

AGENDA
VIRTUAL HEARINGS – 6:00 P.M.
July 24, 2024

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

NEW VARIANCES

V-61-23 Efrain Guerra and Miriam Marquez Spanish Language Interpreter Requested/Sotogomez
Request for a waiver of the parking area location requirement to obtain a building permit for the unauthorized replacement of the 36' x 42' concrete driveway in front of the house at 13215 Claxton Drive, Laurel.

V-25-24 Juan Flores and Maria A Amaya Spanish Language Interpreter Requested/Sotogomez
Request for variances of 18 feet lot width at the building line, 6 feet lot width at front street line, and waiver of the parking area location requirement to validate existing conditions (lot width at the building line, frontage width at front street line, and parking area location) and obtain a building permit for the unauthorized driveway extension at 7909 25th Avenue, Hyattsville.

V-23-24 Mohammad Ziyad Shalabi
Request for variances of 1,220 square feet net lot area, 9.9% net lot coverage, and 4 feet rear yard depth to validate an existing condition (net lot area) and obtain a building permit for the construction of a proposed 30' x 42' split foyer single-family home and 10' x 20' driveway at 4711 Mann Street, Capitol Heights.

V-39-24 Carlos Moises Lelva Santamaria
Request for variances of 1,500 square feet net lot area, 14.4 feet lot width, 1.4 feet lot frontage, 1-foot side yard width, and a waiver of the parking area location requirement to validate existing conditions (net lot area, lot width, lot frontage, side yard width) at 5433 Taussig Road, Bladensburg.

V-44-24 Percy Hill and Sharyn Jordan
Request for variances of 144 feet lot width, 74.42 feet lot frontage, 1.2% lot coverage, and a waiver of the parking area location requirement to validate existing conditions (lot width and lot frontage) and construct a one-story dwelling, 32' x 34' garage, and 6,400 square foot driveway 10603 North Keys Road Brandywine.

V-45-24 Kevin and Elisabeth Chamberlain

Request for a variance of 8 feet side yard depth alongside the street (Valley Way) to validate an existing condition (side yard depth alongside the street) and obtain a building permit for the proposed one-story addition (12.0 X 15.4) in a corner lot at 2709 Valley Way, Hyattsville.

OTHER ZONING APPEALS

V-42-24 OZA J Clinton Towing LLC

This appeal was filed with the Board of Appeals for Prince George's County, Maryland, sitting as the Board of Zoning Appeals, from the determination of the Department of Permitting, Inspections and Enforcement, Enforcement Division to issue Violation Notice No. ZONE-16860, dated May 1, 2024, citing Petitioner with violating County Code Sections 27-253(a)(1) and 4-118(c) and requiring Petitioner to cease use of the premises, including adjoining properties and right of way. Remove all vehicles, equipment, materials, and items until a valid use and occupancy certificate, including final approval of the certificate, is granted by the Department of Permitting, Inspections, and Enforcement on RR (Residential, Rural) zoned property located at Lot 1, Hayden Property Subdivision, being 12705 A 10th Street, Bowie, Prince George's County, Maryland.

DISCUSSION/DECISION

V-16-24 Henry Isaias Sanchez Parada

Request for variances of 19.3% lot coverage and 3 feet accessory building setback to obtain a building permit for the unauthorized construction of a 28' x 52.3' concrete parking pad, 15' x 40' carport, 4-foot wooden retaining wall, and a 6-foot wooden fence at 7009 Independence Street, Capitol Heights.

V-29-24 Mohammad Shalabi

Request for variances of 30 feet lot width, 20 feet lot frontage, and 3.8% lot coverage to validate existing conditions (lot width, lot frontage) and obtain a building permit to construct a proposed two-story single-family dwelling and 10 x 28-foot driveway at 5408 Center Avenue, Lanham.

V-13-24 Oscar Calderon

Request for variances of 9,522 square feet net lot area, 10 feet lot width, 45.8% lot coverage, and 5.7 feet front yard depth to validate existing conditions (net lot area, lot coverage, lot width, front yard depth) and obtain a building permit to convert an attic to a proposed second story addition at 4409 Powder Mill Road, Beltsville.

June 26, 2024, MINUTES, provided to Board Members for informational purposes only.

Prepared and submitted by:

Barbara Stone
Administrator