

OFFICE OF ZONING AND ADMINISTRATIVE HEARINGS
for
MONTGOMERY COUNTY

Stella B. Werner Council Office Building
100 Maryland Avenue, Room 200
Rockville, Maryland 20850
<http://www.montgomerycountymd.gov/ozah/index.html>
Phone:(240) 777-6660; Fax (240) 777-6665

CASE NO. AAO 19-01-JESSICA LANDMAN
REQUEST FOR WAIVER OF ACCESSORY APARTMENT PARKING REQUIREMENTS

NOTICE OF HEARING

Please take notice that the Office of Zoning and Administrative Hearings for Montgomery County, Maryland (OZAH), will hold a public hearing in the Stella B. Werner Council Office Building, Second Floor Davidson Memorial Hearing Room, at 100 Maryland Avenue, Rockville, Maryland, on **Tuesday, April, 2, 2019**, at 9:30 a.m. or as soon thereafter as this matter can be heard, on the above-captioned Request for a Waiver of the Accessory Apartment Parking Requirements of Zoning Ordinance §59.3.3.3.A.2.c.ii(a).

The Waiver Request was filed with OZAH on March 20, 2019, regarding the Requester's Application No. 109895 to the Department of Housing and Community Affairs (DHCA) for an *Attached Accessory Apartment* license, which application was filed with DHCA on January 25, 2019. On February 13, 2019, DHCA referred the matter to OZAH due to the inadequacy of on-site parking. These procedures are governed by County Code §§29-16, 29-19, 29-26, 59.333. A & B, and OZAH's Rules of Procedure for Agency Referral and Accessory Apartment Cases.

The subject property is Lot 19, Block 1, of the Hill Crest Subdivision, located at 232 Park Avenue, Takoma Park, Maryland 20912, in the R-60 Zone (Tax Account Number 13-01063968).

The entire file may be reviewed in the Office of Zoning and Administrative Hearings, Monday through Friday, between the hours of 9:00 a.m. and 4:00 p.m., prior to the date of the hearing.

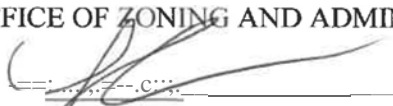
Any parties represented by counsel must submit electronic copies of their supporting documents prior to the hearing. Electronic copies must be submitted on compact discs, in Microsoft WORD format for text documents, and in PDF format for plans and other non-text documents.

If you need services to participate in a public hearing, please contact us at least 7 days in advance of the hearing by calling 240-777-6660 (TTY 240-777-7914) or emailing us at ozah@montgomerycountymd.gov. This document is available in alternative format such as large print upon request, via the same phone numbers and email address.

Notices forwarded this 20th day of March 2019, to:

Jessica Landman, Applicant
L Daniel Mullaney, Co-owner
City of Takoma Park
Abutting and Confronting Homeowners
Austin McNamara, DHCA Housing Code Inspector
Timothy Goetzinger, Acting Director, DHCA
Sheila Price and Francene Hill, DHCA

OFFICE OF ZONING AND ADMINISTRATIVE HEARINGS

By: 
Lynn Robeson
Hearing Examiner