

**AGENDA
HEARINGS – 6:00 P.M.
September 13, 2023**

All Board of Appeals hearings are virtual hearings; however, if necessary, a part of the meeting may be conducted in closed session.

NEW VARIANCES

V-42-23 Diego Cuellar Cornejo & Edwin Valle Cuellar **Spanish Language Interpreter Requested**
/Sotogomez

Request for a variance of 1-foot left side yard width and a waiver of the parking area location requirement to validate an existing condition (side yard width) and obtain a building permit for the construction of a driveway partially located in front of the house at 6950 Greenvale Parkway, Hyattsville.

V-43-23 Enrique Acero **Spanish Language Interpreter Requested** / Sotogomez

Request for variances of 13,219 square feet net lot area, 30 feet lot width at the building line, 20 feet lot width at front street line and waiver of the parking area location requirement to validate existing conditions (net lot area, lot width at the building line, frontage width at front street line and parking area location) and obtain a building permit for the proposed driveway extension at 9947 Elm Street, Lanham.

V-40-23 Janie Pratt-Godbolt

Request for variances of 935 square feet net lot area, 12 feet lot width at the building line, 1-foot front yard depth, 5 feet left side yard width to validate existing conditions (net lot area, lot width at the building line, front yard, and side yard) and obtain a building permit for the proposed one-story addition (8.7' x 10') at 904 Avon Street, Capitol Heights.

V-44-23 Maria Herrera Cortes & Sandy Vivar Herrera

Request for variances of 5 feet lot width at the building line, 2 feet front yard depth, 8 feet right side yard width and waiver of the parking area location requirement to validate existing conditions (lot width at the building line, front yard depth and side yard width) and obtain a building permit to extend the driveway partially located in front of the house at 4802 Stockton Lane, Hyattsville.

V-46-23 Gill Martinez

Request for variances of 1,460 square feet net lot area, 25 feet lot width at the building line, 12 feet lot width at front street line, 4% net lot coverage and waiver of the parking area location requirement to validate existing conditions (net lot area, lot width at the building line, frontage width at front street line) and obtain a building permit for the construction of single family dwelling with driveway located in front of the house at 4823 Lexington Avenue, Beltsville.

V-48-23 Victor Najera & Otoniel Ortiz

Request for variances of 9,901 square feet net lot area, 20 feet lot width at the building line, and waiver of the parking area location requirement to validate existing conditions (Net lot area and lot width at the building line) and obtain a building permit to expand the driveway (10' x 32') in front of the house at 11706 Emack Road, Beltsville.

DISCUSSION/DECISION

V-87-22 Jose Escobar Velasquez

Request for variances of 844 square feet net lot area, 9 feet net lot width (building line), 6.8 % net lot coverage, 4.7 feet left side yard width and .6 feet right side yard width and a waiver of the fence location requirement/waivers of the fence location and height requirements for a fence over 4 feet in height in the front yard/side yard (abutting Hayden Road) to validate existing conditions (net lot area, lot width, lot coverage and side yard width) and obtain a building permit for the unauthorized construction of a 6-foot vinyl fence, deck with roof cover and steps, gazebo and shed at 2005 Hayden Road, Hyattsville. **The record was held open for the Petitioner to submit the Site Road approved stamped plans.**

V-13-23 Silvana Alvarez Velesca

Spanish Language Interpreter Provided/Ernesto Luna

Request for a waiver of the parking area location requirement in order to obtain a building permit for the construction of a two-story addition in the rear yard, one-story addition in the left-side yard and driveway in front of the house at 8907 Riggs Road, Hyattsville. **The record remained open as the Petitioner has requested additional time to obtain a revised site plan as the architect is out of the Country.**

V-32-23 Wayne Bacchus

Request for variances of 500 square feet net lot area, 5 feet lot width, and 10% lot coverage to validate existing conditions (net lot area, lot width) and obtain a building permit in order to construct a 1,180.6 square foot driveway extension at 726 Larchmont Avenue, Capitol Heights. **The record was held open to give the Town of Capitol Heights the opportunity to provide comments. In addition, staff is to determine if Erosion Control review is needed as well as retaining wall along the proposed driveway.**

V-34-23 Henriquez Jose Luis Franco **Spanish Language Interpreter Provided/Luna**

Request for variances of 15 feet lot width at the building line, 2 feet frontage width at front street line, 5 feet front yard depth, 1-foot right side yard width and a waiver of the parking area location requirement to validate existing conditions (lot width at the building line, lot frontage width at front street line, side yard width and front yard depth) and obtain a building permit for the construction of a driveway in front of the house at 6211 61st Place Riverdale. **The record was held open in order for the Petitioner to submit revised site plan demonstrating a curb line between the driveway and the gas meter.**

V-38-23 Juan Carlos Morales Ramirez **Spanish Language Interpreter Provided/Luna**

Request for variances of 34 feet lot width at the building line, 25 feet lot frontage width at front street line and a waiver of the parking area location requirement to validate existing conditions (lot width at the building line and lot frontage width at front street line) and obtain a building permit for the construction of a driveway partially located in front of the house at 2307 Penbrook Circle, Hyattsville. **The record was held open to demonstrate the deck, patio, and height of wall in the rear yard.**

MINUTES FOR APPROVAL FROM July 26, 2023.

Prepared and submitted by:

Barbara Stone
Administrator