

MINUTES

The regular meeting of the Board of Zoning Appeals was held on
Thursday, November 13, 2014
at 7:30 P.M. in Council Chambers, City Hall, Alexandria, Virginia.

The proceedings of the meeting were tape recorded; records of each case are on file in the
Department of Planning and Zoning.

Members Present: Laurence Altenburg
Stephen Koenig
Jennifer Walker
Mark Yoo
Eric Zander
Agnes Artemel

Members Excused: Mark Allen

Staff Present: Peter Leiberg, Planning & Zoning
Alex Dambach, Planning & Zoning

1. Call to order: The meeting was called to order at 7:30 P.M.

UNFINISHED BUSINESS AND ITEMS PREVIOUSLY DEFERRED

2. BZA Case #2014-0020

2220 King Street

Request for special exception to construct an open front porch for a new single-family dwelling facing King Street; zoned R-5/Residential.

Applicant: Dan and Lillian York by Kim Beasley, architect

[This case was deferred at the September 11, 2014 and October 9, 2014 Board of Zoning Appeals public hearings.]

BOARD OF ZONING APPEALS ACTION: On a motion by Mr. Koenig, seconded by Mr. Yoo, the Board of Zoning Appeals voted to approve BZA Case #2014-0020. The motion carried on a vote of 6 to 0 with Chairman Allen absent.

Reason: The Board agreed with the staff analysis.

Speakers:

Kim Beasley, architect, presented the case.

NEW BUSINESS

3. BZA Case #2014-0024

1221 Powhatan Street

Request for variance to construct a solid wood fence taller than six feet and up to a height of eight feet along the north side property line facing a commercial restaurant; zoned RB/Residential Townhouse.

Applicant: Colin V. Ram

BOARD OF ZONING APPEALS ACTION: On a motion by Ms.

Walker, seconded by Ms. Artemel, the Board of Zoning Appeals voted to approve BZA Case #2014-0024. The motion carried on a vote of 6 to 0 with Chairman Allen absent.

Reason: The Board agreed with the staff analysis and felt that the case met the criteria required to approve a variance.

Speakers:

Colin Ram, applicant, presented the case.

4. BZA Case #2014-0025

1600 King James Place

Request for special exception to construct a six foot fence in the secondary front yard; zoned R-20/Residential Single-Family Zone.

Applicant: Gary and Susan Labovich

BOARD OF ZONING APPEALS ACTION: On a motion by Mr. Altenburg, seconded by Mr. Yoo, the Board of Zoning Appeals voted to deny BZA Case #2014- 0025. The motion carried on a vote of 6 to 0 with Chairman Allen absent.

Reason: The Board felt that the case did not meet the criteria required to approve a special exception. Although the property is a corner lot located on a busy street, the board thought the applicants could address their needs with tall plantings instead of a solid fence.

Speakers:

David Chamowitz, attorney representing the applicants, presented the case.

MINUTES

5. Consideration of the minutes from the October 9, 2014 Board of Zoning Appeals hearing.

BOARD OF ZONING APPEALS ACTION: Without objection, the Board of Zoning Appeals voted to approve the October 9, 2014 minutes as submitted.

OTHER BUSINESS

No other business was discussed.

ADJOURNMENT

The October 9, 2014 Board of Zoning Appeals hearing adjourned at 9:05 P.M.