

MARCH 8, 2017
BOARD OF APPEALS
MINUTES

Pursuant to the provisions of Section 27-231(e)(2) of the Zoning Ordinance, at 6:26 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
Barbara J. Stone, Acting Administrator
Aminah Bushrod, Communications Specialist

Also Present:
Ernesto Luna, Spanish Language Service Interpreter

CASES FOR HEARING

NEW CASES

VARIANCES

V-9-17 Lauren Alexander

Request for a variance of 3 feet side yard width and a waiver of the parking area location requirement to validate an existing condition, convert basement garage into mudroom/storage, construct a second-floor addition and an enclosed porch with a second-floor balcony at 3103 Bellevue Avenue, Cheverly.

The Board resolved, unanimously, that a variance of 3 feet side yard width and a waiver of the parking area location requirement be APPROVED. Approval of the variance is contingent upon development in compliance with the approved site plan, Exhibit 2 and approved elevation plans, Exhibit 3 (a) thru (c).

V-123-16 Ernesto Sanchez

Request for a variance of an additional 18% net lot coverage and a waiver of the parking area location requirement to validate existing conditions and obtain a building permit to complete construction of covered patio and construct a driveway extension at 1212 Hill Road, Landover. **The Board resolved, unanimously, that a variance of an additional 18% net lot coverage and a waiver of the parking area location requirement be APPROVED. Approval of the variance is contingent upon development in compliance with the approved site plan, Exhibit 22 and approved elevation plans, Exhibit 3 (a) thru (d).**

V-10-17 Daysi Sorto

Request for variances of 4 feet front yard depth for the dwelling, 22% net lot coverage and a variance of 1 foot rear lot line setback for an accessory building to validate existing conditions and obtain a building permit for a new concrete driveway at 3813 Oglethorpe Street, Hyattsville. **Spanish Language Interpreter Services were provided. The record was held open to allow the City of Hyattsville the opportunity to submit comments.**

V-3-17 Housing Initiative Partnership

Request for a variance of 2.5 feet front yard depth to construct a covered front porch at 7008 Lombard Street, Landover. **The Board resolved, unanimously, that a variance of 2.5 feet front yard depth be APPROVED. Approval of the variance is contingent upon development in compliance with the approved site plan, Exhibit 2 and approved elevation plan, Exhibit 3.**

APPROVED

V-12-17 Emma Garrett

Request for variances of 6.7 feet front yard depth and 5% net lot coverage to validate existing conditions and replace an existing covered front porch on a triple-attached dwelling at 6933 Kent Town Drive, Hyattsville. **The Board resolved, unanimously, that variances of 6.7 feet front yard depth and 5% net lot coverage be APPROVED. Approval of the variances is contingent upon development in compliance with the approved site plan, Exhibit 2 and approved elevation plan, Exhibit 3.**

V-4-17 Emigdio Inigo-Santiago and Casandra Cartegna

Request for variances of 2.6 feet side yard width and 19 feet rear yard depth/width to validate an existing condition and construct a deck with landing and steps at 6327 Joslyn Place, Cheverly. **The record was held open to allow the Town of Cheverly the opportunity to submit comments.**

At 7:30 p.m. the Board recessed and reconvened at 7:37 p.m.

V-8-17 Martin and Katheryn Clarey

Request for variances of 3 feet front yard depth and 5 feet side yard width to validate existing conditions and construct an enclosed front porch at 6031 Inwood Street, Cheverly. **The Board resolved, unanimously, that variances of 3 feet front yard depth and 5 feet side yard width be APPROVED. Approval of the variances is contingent upon development in compliance with the approved site plan, Exhibit 2 and approved elevation plan, Exhibit 3.**

V-11-17 Gloria Stovall

Request for variances of 3.6 feet side yard width for the dwelling and 2 feet rear lot line setback for an accessory building to validate an existing condition and construct an attached garage and driveway extension at 1211 Gondar Avenue, Hyattsville. **The Board resolved, unanimously, that variances of 3.6 feet side yard width for the dwelling and 2 feet rear lot line setback be APPROVED. Approval of the variances is contingent upon development in compliance with the approved site plan, Exhibit 2 and approved elevation plans, Exhibit 3 (a) thru (c).**

V-13-17 Stanislaw Kwasnik

Request for variances of 2,805 square feet net lot area, 8 feet front building line width, 12 feet front yard depth, .5 foot left side yard width, .5 foot right side yard width, 18 feet rear yard depth/width and 21.4% net lot coverage to validate existing conditions and construct a second floor addition at 3201 Otis Street, Mount Rainier. **The record was held open to allow the Town of Mount Rainier the opportunity to submit comments.**

MINUTES FOR APPROVAL FROM FEBRUARY 22, 2017 – The Board resolved, unanimously, that the minutes be APPROVED.

THE MEETING ADJOURNED AT 8:30 P.M.

Prepared and submitted by:

(Original Signed)
Barbara J. Stone
Acting Administrator

APPROVED