

City of Alexandria

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



Action Docket - Final

Monday, March 8, 2021

7:00 PM

Electronic Public Hearing

Board of Zoning Appeals

1 Call To Order

Due to the COVID-19 Pandemic emergency, the March 8, 2021 meeting of the Board of Zoning Appeals is being held electronically pursuant to Virginia Code Section 2.2-3708.2(A)(3), the Continuity of Government ordinance adopted by the City Council on June 20, 2020 or Section 4-0.01(g) in HB29 and HB30, enacted by the 2020 Virginia General Assembly (Virginia Acts of Assembly Ch. 1283 and 1289), to undertake essential business. All of the members of the Board and staff are participating from remote locations through Zoom Webinar. This meeting is being held electronically, unless a determination is made that it is safe enough to be held in person in the City Council Chamber at 301 King Street, Alexandria, VA. Electronic access will be provided in either event. The meeting can be accessed by the public ~~through the live broadcast on the government channel 70, streaming on the City's website, and can be accessed~~ via Zoom by the following link:

*Please note: On March 8, the Alexandria City Council Special Meeting will be broadcast live on government Channel 70. Due to this, the Board of Zoning Appeals Public Hearing will not be broadcast on Channel 70 or streamed live on the City's website

https://zoom.us/webinar/register/WN_GxWMT8V4RIKSNzK1OYauoA

*** The Webinar will open at 6:30 PM to allow individuals to join while the Board of Zoning Appeals hearing will begin at approximately 7:00 PM. ***

Zoom Audio Conference:

Dial: 301-715-8592

Webinar ID: 964 5803 0217

Password: 018266

Public comments will be received at the meeting. The public may submit comments in advance to Kaliah Lewis at kaliah.lewis@alexandriava.gov or make public comments through the conference call on the day of the hearing.

For reasonable disability accommodation, contact Jackie Cato at jackie.cato@alexandriava.gov or 703.746.3810, Virginia Relay 711.

Mr. Altenburg called the March 8, 2021 Board of Zoning Appeals to order at 7:00

p.m. All Board Members were present at the call to order.

New Business

- 2** **BZA #2020-00032**
3300 Elmore Drive
Public Hearing and consideration of a request for a Variance to construct an accessory structure in the required side yards; zoned: R-8/Single Family.
Applicants: David and Jill Forbes

Attachments: [BZA2020-00032 Staff Report](#)

On a motion by Ms. Nguyen, seconded by Mr. Yoo, the Board of Zoning Appeals voted to deny BZA #2020-00032, as recommended by staff. The motion carried on a vote of 6 to 1, Mr. Perna voting against.
- 3** **BZA #2021-00001**
208 South Payne Street
Public Hearing and consideration of a request for a Special Exception to increase the height of an existing roof and rear deck in the required side yard; zoned: CL/Commercial Low.
Applicant: Alabama Ave LC, represented by Stephen Kulinski

Attachments: [BZA2021-00001 Staff Report](#)

On a motion by Mr. Foley, seconded by Mr. Wacławski, the Board of Zoning Appeals voted to approve BZA #2021-00001 as submitted. The motion carried on a vote of 7 to 0.
- 4** **BZA #2021-00002**
1117 Queen Street
Public Hearing and consideration of a request for Variances from lot size, lot frontage, front and side yard setback requirements to revert the building from a commercial use to a single-family residential dwelling unit; zoned: CL/Commercial Low.
Applicant: 1117 Queen Street, LLC

Attachments: [BZA2021-00002 Application Materials](#)

On a motion by Mr. Yoo, seconded by Mr. Perna, the Board of Zoning Appeals voted to defer BZA #2021-00002. The motion carried on a vote of 7 to 0.

Other Business

- 5** **RT Zone Text Amendment Update**
- 6** **ADU Text Amendment Update**

Minutes

- 7 Consideration of the minutes from the January 11, 2021 Board of Zoning Appeals Hearing

Attachments: [January 11, 2021 Hearing Minutes](#)

On a motion by Mr. Perna, seconded by Mr. Yoo, the Board of Zoning Appeals voted to approve the minutes of January 11, 2021, as submitted. The motion carried on a vote of 7 to 0.

8 Adjournment

The Board of Zoning Appeals hearing was adjourned at 8:19 p.m.