

MINUTES
APPROVED
May 10, 2023

All Board of Appeals hearings are virtual hearings; however, if necessary, a part of the meeting may be conducted in closed session. Pursuant to the provisions of Section 27-3413(e)(2) of the Zoning Ordinance, at 6:03 p.m. the Chairperson convened the meeting, and the following members were present:

Board Members:

Bobbie Mack, Chair - Present
Anastasia Johnson, Member - Present
Wm. Carl Isler, Member - Present.
Renee Alston, Member - Present
Teia Hill, Member - Present

Others Present:

Ellis Watson, Staff Attorney
Barbara Stone, Administrator
Celeste Barlow, Administrative Aide
Olga Antelo-Vasquez, Administrative Aide

NEW VARIANCES

V-7-23 Maritza Rodriguez Spanish Language Interpreter Requested/ Sotogomez

Request for variances of 1-foot left side yard width and 1-foot right side yard width and obtain a building permit for the construction of a second-floor addition over the existing first floor footprint at 4119 29th Street, Mount Rainier. **The record was placed in the pending file to be rescheduled as the Town of Mount Rainier has requested additional time to review.**

V-66-22 Shelby Jones

Request for variances of 10 feet front building line width and 1.3 feet side yard width to validate an existing condition (lot width) and obtain a building permit for the construction of a two-story addition with one car garage and driveway at 7002 17th Avenue, Hyattsville. **The Board resolved by majority vote, Ms. Anastasia Johnson absent, that variances approval on October 26, 2022, be RESCINDED. The Board further resolved that with the inclusion of the approved Site Roads Site plan, variances of 10 feet front building line width and 1.3 feet side yard width be approved. Approval of the variances is contingent upon development in compliance with the approved revised site plan, Exhibit 17 and Elevation Plans, Exhibit 3.**

V-17-23 Linda Mount

Request for variances of 56,628 square feet, 17% lot coverage, 19 feet front yard depth, and 15 feet rear yard depth to obtain a building permit to construct a proposed 15' x 20' addition, located north of the dwelling, a proposed 24' x 35' addition located to the west of the dwelling, a proposed 15' x 15' addition located to the east of the dwelling, and to relocate a 10' x 20' deck at 12500 Longwater Drive, Mitchellville. **The record was held open as the petitioner requested that the case be reviewed under the old codes due to the lot being created under Recreational Community Development (Section 27-444). The record must be re-reviewed and readvertised.**

V-21-23 Evelyn Aguirre

Request for variances of 22 feet lot width, 9 feet lot frontage width at front street line, 8% net lot coverage, 2 feet front yard depth and 6.3 side yard width to validate existing conditions (lot width, lot frontage (width) at front street line, front yard depth and side yard width) and obtain a building permit for the unauthorized covered carport at 6622 24th Avenue, Hyattsville. **The record was held open in order for the Petitioner to submit revised site plan and elevation plans demonstrating the location of all gutter and downspouts, to include the location of the steps and gas meter covered by the carport. The Petitioner must also provide the size of the gutters.**

V-23-23 Rose Wanou

Request for variances of 0.3 feet side yard depth and a Security Exemption review for a fence over 4 feet in height in the front yard (abutting Laurel Bowie Road) and obtain a building permit to construct a 6-foot aluminum fence on a corner lot (abutting Laurel Bowie Road) at 14200 Laurel Bowie Road, Laurel. **The record was held open in order for the Petitioner to submit a revised site plan demonstrating the setback dimensions from the fence to the property line on both Laurel Bowie Road and Snow Acres Drive.**

DISCUSSION/DECISION

V-98-21 Metropolitan Building and Development Corp.

Request for variances of 500 square feet net lot area, 15 feet front building line width, 3 feet side yard width and a waiver of the parking area location requirement to validate existing conditions of net lot area, front building line width, side yard width and a waiver of parking location at 6213 43rd Avenue, Hyattsville. **The Board resolved by majority vote, Ms. Teia Hill absent, that the original approved variance request be RESCINDED as the Board did not have the authority to grant the net lot area. Be it further resolved, the Board, by majority vote, Ms. Teia Hill absent, that the variance request be DENIED.**

MINUTES FOR APPROVAL FROM April 26, 2023. **The Board resolved, unanimously, that the minutes be APPROVED. THE MEETING ADJOURNED AT 9:16 P.M.**

Prepared and submitted by:

Olga Antelo Velasquez
Administrative Aide