



# Town of Vienna

127 Center Street South  
Vienna, Virginia 22180  
p: 703.255.6341  
TTY 7111

## Meeting Agenda Board of Zoning Appeals

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Wednesday, March 18, 2026

7:30 PM

Charles Robinson Jr. Town Hall, 127 Center St.  
South

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### Roll Call

### Public Hearings

[BZA-26151](#)

Variance - 203 Albea Court NE

Attachments:

[01 - Staff Memo - 203 Albea Court NE - Variance](#)

[02 - Relevant Code Sections - 203 Albea Court NE - Variance](#)

[03 - Public Notification Affidavit - 203 Albea Court NE - Variance](#)

[04 - Application - 203 Albea Court NE - Variance](#)

[05 - Request for Variance - 203 Albea Court NE - Variance](#)

[06 - Plat - 203 Albea Court NE - Variance](#)

[07 - Site Photos - 203 Albea Court NE - Variance](#)

[08 - Architectural Plans - 203 Albea Court NE - Variance](#)

### Regular Business

### Approval of the Minutes:

### Meeting Adjournment

*THE TOWN OF VIENNA IS COMMITTED TO FULL COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT STANDARDS. TRANSLATION SERVICES, ASSISTANCE OR ACCOMMODATION REQUESTS FROM PERSONS WITH DISABILITIES ARE TO BE REQUESTED NOT LESS THAN 3 WORKING DAYS BEFORE THE DAY OF THE EVENT. PLEASE CALL (703) 255-6341, OR 711 VIRGINIA RELAY SERVICE FOR THE HEARING IMPAIRED.*

### About the Board of Zoning Appeals

About the Board of Zoning Appeals:

The Board of Zoning Appeals is a quasi-judicial board comprised of seven members – all of whom are residents of the Town of Vienna. The Board serves as an arm of the Fairfax County Circuit Court, as all members are appointed to the Board by the Court after receipt of a recommendation from the Vienna Mayor and Town Council.

The Board of Zoning Appeals is empowered by the Code of Virginia, as defined in Section 15.2-2309, to:

Grant variances from the Zoning and Subdivision Ordinance in accordance with Section 18-843 of the Town Code.

Grant Conditional Use Permits in accordance with the provisions of Section 18-824 of the Vienna Town Code.

Decide appeals from any order, requirement, decision, or determination of the Zoning Administrator.

Decide applications for interpretation of the Zoning District Map when there is any uncertainty as to the location of the boundary line.

The Board decides each application on its own merit – there are no precedents. The Board of Zoning Appeals hears only sworn testimony, with each meeting participant sworn in before offering remarks. After hearing testimony and discussion, the Board will vote on each agenda item before moving to the next. The granting of an appeal, Conditional Use Permit, or variance requires an affirmative vote of a quorum, no less than a majority of the membership (4), of the Board. If any party is not satisfied with the decision of the Board, an appeal may be filed with the Circuit Court of Fairfax County within 30 days of the decision.