

APPROVED

MINUTES

June 26, 2019

Pursuant to the provisions of Section 27-231(e)(2) of the Zoning Ordinance, at 06:16 p.m. the Chairperson convened the meeting and the following members were present:

Bobbie Mack, Chair
Al Scott, Vice Chair
Anastasia Johnson, Member
Emerson Davis, Attorney
Barbara Stone, Administrator
Aminah Bushrod, Communications

CASES FOR HEARING

NEW CASES

VARIANCES

V-50-19 Esteban Cornejo Spanish Language Interpreter Service Provided

Request for variances of 3 feet rear yard width, a waiver for an accessory building location, a waiver of the parking area location requirement and waivers of the fence height and location requirements for a fence over 4 feet in height in the front yard/side yard (abutting 53rd Place) to validate existing conditions (dwelling) and erect a 6-foot vinyl fence at 5321 Buchanan Street, Bladensburg. **The record was held open for a corrected letter of recommendation from the Town of Bladensburg.**

V-53-19 Vernancio Balbuena Spanish Language Interpreter Service Requested

Request for variances of 1000 square feet net lot area, 25 feet front building line width and 5 feet front street line width for the property, 1.5 feet front yard depth, 7 feet side yard width for the dwelling and 23% net lot coverage to validate existing conditions (property, dwelling and development) and construct a driveway at 4900 Heath Street, Capitol Heights. **Petitioner did not appear.**

V-9-19 Balchand Pitamber

Request for a variance of 10 % net lot coverage to construct an attached two-car garage at 3204 Dunnington Road, Beltsville. **The Board resolved, unanimously, that variances of 10 % net lot coverage be APPROVED. Approval of the variances is contingent upon development in compliance with the approved revised site plan, Exhibit 23 and approved elevation plan, Exhibit 3.**

V-45-19 Housing Initiative Partnership, Inc.

Request for variances of 8 feet front yard depth and 9.9% net lot coverage to validate an existing condition (development) and construct a covered porch, a 2-car driveway, a 6-foot vinyl fence and a concrete stoop at 7813 Allendale Drive, Landover. **The Board resolved, unanimously, that variances of 8 feet front yard depth and 9.9% 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 plans, Exhibits 3 (a) thru (b).

V-46-19 Housing Initiative Partnership, Inc.

Request for variances of 3.5 feet front yard depth, .1-foot side yard width and 7.5 feet front street line setback for an accessory building (garage) to validate existing conditions (dwelling) and construct a dormer, a 6-foot vinyl fence, a wood stair with canopy, a concrete driveway and replace a screen porch, and renovate the existing garage at 6514 Kipling Parkway, District Heights. **The record was held open to allow the City of District Height the opportunity to comment.**

V-47-19 Leslie Smallwood

Request for variances of 20 feet front building line width, 18.3 % net lot coverage and 25 feet rear yard setback to validate existing conditions (property, dwelling and development) and enclose a new deck at 8710 Delphi Drive, Hyattsville. **The Board resolved, unanimously, that variances of 20 feet front building line width, 18.3 % net lot coverage and 25 feet rear yard setback be APPROVED. Approval of the variances is contingent upon development in compliance with the approved site plan, Exhibit 2 and approved elevation plans, Exhibits 3 (a) thru (b).**

DISCUSSION/DECISION

V-32-19 German Gonzalez

Request for variances of 200 square feet net lot area, 14.5 feet front building line width, 4 feet front yard depth, 21.9% net lot coverage and .5-foot side lot line setback for an accessory building to validate existing conditions (property, dwelling, development) and obtain a building permit to construct a second-floor addition with steps at 5438 Spring Road, Bladensburg. **The Board resolved, unanimously, that variances of 200 square feet net lot area, 14.5 feet front building line width, 4 feet front yard depth, 21.9% net lot coverage and .5-foot side yard setback for an accessory building be APPROVED. Approval of the variances is contingent upon development in compliance with the approved site plan, Exhibit 2 and approved elevation plans, Exhibits 3 (a) thru (c).**

MINUTES FOR APPROVAL FROM JUNE 12, 2019. **The Board resolved, by majority vote, Ms. Anastasia Johnson absent, that the minutes be APPROVED.**

THE MEETING ADJOURNED AT 08:03 p.m.

Prepared and submitted by:

A handwritten signature in black ink, appearing to read "Barbara J. Stone". The signature is fluid and cursive, written over a light blue rectangular background.

Barbara J. Stone
Administrator