

BOARD OF ZONING APPEALS
PUBLIC HEARING MINUTES

The regular meeting of the Board of Zoning Appeals was held on
Monday, March 13, 2023 at 7:00 p.m.
in Sister Cities Conference Room, Room 1101, City Hall, Alexandria, Virginia

The proceedings of the meeting were recorded; records of each case are on the web at www.alexandriava.gov/dockets and on file in the Department of Planning and Zoning.

Members Present: Lee Perna, Chair
 Tim Foley, Vice Chair (participating remotely)
 Quynn Nguyen, Secretary
 Jon Wacławski
 Raj Patel
 Dawn Bauman
 Paul Liu

Staff Present: Mary Christesen, Department of Planning & Zoning
 Marlo Ford, Department of Planning & Zoning
 Molly Lambert, Department of Planning & Zoning

CALL TO ORDER

1. Mr. Perna called the January 9, 2023, Board of Zoning Appeals to order at 7:00 p.m.

ANNOUNCEMENTS

2. Mr. Perna announced this will be his last meeting with the Board of Zoning Appeals due to his term expiring.

NEW BUSINESS

3. BZA #2023-00003
320 S. Fairfax Street
Public Hearing and consideration of a request for a Special Exception to construct a two-story addition and open porch in the required side yard; zoned: RM/Residential Townhouse.
Applicant: Studio Camus LLC/Patrick Camus

BOARD OF ZONING APPEALS ACTION, MARCH 13, 2023: On a motion by Mr. Wacławski, seconded by Ms. Bauman, the Board of Zoning Appeals voted to approve the requested special exception subject to all applicable codes, ordinances, staff recommendations and conditions. The motion carried on a vote of 7 to 0.

Reason:

The Board agreed with the staff analysis that the request met the criteria for a special exception.

Speakers:

Patrick Camus, architect, spoke on behalf of the applicant.

Discussion:

Ms. Bauman asked the applicant if received any statements from surrounding neighbors. The applicant stated that he was aware that plans have been shared but had no knowledge of any opposition nor had staff advised of opposition to the project.

Mr. Foley commented stated that the changes were uncharacteristic to the character of the house and believed the proposal would be visible. Staff advised the Board that during the review process, the application is routed to the Preservation staff for their comments and that staff had not received any comments that indicated that the proposal would be an issue. The addition will also be reviewed by the Board of Architectural Review.

Mr. Lui questioned as to why the history of previous BZA cases was noted. Staff indicated that the previous cases were included as part of researching the history of the property and were included as background information.

Mr. Perna asked if there were any conditions on the case. Staff indicated that the condition would be that the proposed addition must be within the property line.

MINUTES

4. Consideration of the minutes from the January 9, 2022, Board of Zoning Appeals Hearing.

BOARD OF ZONING APPEALS ACTION, MARCH 13, 2023: By unanimous consent,

the Board of Zoning Appeals approved the minutes of the January 9, 2023 hearing, as submitted.

ADDITIONAL BUSINESS

5. Board Elections:

Ms. Bauman, seconded by Mr. Wacławski, nominated Mr. Foley for Chair. The Board of Zoning Appeals elected Mr. Foley as Chair by a vote of 6 to 0. Mr. Foley abstained.

Mr. Foley, seconded by Mr. Wacławski, nominated Ms. Bauman for Vice Chair. Mr. Patel, seconded by Mr. Perna nominated Ms. Nguyen for Vice Chair. The Board of Zoning Appeals elected Ms. Bauman as Vice Chair by a vote of 4 to 1. Ms. Bauman and Ms. Nguyen abstained.

Mr. Patel, seconded by Ms. Nguyen, nominated Mr. Liu for Secretary. The Board of Zoning Appeals elected Mr. Liu for Secretary by a vote of 6 to 0. Mr. Liu abstained.

ADJOURNMENT

- 6.** The Board of Zoning Appeals meeting was adjourned at 7:24 p.m.