

City of Alexandria

*301 King St., Room 2400
Alexandria, VA 22314*



Meeting Minutes

Thursday, January 12, 2017

7:30 PM

City Hall Council Chambers

Board of Zoning Appeals

1. Call To Order & Roll Call**Unfinished Business and Items Previously Deferred**

- 2.** BZA Case #2016-0013
408 East Monroe Avenue
Public hearing and consideration of a request for a special exception to construct a second story addition in the required side yard. If the request is granted, the Board of Zoning Appeals will be granting a special exception from section 12-102(A) of the zoning ordinance - relating to the physical enlargement of a non-complying structure; zoned RB/Townhouse. Applicant: Mandi Pratt-Chapman, by Marta Layseca, architect

Attachments: [BZA16-013 Staff Report](#)
[408 E Monroe Email](#)

On a motion to approve by Mr. Buono, seconded by Mr. Yoo, the Board of Zoning Appeals voted to approve BZA Case #2016-0013. The motion carried on a vote of 7 to 0.

New Business

3. BZA Case #2016-0017
1109 Queen Street

Public hearing and consideration of a request for a variance to construct a two-story rear addition in the required side yards; zoned CL/Commercial Low.

Applicant: Amir Radfar, Elitee Enterprises, Inc

Without objection the BZA Case #2016-0017 was deferred.

- 4.** BZA Case #2016-0018
1208 Prince Street
Public hearing and consideration of a request for a special exception for a two-story addition in the required side yard. If the request is granted, the Board of Zoning Appeals will be granting a special exception from section 12-102(A) of the zoning ordinance - relating to the physical enlargement of a non-complying structure; zoned CL/Commercial Low.
Applicant: Corey Donovan & Jennifer Mullett, represented by Michael Detomo, architect

Attachments: [BZA16-018 Staff Report](#)

On a motion to defer by Mr. Kumar, seconded by Mr. Ramsey, the special exception was deferred by a vote of 7 to 0.

5. BZA Case #2016-0019
 9 Cockrell Avenue
 Public hearing and consideration of a request for a variance to construct a new single-family dwelling within a required front yard. Zoned R-8/Residential Single-family. Applicant: Cockrell Properties, LLC

Attachments: [BZA16-019 Staff Report](#)
 [9 Cockrell Email](#)
 [9 Cockrell Application and Materials](#)

On a motion to approve by Mr. Kumar, seconded by Mr. Perna, the Board of Zoning Appeals voted to approve the BZA Case # 2016-0019. The motion carried on a vote of 7 to 0.

Other Business

City's response to the question of legal review and definition of a party wall as required by condition of May 2016 BZA Case #2016-00007.

Staff and the Board of Zoning Appeals discussed the issue of party walls.

Minutes

6. Consideration of the minutes of the November 10, 2016 Board of Zoning Appeals hearing.
- The Board of Zoning Appeals voted to approved the minutes from the November 10, 2016 hearing as submitted. The motion carried ona vote of 7-0.**

Adjournment

The Board of Zoning Appeals hearing was adjourned at 9:15pm