

Pursuant to the provisions of Section 27-231(e)(2) of the Zoning Ordinance, at 6:17 p.m. the Chairperson convened the meeting and the following members were present:

Bobbie S. Mack, Chairperson
Albert C. Scott, Vice Chairman
Anastasia T. Johnson, Member
Emerson S. Davis, Sr., Attorney
Anne F. Carter, Administrator

DISCUSSION/DECISION

VARIANCES

V-48-09 Thomas & Adria Byrdsong

Request for variances of 19 feet side street yard depth, 25.8% net lot coverage, and 21 feet side street line setback and 3.5 feet rear lot line setback for an existing shed to validate existing conditions and construct a one-story addition at 5619 Randolph Street, Hyattsville. **The Board resolved, unanimously, that variances of 19 feet side street yard depth, 25.8% net lot coverage, and 21 feet side street line setback and 3.5 feet rear lot line setback for an existing shed be APPROVED. Approval of the variances is contingent upon development in compliance with the approved site plan, Exhibit 2, and the approved elevation plan, Exhibit 3.**

V-66-09 Mannie & Georgia Pair

Request for variances of 6 feet front yard depth, 14.4% net lot coverage and 2 feet rear lot line setback for an existing shed to validate existing conditions and construct a screened porch, a portion of which will replace a steel metal porch, at 6923 Gateway Boulevard, District Heights. **The record shall remain open for Petitioner to submit a revised elevation plan (to scale and indicating structural dimensions) and for the Town of District of Heights to submit written comments.**

V-69-09 Sukumar Sain

Request for a variance of 5.3% net lot coverage to construct a one-story rear addition, a one-story front addition and a two-story garage addition with upstairs living space at 5806 Quebec Street, Berwyn Heights. **The record was held open for Petitioner to submit a revised elevation plan. Petitioner shall consult with the Town of Berwyn Heights regarding revision of the elevation plan and obtain the Town's approval of the plan in that revisions sufficiently address the Town's concerns regarding rainwater runoff.**

MINUTES FOR APPROVAL FROM OCTOBER 7, 2009 -- The Board resolved, unanimously, that the minutes be APPROVED.

APPROVED

CASES FOR HEARING

VARIANCES

NEW CASES

V-75-09 Industrial Lands, LLC

Request for a variance of 30 feet side yard setback to validate an existing 8-foot chain link fence, with opaque slats and 1 foot of barbed wire on top, in order to obtain a use and occupancy permit at 11401 Old Baltimore Pike, Beltsville. **The Board resolved, unanimously, that a variance of 30 feet side yard setback be APPROVED. Approval of the variance is contingent upon development in compliance with the approved site plan, Exhibit 2, and the approved elevation plan, Exhibit 3.**

V-76-09 Eva Canales

Request for a variance of 5.8% net lot coverage to validate and obtain a building permit for an existing driveway, detached garage and deck at 4801 Lexington Avenue, Beltsville. **Case rescheduled for hearing on 11/4/09. Petitioner shall provide the Board with a signed and notarized power of attorney authorizing her son, Guadalupe Canales, to speak on her behalf at the hearing.**

V-77-09 Octavio Lopez

Request for a variance of 1 foot side yard width and a waiver of the parking area requirement to validate existing conditions and extend an existing driveway in the front yard at 9127 6th Street, Lanham. **The record was held open for a possible revised site plan and to provide the Board with an opportunity to view the site.**

V-78-09 Guillermo & Ruth Vargas

Request for a variance of 9.5 feet rear yard depth/width to construct a split-level addition, deck and extension to the existing attached garage and driveway at 9600 Underwood Street, Lanham. **Case rescheduled for hearing on 11/4/09.**

THE MEETING ADJOURNED AT 7:48 P.M.

Prepared and submitted by:

(Original Signed)
Anne F. Carter
Administrator

APPROVED