

**AGENDA**  
**PUBLIC HEARINGS – 6:00 P.M.**  
**December 5, 2018**

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

**CASES FOR HEARING - 6:00 P.M.**

**NEW CASES**

**VARIANCES**

**V-124-18 Julio Martinezcenteno and Claudia Martinez Spanish Language Interpreter Services Requested/Luna**

Request for a variance of 3 feet side street yard depth to construct a covered front porch and driveway extension at 5717 Galloway Drive, Oxon Hill.

**V-128-18 Jose Marquez Spanish Language Interpreter Services Requested/Luna**

Request for variances of 1-foot side yard width for the dwelling, 8.7% net lot coverage and 11 feet front street line setback and a waiver of the rear yard location requirement for an accessory building to validate existing conditions (dwelling, shed, development) and obtain a building permit for an existing one-story addition and new driveway at 7502 24th Avenue, Hyattsville.

**V-94-18 Deris Rivera and Maria Castellon**

Request for variances of 1,000 square feet net lot area, 10 feet front building line width, 11 feet front yard depth and 6.1% net lot coverage to validate existing conditions (lot size, lot width, development), convert an enclosed porch into living space and obtain a building permit for a new deck at 3412 41st Avenue, Colmar Manor.

**V-131-18 All Saints Ch. MD Convocation**

Request for variances of 25 feet front yard setback, 20 feet rear yard setback from residentially zoned land, 30 feet total side yard setback and a waiver of the fence location requirement to construct a 10-foot electric security fence inside the existing chain link fence at 4825 Lydell Road, Hyattsville.

**V-132-18 Mary Ann Bolds**

Request for waivers of the fence location and height requirements for a fence over 4 feet in height in the side yard (abutting Sullivan Drive) to construct a 6-foot chain link fence in the side yard of a corner lot at 6414 Kilmer Street, Cheverly.

**V-136-18 Eta-Manyi Manga**

Request for variances of 8 feet side street yard depth for the dwelling, 6.5 feet side street line depth for an accessory building and a waiver of the parking area location requirement to validate existing conditions (dwelling, driveway, shed) and obtain a building permit for a new driveway extension in the front yard at 7001 96th Avenue, Lanham

V-137-18 Victoria Baltazar

Request for variances of 1,000 square feet net lot area, 10 feet front building line width, 12 feet front yard depth and a waiver of the parking area location requirement to validate existing conditions (property, dwelling) and construct a driveway in the front yard at 3905 Lawrence Street, Brentwood.

**DISCUSSION/DECISION**

V-115-18 Meisen Romero

Request for a waiver of the parking area location requirement, waiver from the fence height / location requirement and a 1 foot variance from the rear property line for the accessory building to validate and obtain a building permit for a gravel driveway extension, construct a 6-foot privacy fence and validate existing conditions (shed) at 7500 Greenleaf Road, Landover. **The record was held open for the Petitioner to submit a revised site plan removing the gravel from the front yard and possibly widening the existing driveway.**

V-120-18 Daniel and Kori Biagas

Request for a variance of 2.1% net lot coverage to construct a one-story addition, deck and walkway with stairs at 2902 Woodway Place, Cheverly. **The Town of Cheverly has requested that the record be held open to allow the Town an opportunity to provide comments.**

V-123-18 Ivon Urizar and Prudencia Perez

Request for a variance of 5 feet rear lot line setback for one accessory building, a variance of 6 feet front street line setback and a waiver of the rear yard location requirement for a second accessory building, variances of .7 inches for one retaining wall (Oakhill Court) and 1.7 feet for a second retaining wall (Edgefield Drive) and a waiver of the parking area location requirement to validate existing conditions (sheds, driveway, retaining walls) and obtain a building permit for a new driveway in the side yard of a corner lot, retaining walls and shed at 10417 Edgefield Drive, Hyattsville. **The record was held open for the Petitioner to abate violations and submit revised plans demonstrating as such.**

V-125-18 Jose Torres

Request for a variance of 5 feet front yard depth and a waiver of the parking area location requirement to validate existing conditions (front porch) and construct a driveway in the front yard at 3320 Gumwood Drive, Hyattsville. **The City of Hyattsville has requested that the record be held open to allow the City an opportunity to provide comments.**

V-126-18 Fidel Blanco

Request for a variance of 6.5 feet front yard depth to construct a covered front porch at 112 South Huron Drive, Oxon Hill. **The Town of Forest Heights has requested that the record be held open to allow the Town an opportunity to provide comments.**

MINUTES FOR APPROVAL FROM NOVEMBER 28, 2018.