



BOARD of APPEALS

Zoning and Administrative

Prince George's County Government

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AGENDA

VIRTUAL HEARINGS – 6:00 P.M.

October 26, 2022

All Board of Appeals hearings are virtual hearings; however, if necessary, a part of the meeting may be conducted in closed session. For location of variances on reference site plan, see #'s below.

NEW VARIANCES

V-38-22 Carlos Moreno Monteland and Sandra Buruca

Request for variances of (1) 1,000 square feet net lot area, (2) 10 feet front building line width, (3) 2 feet rear yard depth/width, (4) 8.3% net lot coverage and a (5) waiver of the parking area location requirement to validate existing conditions (net lot area, front building line and waiver of the parking area) and obtain a building permit for the unauthorized construction of a driveway extension and rear covered patio at 1208 Balboa Avenue, Capitol Heights.

V-65-22 September Holdings A, LLC

Request for variances of (1) 20 feet front building line width, (2) 7 feet front street line width and (3) 16 feet side street yard depth to obtain a building permit for the proposed single-family dwelling at 5221 Doppler Street, Capitol Heights.

V-66-22 Shelby Jones

Request for variances of (1) 10 feet front building line width and (2) 1.3 feet side yard width to validate an existing condition (lot width) and obtain a building permit for the construction for two-story addition with one car garage at 7002 17th Avenue, Hyattsville.

OTHER ZONING APPEALS

V-60-22 Fairwood Community Association

This appeal was filed with the Board of Appeals, sitting as the Board of Zoning Appeals for the Maryland Washington Regional District in Prince George's County, Maryland from the request of Counsel, Derek J. Baumgardner, Law Offices of Whiteford, Taylor and Preston, L.L.P. as an application for a zoning appeal on behalf of Fairwood Community Association, Inc. ("Fairwood"), pursuant to the Prince George's County Code, Subtitle 2, Division 4, Section 2-122, regarding the zoning designation indicated on the preliminary plan of subdivision, Application No. 4-21047, filed by the Applicant, Chance Manor LLC ("Chance Academy"). Fairwood objects to the zoning use designation of Chance Academy as a "private school" and requests a hearing before the Board of Zoning Appeals on Residential Estate (RE) Zoned property located Map 54, Grid A1, Parcel 43, being 4600 Fairview Vista Drive, Bowie, Prince George's County, Maryland. **Rescheduled to October 26, 2022.**

DISCUSSION / DECISION

V-139-21 Deborah Douglas

Request for variances of 8.15 feet lot frontage and 4.2 feet side yard width to validate an existing condition (lot frontage) and obtain a building permit to construct a 10' x 10' gazebo on top of a 16' x 17' wooden deck at 9107 Patrick Drive, Clinton. **The record was held open to allow the Petitioner to submit the Homeowners Association approval letter.**

MINUTES FOR APPROVAL FROM October 12, 2022