

Legal Advertising DC/MD 202-636-3109 • VA 703-425-0903

Place your ad online now - we are open 24 hours, 7 days a week at washingtontimes.com

Announcement

DENTAL INSURANCE from Physicians Mutual Insurance Company. Coverage for 350 plus procedures. Real dental insurance - NOT just a discount plan. Do not wait! Call now! Get your FREE Dental Information Kit with all the details! 1-855-337-5238 [#5238](http://www.dental50plus.com/MDDC)

Home Improvement

Get DISH Satellite TV + Internet Free Install. Free HD-DVR Upgrade. 80,000 On-Demand Movies. Plus Limited Time Up To \$600 in Gift Cards. Call Today! 1-855-407-6870

Home Improvement

Get DISH Satellite TV + Internet Free Install. Free HD-DVR Upgrade. 80,000 On-Demand Movies. Plus Limited Time Up To \$600 in Gift Cards. Call Today! 1-855-407-6870

Home Improvement

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Home Improvement

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Home Improvement

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Home Improvement

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Home Improvement

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Home Improvement

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Home Improvement

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Home Improvement

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Home Improvement

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Electrical Services

Switch and save up to \$250/year on your electric bills. Text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5564

Legal Ads

NOTICE OF PUBLIC HEARING CITY OF FAIRFAX, VIRGINIA

Notice is hereby given that the Planning Commission of the City of Fairfax at its meeting on Monday, September 9, 2024, at 7 p.m. in City Hall Annex, Room 100, 10455 Armstrong Street, Fairfax, Virginia, 22030, will hold public hearings to consider the following:

Z-24-00085
Request from ABTB Mid-Atlantic, LLC, applicant, by Kathryn Taylor, agent/attorney, for consideration of an amendment to the Zoning and General Development Plan for Boulevard Marketplace Shopping Center at the premises identified as 10120-10160 Fairfax Boulevard (Tax Map 47-4-23-000-A) and 10120 Fairfax Boulevard (Tax Map 47-4-23-000-D) in the CR Commercial Retail District and Architectural Control Overlay (ACOD); a Special Use Permit to allow a restaurant with a drive-through facility and a Special Exception to provide an interior landscaped island for every ten parking spaces on the premises identified as 10120 Fairfax Boulevard (Tax Map 47-4-23-000-D).

All interested parties are invited to attend the public hearing and express their views. Staff reports will be available five (5) days prior to the meeting date in the Office of Community Development & Planning, Annex Room 207, City Hall, 10455 Armstrong Street, and on the City of Fairfax website at www.fairfaxva.gov. The City will make reasonable accommodations for the disabled upon request received at least five days prior to the meeting; please call 703-385-7930, (TTY 711) for assistance.

Tina Gillian,
Clerk
Run Dates: August 23rd, 2024
August 30th, 2024
AD#86450

NOTICE OF PUBLIC HEARING CITY OF FAIRFAX, VIRGINIA

Notice is hereby given that pursuant to the Charter of the City of Fairfax, Virginia, and applicable provisions of the Code of Virginia, as amended, the Board of Equalization of Real Estate Assessments (Board) of the City of Fairfax, Virginia will meet as needed on October 1, 2, 3, 4, 7, 8, 9, 10, 11, 14, 15, 16, 17, 18, 21, 22, 23, 24, 25, 28, 29, 30, and 31 2024; November 1, 4, 5, 6, 7, 8, 12, 13, 14, 15, 18, 19, 20, 21, 22, 25, 26, and 27 2024; December 2, 3, 4, 5, 6, 9, 10, 11, 12, 13, 16, 17, 18, 19, 20, 23, 26, 27, 28, and 30, 2024 at City Hall in room 100, room 111, or substituted room for the purpose of hearing complaints and grievances of the property owners in connection with the reassessment of real estate in the City of Fairfax for tax year 2024. Pursuant to the City of Fairfax Code, as amended, only those complaints filed in writing prior to July 1, 2024, or later dates as granted in specific cases, will be considered by the Board.

Meetings will be held in person, by video and/or audio means as determined by the City. Further information may be obtained by contacting the Department of Real Estate Assessments at 703 385-7840, or by email, at Realestate@fairfaxva.gov.

Board of Equalization of Real Estate Assessments
City of Fairfax
August 23, 2024
AD#86384

NOTICE OF PUBLIC HEARING CITY OF FAIRFAX, VIRGINIA

Notice is hereby given that the City Council of the City of Fairfax at its meeting on Tuesday, September 10, 2024, at 7:00 p.m. in City Hall Annex, Room 100, 10455 Armstrong Street, will hold a public hearing to consider the following:

An ordinance amending Chapter 2 (Administration), Article III, Division 3, Section 2-96 of the Code of the City of Fairfax, Virginia, pertaining to the position of Acting City Manager.

All interested parties may express their views by submitting an email to publichearing@fairfaxva.gov or submit eComments on the day of the meeting at www.fairfaxva.gov/CityMeetings. All reports will be available electronically five (5) days prior to the meeting date and on the City of Fairfax website at www.fairfaxva.gov. To request a copy of the staff report please email publichearing@fairfaxva.gov. The City will make reasonable accommodations for the disabled upon request received at least five days prior to the meeting; please call 703-385-7935, (TTY 711) for assistance.

Melissa Shinaberry,
Clerk
Run Dates: August 23rd, 2024
August 30th, 2024
AD#86447

Legal Notices

NOTICE OF PUBLIC HEARING ABANDONMENT OF PUBLIC RIGHT OF WAY OFF OF BROAD STREET AB 788

Pursuant to Section 49-6.2 of the Montgomery County Code (2004) as amended, the County Executive or his Designee shall conduct a virtual Public Hearing via the internet-based platform known as Zoom at 1:00 p.m. on September 10, 2024, to consider an application for abandonment from Corey and Sandra Salsberg seeking abandonment of a portion of right of way consisting of 4,500 square feet abutting 6401 Broad Street in Bethesda, Maryland. The petition seeks to abandon a portion of the Public Right of Way on the basis that there is no current or anticipated future public use of this portion of right of way.

Scanning the QR Code with your mobile device will direct you to the registration form required to participate. Completion of the registration form ensures you receive an electronic invitation before the Hearing.

After the Hearing, the Hearing Officer shall report his findings and recommendations to the County Executive for further consideration as prescribed by the County Code.

Written comments for consideration in this matter may be submitted to [Demetries Oberc](mailto:Demetries.Oberc@montgomerycountymd.gov) via mail to Property Acquisition, MCDOT, ATTN: Demetries Oberc, 100 Edison Park Drive, 4th Floor, Gaithersburg, Maryland 20878 or via email at Demetries.Oberc@montgomerycountymd.gov.

NOTE: If you require special accommodations for this hearing, please call 240-777-7258 or email Demetries.Oberc@montgomerycountymd.gov

Run Dates: August 23, 30, 2024 AD#86119

EMBASSY OF PAKISTAN WASHINGTON DC

Bids are invited to replace two AC Units in the attic/roof at the Pakistan House in Washington D.C.

Following Services are associated with the work:

- Shutdown and secure both AC Units in the attic/roof
- Disconnect and remove (2) condensing units and (2) AHU's serving the 4th floor and 3rd floor
- Furnish and install (2) new 4 Ton Goodman AC condensing units
- Furnish and install (2) new 3.5 Ton UNICO AHU Units blower section and UNICO evaporator coil
- Provide Crane to lift new condensers onto roof
- Reconnect existing electric, refrigerant piping and make transition to attached to the existing duct work to new units
- Pressure test line sets to 500psi and leak check
- Pull vacuum on both systems to 250 microns i.e. Clean up job site and remove old units off site
- All work to be performed on normal hours

Warranty
I. Appropriate warranty on all parts and labor.

Interested firms with a good reputation in the industry may forward their complete proposal in double sealed envelope within 15 days from the date of publication of this advertisement to:

Head of Chancery
Embassy of Pakistan
3517 International Ct NW
Washington DC 20008

Detailed information can be obtained from:
Mr. Waiz Hishar Hussain
PH: 202-243-6500 (Ext 2007)
info@3517embassyofpakistanusa.com

August 23, 2024 AD#86238

COMMUNITY COLLEGE PREPARATORY ACADEMY NOTICE OF INTENT TO ENTER A SOLE SOURCE AWARD

Toi Thomas Associates, Inc.
Hope Project Training Academy (HPTA)

The Community College Preparatory Academy has a need for Toi Thomas Associates to provide Information Technology training services. This includes the provision of both onsite and virtual support, immediate Comptia A+, IT Fundamentals, Network Plus, and Security Plus training to reach the assessment thresholds set by our governing authorities. These services are crucial to support the School's operations as this Contractor offers unique, critical support which is especially necessary as we adopt a new performance metrics framework. Toi Thomas Associates achieved our highest technology training performance to date, supporting a 90% passage rate for our students. The estimated cost for these services is \$150,000.

August 19th thru 27th, 2024
AD#86230

Public Notice Cedar Tree Academy PCS Request for Proposals

Cedar Tree Academy Public Charter School invites proposals for the development of an Apartment Building.

Bid specifications may be obtained from our website at www.CedarTreeAcademy.org. Any questions regarding these bids must be submitted in writing to proposals@cedartreeacademy.org before the RFP deadline. Bids must be submitted to Dr. LaTonya Henderson, Executive Director, Cedar Tree Academy, PCS, 701 Howard Road SE, Washington DC 20020.

Cedar Tree Academy will receive bids until Friday, September 27, 2024, no later than 4:00PM.

August 23, 2024 AD#86251

LEGAL NOTICE

Notice is hereby given that the following vessel has apparently been abandoned for more than 12 months on the property of: James Creek Marina at 200 V St SW, Washington, DC 20024, (202) 554-8844.

Description of vessel: Hull ID number: CCRS1546204
Manufacturer: Cruisers Yachts, Length: 30ft
Year Built: 1994.

Application for the title and/or registration will be made in accordance with the Regulations of the DC Harbor Patrol if this vessel is not claimed and removed from the property listed above within 30 days of this notice.

Notice is further given that failure to claim the vessel will constitute a waiver of all rights, title, and interest in the vessel.

August 23, 2024 AD#86515

FOLLOW US

on Facebook @TheWashingtonTimes

washingtontimes.com

Legal Advertising DC/MD 202-636-3109 • VA 703-425-0903

Place your ad online now - we are open 24 hours, 7 days a week at washingtontimes.com

Employment Opportunities

Scientist (Biomedical): MS in biomedical eng or rel 3 yrs exp. Use Aseptic techniques; pH and conductivity measurement; SDS-PAGE; microscopy; UV-vis spectroscopy; Flow cytometry; enzyme kinetics assay; characterization of protein samples; & formulation of protein & excipient for vaccine candidate formulation & stability studies. 771-Ale Informatics LLC, Gaithersburg, MD. Remote up to 2 days/wk. CV to aleinfo.com ref: 6956. No visa sponsorship.

Announcement

DENTAL INSURANCE from Physicians Mutual Insurance Company. Coverage for 50 plus procedures. Real dental insurance - NOT just a discount plan. Do not wait! Call now! Get your FREE Dental Information Kit with all the details! 1-855-337-5228 [#228](http://www.dentalplus.com/MDDC)

Get Dish Satellite TV + Internet Free Install, Free HD-DVR Upgrade, 80,000 On-Demand Movies, Plus Limited Time Up To \$600 in Gift Cards. Call Today! 1-855-407-6870

Get Dish Satellite TV + Internet Free Install, Free HD-DVR Upgrade, 80,000 On-Demand Movies, Plus Limited Time Up To \$600 in Gift Cards. Call Today! 1-855-407-6870

DONATE YOUR CAR/TRUCK/VAN. Lutheran Mission Society of MD. Compassion Place ministries help local families with food, clothing, counseling, tax deductible. MVA license #W1044. 410-228-8437 www.compassionplace.org

Prepare for power outages today with a Generac Home Standby Generator. Act now to receive a FREE 7 Year warranty with qualifying purchase. Call 1-844-947-1479 today to schedule a free quote. It's not just a generator, it's a power move.

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off Entire Purchase. 10% Senior & Military Discounts. Call 1-844-566-3227

Let the Multimedia Specialists of MDDC Ad Services help you in growing your business and increasing your customer base. Call today at 855-721-MDDC. Ext. 4 and start seeing results NOW.

Become a Published Author. We want to Read Your Book! Dorance Publishing. Trusted by Authors Since 1920. Book manuscript submissions currently being reviewed. Comprehensive Services: Consultation, Production, Promotion and Distribution. Call for Your Free Author's Guide 1-888-566-7996 or visit dorancess.com

Save loads of money with your advertising budget! CONNECT with the Multimedia Specialists of MDDC Ad Services. Expand your brand's reach in our Bulk Advertising Network - CALL TODAY! With one call, one placement, one bill, you'll reach over 1,000,000 readers in the entire Mid-Atlantic region. Call 855-721-MDDC, Ext. 4 or email kberr@mdadpress.com.

Business & Office Services

Increase the digital presence of your business! Contact MDDC Ad Services to receive a FREE Digital Footprint Consultation for your business from a TOP PERFORMING advertising agency! Call 855-721-MDDC, Ext. 4. www.mddcadvertising.com

ADVERTISE YOUR EVENT

www.washingtontimes.com

Electrical Services

Get Boost Infratent Unlimited Talk, Text and Data For Just \$25/mo! The Power of 3 5G Networks, One Low Price! Call Today and Get The Latest iPhone Every Year On Us! 855-977-5719

Switch and save up to \$200/year on your talk, text and data. No contract and no hidden fees. Unlimited talk and text with flexible data plans. Premium nationwide coverage. 100% U.S. based customer service. For more information, call 1-855-262-5654

Home Improvement

The bathroom of your dreams is as little as 1 day limit on your purchase - \$1000 or no no. Interest for 18 months to qualify. BCI Bath & Shower materials available. Quality installation. Senior & Military Discounts Available. Call Today! 1-844-945-1631

Prepare for power outages today with a Generac Home Standby Generator. Act now to receive a FREE 7 Year warranty with qualifying purchase. Call 1-844-947-1479 today to schedule a free quote. It's not just a generator, it's a power move.

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 20% off Entire Purchase. Plus 10% Senior & Military Discounts. Call 1-877-614-6667

Prepare for power outages today with a Generac Home Standby Generator. Act now to receive a FREE 7 Year warranty with qualifying purchase. Call 1-844-947-1479 today to schedule a free quote. It's not just a generator, it's a power move.

Replace your roof with the best looking and longest lasting material steel from Eric. Styles and multiple colors available. Guaranteed to last a lifetime. Limited Time Offer up to 30% off. Additional 10% off install for military, health workers & 1st responders. Call Eric Metal Roofs: 1-844-902-4631

Safe Step, North America's #1 Walk-In Tub. Comprehensive lifetime warranty. Top-of-the-line installation and service. Now featuring our FREE shower package and \$1600 OFF for a limited time! Call today! Financing available. Call Safe Step 1-877-591-9950

Legal Services

DIVORCE Uncontested. \$475-\$896 court cost. WILLS \$295.00. No court appearances. Estimated completion time twenty-one days. Hilton Oliver, Attorney (Facebook). 757-490-0126. So Habla Español. BBB Member. <https://hiltonoliverattorneys.com>.

Medical Services

DENTAL INSURANCE from Physicians Mutual Insurance Company. Coverage for 350 plus procedures. Real dental insurance - NOT just a discount plan. Do not wait! Call now! Get your FREE Dental Information Kit with all the details! 1-888-550-3083 [#258](http://www.dentalplus.com/virginia)

Portable Oxygen Concentrator May Be Covered by Medicare! Reclaim independence and mobility with the compact design and long-lasting battery of Inogen One. Free information kit! Call 888-608-4974

Legal Ads

Trustee Sales: Fairfax Co.

Trustee's Sale 8056 Windy Hollow Way, Springfield, VA 22152 (Parcel ID: 0784 17 0490A)

Default having been made in the terms of a certain Deed of Trust dated 07/26/2006, in the original principal amount of \$25,000.00 and recorded in the Clerk's Office of the Circuit Court of the Fairfax County, Virginia on 07/31/2006, as Instrument No. 2006024189.007, in Book 18647, Page 1460, the undersigned Substituted Trustee will sell at public auction on 10/2/2024 at 12:00 PM, Fairfax Circuit Court, at the front of the courthouse, 4111 Chain Bridge Road, Fairfax, VA 22030, the property designated as:

Lot Four Hundred-Nine (409-A), Section Four (4-T), "THE TIMBERS", as the same appears duly dedicated, platted, and recorded in Deed Book 4171, at Page 419, and re-subdivided in Deed Book 6953, at Page 1821, among the Land Records of Fairfax County, Virginia.

TERMS: CASH. A deposit of \$35,000.00 or 10% of the sale price, whichever is lower, will be required of the successful bidder at time of sale. Prior to the sale, interested bidders will be required to register with and must present a bid deposit which may be held during the sale by the trustee. The bid deposit must be certified funds and/or cash, but no more than \$9,500.00 of cash will be accepted. The successful bidder's deposit will be retained at the sale and applied to the sale price, if held by the trustee; all other bid deposits will be returned to the unsuccessful bidders. Settlement is to be made within 15 days. The successful bidder will be responsible for obtaining possession of the property, and for all costs and fees related to recording the Trustee's Deed, including the grantor's tax. The successful bidder will be required to execute a Memorandum of Trustee's Sale, available for review upon request before the sale, outlining additional terms of sale and settlement. A Trustee's Deed will be prepared by Trustee's attorney at high bidder's expense.

For More Information Contact:

Western Progressive - Virginia, Inc. Regus Arlington Ballston, 4200 N. Fairview, Suite 600, Office Number 675, Arlington VA 22203. Telephone #: 866-960-8299. Fax #: 866-960-8298. Email: TrusteeQuote@allsource.com

Run Dates: August 30th, 2024 - September 6th, 2024

AD#86034

Trustee Sales: Prince William Co.

TRUSTEE'S SALE OF 13048 RULER COURT, WOODBRIDGE, VA 22193

In execution of a Deed of Trust in the original principal amount of \$395,000.00, with an annual interest rate of 3.625000% dated April 2, 2021, recorded among the land records of the Circuit Court for the Prince William County as Deed Instrument Number 202104050049588, the undersigned appointed Substituted Trustee will offer for sale at public auction all that property located in the Prince William County, on the Court House steps in front of Main Entrance for the Circuit Court building for the County of Prince William located at 6511 Lee Avenue, Manassas, Virginia, on November 8, 2024 at 1:00 PM, the property with improvements to wit:

DALE CITY SEC 10 LOT 14

Tax Map No. 8092-42-6427

THIS COMMUNICATION IS FROM A DEBT COLLECTOR.

TERMS OF SALE: ALL CASH. A bidder's deposit of 10% of the sale price, will be required in cash, certified or cashier's check. Settlement within fifteen (15) days of sale, otherwise Trustees may forfeit deposit. Additional terms to be announced at sale. Loan type: Conventional. Reference Number 24-296662.

PROFESSIONAL FORECLOSURE CORPORATION OF VIRGINIA, Substituted Trustee. C/O LOS LEGAL GROUP LLP, Mailing Address: 10139 Piedmont Parkway, Suite 400, Charlotte, North Carolina 28216 (703) 449-5890.

Run Dates: August 30th, 2024 - October 8th, 2024

AD#86614

Legal Notices

ARLINGTON COUNTY, VIRGINIA PUBLIC NOTICE

The following items will be heard by the

Board of Zoning Appeals
Wednesday, September 18, 2024, at 7:00 pm.

This is a hybrid public meeting to be held in the Syphax Education Center, 2110 Washington Boulevard, 2nd Floor, Room # 254 and available to the public through electronic communication means. To join the meeting virtually, members of the public may access the Microsoft Teams meeting via the hyperlink posted online at <https://www.arlingtonva.us/Government/Commissions-and-Advisory-Groups/Board-Zoning-Appeals>, or call 347-973-6905 and use the Phone Conference ID: 894 299 518#

ABOUT THIS PUBLIC HEARING

This meeting is open to public viewing and participation. The Board of Zoning Appeals (BZA) will consider the listed applications for Variances and Use Permits to modify placement or other requirements of the Zoning Ordinance as contained in the Appendix of the Arlington Co. Code, and Appeals of Administrative decisions or determinations made pursuant to the Zoning Ordinance. Applications and agenda may be viewed online at <https://commissions.arlingtonva.us/bza>. In-person viewing of applications at County offices is available at the Permit Arlington Center (2100 Clarendon Boulevard, 1st floor) between 9 AM - 3 PM Monday through Thursday (9 AM - 12 PM on the third Wednesday of each month). Please contact Zoning Division staff at 703-228-3883 with any questions about the operating hours of the Permit Arlington Center. If necessary, the BZA may adopt a carryover date of Wednesday, September 25, 2024.

- V-11962-24-UP-1 (Carryover and Revised):** A Use permit request at 1911 North Roosevelt Street (Arlington-East Falls Church).
- V-11964-24-UP-1 (Carryover and Revised):** A Use permit request at 801 North Jackson Street (Ashton Heights).
- V-11969-24-UP-1 (Carryover):** A use permit request at 622 North Florida Street (Bluemont).
- V-11970-24-VA-2:** A variance request at 3017 North Glebe Road.
- V-11971-24-UP-1:** A Use permit request at 205 North Barton Street (Lyon Park).
- V-11972-24-UP-1:** A Use permit request at 2606 North Lexington Street (Leeway Overlee).
- V-11973-24-UP-1:** A Use permit request at 5129 25th Place North (Yorktown).
- V-11974-24-UP-1:** A Use permit request at 4823 8th Road South (Barcroft).
- V-11975-24-APP-1:** An appeal request at 2315 North Tuckahoe Street (Arlington-East Falls Church).
- V-11976-24-APP-1:** An appeal request at 505 and 501 North Randolph Street (Ashton Heights).

Cedric Southerland,
Acting Board of Zoning Appeals Coordinator

Advertising Dates: August 30th, 2024 - September 6th, 2024

AD#86673

NOTICE OF PUBLIC HEARING CITY OF FAIRFAX, VIRGINIA

Notice is hereby given that the City Council of the City of Fairfax at its meeting on Tuesday, September 10, 2024, at 7:00 p.m. in City Hall Annex, Room 100, 10455 Armstrong Street, will hold a public hearing to consider the following:

An ordinance amending Chapter 2 (Administration), Article III, Division 3, Section 2-96 of the Code of the City of Fairfax, Virginia, pertaining to the position of Acting City Manager.

All interested parties may express their views by submitting an email to publichearing@fairfaxva.gov or submit eComments on the day of the meeting at www.fairfaxva.gov/CityMeetings. All reports will be available electronically five (5) days prior to the meeting date and on the City of Fairfax webpage at www.fairfaxva.gov. To request a copy of the staff report please email publichearing@fairfaxva.gov. The City will make reasonable accommodations for the disabled upon request received at least five days prior to the meeting; please call 703-385-7935, (TTY 711) for assistance.

Melissa Shinaberry,
Clerk

Run Dates: August 23rd, 2024 - August 30th, 2024

AD#86447

OFFICE OF PRODUCTION
Commonwealth of Virginia,
VA Code Ann. § 1-6.6.5.131,
317

Spoysky/Harris Circuit
Court

Case No. CL200899-00
Commonwealth of
Virginia, in re
Pulevsky, et al.
Foreclosure
Corporation of Virginia
v.
Cabin Levels

The object of this suit is to: (1) develop surplus funds resulting from foreclosure sale of the property located at 6532 Sewells Pointe Way, Fredericksburg, VA 22407, pending judicial determination of the lawfully distribution of said funds.

It is ORDERED that the Estate of Cabin Levels of Calvin Lewis of Fairfax County, Virginia, named court and creditor in the above-captioned case, file and return to the court on or before October 4, 2024, a plan of distribution of the funds.

Richard Riquelme
Judge

August 23 & 26, 2024
September 4 & 11, 2024
AG#86130



Legal Notices

DC & Maryland
202-636-3109
Virginia
703-425-0903

The Washington Times

LET'S TALK SPORTS

Follow us on Twitter @WashTimesSports

The Washington Times

FOLLOW US

The Washington Times

@TheWashingtonTimes

AD#86447

Run Dates: August 23rd, 2024 - August 30th, 2024

Legal Notices

DC & Maryland
202-636-3109
Virginia
703-425-0903

The Washington Times

Legal Notices

BRIEF
FAIRFAX COUNTY NOTICE
September 10, 2024

Public hearings before the Board of Supervisors of Fairfax County, Virginia, to be held in the Board Auditorium of the Fairfax County Government Center, 12000 Government Center Parkway, Fairfax, Virginia 22035.

TIME SUBJECT

2:30 p.m. SE 2424-HM-0004 - ST WHIELE LLC, SE Appl. to permit certain sign modifications to allow additional signage on-site. Located at 11500 Commerce Park Dr., Reston 20191 on approx. 1.84 ac. of land zoned PRM. Hunter Mill District. Tax Map 12-3 (117) 1181.

2:30 p.m. SEA 98-M-009-03 - MOST REVEREND MICHAEL F. BURBIDGE, BISHOP OF THE CATHOLIC DIOCESE OF ARLINGTON AND HIS SUCCESSORS IN OFFICE, SE Appl. to amend SE 98-M-009 previously approved for place of worship and private school to permit a child care center and associated modifications to development conditions. Located at 4329 Sano St., Alexandria, 22312 on approx. 12.00 ac. of land zoned R-3. Mason District. Tax Map 72-2 (11) 21A.

2:30 p.m. SE 2323-HM-0028 - KIDSOM MONTESSORI INC. AND IMRAN A. MUFTI, SE Appl. to permit a home day care facility. Located at 10900 Baron Cameron Ave., Reston, on approx. 1.86 ac. of land zoned PDH-2. Hunter Mill District. Tax Map 12-3 (117) 219.

2:30 p.m. RZ 2023-SU-00017 - PULTE HOME COMPANY, LLC, RZ Appl. to rezone from I-4 and WS to PDH-16 and WS to permit 313 residential dwelling units with an overall density of 13.36 dwelling units per acre (du/ac) including bonus density for affordable housing. Appls. include conceptual development plan. Located in the N.E. quadrant of the intersection of Poplar Tree Rd. (Route 652) and Newbrook Dr. (Route 8411), on approx. 23.43 ac. of land. Comp. Plan Rec: Mixed use. Sully District. Tax Map 44-4 (110) 1, 2, 3A and 5. (Concurrent with PCA 78-S-063-14).

2:30 p.m. PCA 78-S-063-14 - PULTE HOME COMPANY, LLC, PCA Appl. to remove land area from RZ 78-S-063 previously approved for light intensity industrial and office uses to permit deletion of land area and associated modifications to proffers and site design with an overall density of 13.36 dwelling units per acre (du/ac) including bonus density for affordable housing. Located in the N.E. quadrant of the intersection of Poplar Tree Rd. (Route 652) and Newbrook Dr. (Route 8411) on approx. 23.43 ac. of land zoned I-4 and WS. Comp. Plan Rec: Mixed use. Sully District. Tax Map 44-4 (110) 1, 2, 3A and 5. (Concurrent with RZ 2023-SU-00017).

3:00 p.m. Public hearing to consider proposed amendments to Fairfax County Code Section 84.1-6-3 to increase taxicab rates and charges in Fairfax County, as follows: maximum mileage rate for first one-sixth of a mile or fraction thereof from \$3.50 to \$4.00, each subsequent one-sixth of a mile or fraction thereof from \$0.36 to \$0.40, from waiting time for each 61 seconds of waiting time at \$0.36 to waiting time for each 60 seconds of waiting time at \$0.40. Should the proposed amendments to taxicab rates and charges be approved, the provisions of Fairfax County Code Section 84.1-6-3 shall take effect upon adoption.

3:00 p.m. AF 2024-SP-00001 - BIERLY LOCAL AGRICULTURAL AND FORESTAL DISTRICT RENEWAL (AR 96-S-001-03), Local A&F District Appl. authorized by Chapter 115 (County Code), effective June 30, 1983, to permit renewal of an existing agricultural and forestal district. Located at 8833, 8834 Lake Hill Drive, 9601, 9611 Hampton Rd., Fairfax Station, 22079 on approx. 23.9 ac. of land zoned R-1 and W-S. A&F District Advisory Commission Rec.: Approve. Planning Commission Rec.: Approve. Springfield District. Tax Map 106-1 (33) S2, 106-1 (33) 102, 106-1 (33) 182, 106-1 (11) 142, 106-1 (11) 162.

3:00 p.m. AF 2023-SP-00007 - DYER LOCAL AGRICULTURAL AND FORESTAL DISTRICT RENEWAL (AR 2016-SP-001-01), Local A&F District Appl. authorized by Chapter 115 (County Code), effective June 30, 1983, to permit renewal of an existing agricultural and forestal district. Located at 6501 Colchester Rd., Fairfax Station, 22039 approx. 39.22 ac. of land zoned R-C and WS. A&F District Advisory Commission Rec.: Approve. Planning Commission Rec.: Approve. Springfield District. Tax Map 76-3 (11) 8Z.

3:00 p.m. Public hearing to consider proposed revisions to the Comprehensive Plan for Fairfax County, VA, regarding Plan Amendment #SSPA 2023-III-1FCA, which concerns approx. 4.37 acres located at 12801 Fair Lakes Pkwy (Tax Map Parcel # 45-4 (111) A2). The proposed amendment includes, without limitation, the following: (i) a proposal for up to 400,000 square feet of multifamily residential use (400 units); (ii) editorial revisions to the recommendations for Sub-unit E1 of the Fairfax Center Area; and (iii) possible modifications relating to the transportation network. Interested parties may review the staff report, which includes the proposed Plan amendment, online at www.fairfaxcounty.gov/planning-development/plan-amendments/staff-reports, at the Planning Division, Department of Planning and Development, 12055 Government Center Pkwy, Suite 730, Fairfax, Virginia 22035, or by calling the Planning Division at 703-324-1380, TTY 711 to request a copy. Questions regarding the staff report may be directed to the Planning Division at 703-324-1380, TTY 711. The Planning Commission (PC) recommendation may be viewed online at https://www.fairfaxcounty.gov/planningcommission/peaction-home and may be obtained from the PC office, 12000 Government Center Pkwy., Suite 552, Fairfax, VA, or by calling the PC office at 703-324-2865, TTY 711.

3:30 p.m. Public hearing to consider the adoption of an amendment to The Code of the County of Fairfax, Virginia (Fairfax County Code), which will be set forth in Appendix G, to consider expanding the Madison Residential Permit Parking District, District 11. The proposed amendment will expand the District boundaries to include the following street block: Carey Lane from Vale Road to Jerry Lane (Hunter Mill District). Questions regarding this proposed amendment may be directed to the Fairfax County Department of Transportation at 703-877-5600.

3:30 p.m. Public hearing to consider the proposed amendment to Article 3 of Chapter 3 of the Code of the County of Fairfax to allow all Uniformed Retirement System members to purchase service credit for prior active-duty military service in the Uniformed Retirement Systems, and purchase of prior service as a full-time public safety employee of another federal, state, or local government agency in the United States or of a public or private university.

3:30 p.m. Public hearing to consider proposed revisions to the Comprehensive Plan for Fairfax County, VA, regarding the Workforce Dwelling Units Policy, including, without limitation, the following: (i) shift the affordability level of the program from up to 80% to 120% AMI, to up to 70% to 100% AMI; (ii) expand guidance on proportionality of bedroom counts between the WDI and market rate units with flexibility for family-sized units (with three bedrooms or more); and, (iii) extend the geographic applicability to certain properties outside of development centers that are planned and zoned for 8 dwelling units per acre (du/ac) or more. Interested parties may review the staff report, which includes the proposed Plan amendment, online at www.fairfaxcounty.gov/planning-development/plan-amendments/staff-reports, at the Planning Division, Department of Planning and Development, 12055 Government Center Pkwy, Suite 730, Fairfax, Virginia 22035, or by calling the Planning Division at 703-324-1380, TTY 711 to request a copy. Questions regarding the staff report may be directed to the Planning Division at 703-324-1380, TTY 711. The Planning Commission (PC) recommendation may be viewed online at https://www.fairfaxcounty.gov/planningcommission/peaction-home and may be obtained from the PC office, 12000 Government Center Pkwy, Suite 552, Fairfax, VA, or by calling the PC office at 703-324-2865, TTY 711.

4:30 p.m. The Board will hold a public hearing where interested persons may appear and present their views at the place identified above regarding an amendment to the Zoning Ordinance of the Code of the County of Fairfax regarding data centers, which is identified by reference. The changes may include, without limitation: (i) add, delete, and/or revise missions for data centers in the commercial, industrial, and/or planned zoning districts (i.e., establish whether they are permitted, approved by development plan, and/or approved by special exception); (ii) add, delete, and/or revise use-specific standards (including, without limitation, standards for enclosure and/or screening of equipment, maximum sizes, and minimum distances from residential properties and Metro); (iii) add, delete, and/or revise submission standards (including, without limitation, requirements for noise studies and/or architectural depictions); (iv) add, delete, and/or revise design standards for data centers; and/or (v) add, delete, and/or revise other use-specific standards and requirements for data centers. After the hearing, the Board may make appropriate changes or corrections in the ordinance or proposed amendment. A copy of the staff report and the full text of the proposed ordinance may be examined online at https://www.fairfaxcounty.gov/planning-development/zoning-ordinance/amendments and at the Zoning Administration Division, Department of Planning and Development, 12055 Government Center Parkway, Suite 801, Fairfax, Virginia 22035. If you have questions regarding this amendment, please contact the Zoning Administration Division at 703-324-1314.

The public hearings are available to view live on Channel 16 and stream live online at https://www.fairfaxcounty.gov/cableconsumer/channel-16/stream. Live audio of the meeting may be accessed at 703-324-7700. Those wishing to testify may do so in person, or via phone or pre-recorded YouTube video. Speakers wishing to testify via video must register by signing up online below or by calling the Department of Clerk Services at 703-324-3151, TTY 711, and must submit their video no later than 9 a.m. on the day prior to the hearing. Speakers wishing to testify via phone must sign up to testify no later than 12:00 p.m. the day of the hearing to be placed on the Speakers List. Speakers not on the Speakers List may be heard after the registered speakers have testified. In addition, written testimony and other submissions will be received by mail at 12000 Government Center Parkway, Suite 552, Fairfax, Virginia, 22035 or by email at ClerkttotheBOS@fairfaxcounty.gov. More information on the ways to testify can be found at https://www.fairfaxcounty.gov/clerk/services/ways-provide-public-hearing-testimony.

Copies of the full text of proposed ordinances, plans and amendments, as applicable, as well as other documents relating to the aforementioned subjects, are on file and available for review on the County's website at https://www.fairfaxcounty.gov and at the Office of the Clerk for the Board of Supervisors, 12000 Government Center Parkway, Suite 552, Fairfax, VA (703-324-3151).

Fairfax County is committed to nondiscrimination on the basis of disability in all county programs, services and activities and supports the Americans with Disabilities Act by making reasonable accommodations for persons with disabilities. See https://www.fairfaxcounty.gov/humanrights/notice-under-americans-disabilities-act. All televised government meetings are closed captioned in English and Spanish (los subtítulos en español). Reasonable accommodation is available upon 48 hours advance notice by calling 703-324-3151 or TTY 711.



Ad Run Dates: August 23rd, 2024 - August 30th, 2024

AD#86412

Legal Notices

NOTICE OF PUBLIC HEARING
ABANDONMENT OF PUBLIC RIGHT OF WAY
OFF OF BROAD STREET
AB 788

Pursuant to Section 49-62 of the Montgomery County Code (2004) as amended, the County Executive or his Designee shall conduct a virtual Public Hearing via the internet-based platform known as Zoom at 1:00 p.m. on September 10, 2024, to consider an application for abandonment from Corey and Sandra Salsberg seeking abandonment of a portion of right of way consisting of 4,500 square feet abutting 6401 Broad Street in Bethesda, Maryland. The petition seeks to abandon a portion of the Public Right of Way on the basis that there is no current or anticipated future public use of this portion of right of way.

Scanning the QR Code with your mobile device will direct you to the registration form required to participate. Completion of the registration form ensures you receive an electronic invitation before the Hearing.



After the Hearing, the Hearing Officer shall report his findings and recommendations to the County Executive for further consideration as prescribed by the County Code.

Written comments for consideration in this matter may be submitted to Demetries Oberc via mail to Property Acquisition, MCDOT, ATTN: Demetries Oberc 100 Edison Park Drive, 4th Floor, Gaithersburg, Maryland 20878 or via email at Demetries.Oberc@montgomerycountymd.gov

NOTE: If you require special accommodations for this hearing, please call 240-777-7258 or email Demetries.Oberc@montgomerycountymd.gov

Run Dates: August 23, 30, 2024 AD#86119

VA ABC
VIRGINIA ALCOHOLIC BEVERAGE
CONTROL AUTHORITY
www.abc.virginia.gov
804.213.4400
7450 Freight Way, Mechanicsville, VA 23116
PO Box 3250, Mechanicsville, VA 23116

POSTING AND PUBLISHING
PUBLISHING NOTICE
Full name(s) of owner(s):
Japan Group Inc
Trading as:
Japan
2576 Avenue P, Suite J
Hess (CityView)
Fairfax County, VA 22180

The above establishment is applying to the VIRGINIA ALCOHOLIC BEVERAGE CONTROL (ABC) AUTHORITY for a Restaurant, Beer and Wine On and Off Premises & Mixed Beverage license to sell or manufacture alcoholic beverages

Peter Hyn Jin Yoo,
President

NOTE: Objections to the issuance of this license must be submitted to ABC no later than 30 days from the publishing date of the first of two required newspaper legal notices. Objections should be registered at www.abc.virginia.gov or (800) 552-3200.

Run Dates: August 23rd, 2024
August 30th, 2024

AD#86511

SUPERIOR COURT FOR
THE DISTRICT OF COLUMBIA
CIVIL DIVISION

LAKEVIEW LOAN SERVICING, LLC
Plaintiff VERSUS Case No. 2023-CAB-00562
ROBERTA D. HILL-MCREYNOLDS, ET AL.
Defendant

There is now pending before the District of Columbia Superior Court a civil action, case number 2023-CAB-00562 seeking to affect title to the property now or formerly owned by the defendants Leon M. Hill, II, and Roberta D. Hill-McReynolds, located at 214 - 54th St., SE, Washington, DC 20019. A copy of the action is available in the Clerk's office of the Court. A written answer, including any claims or defenses, must be filed with the District of Columbia Superior Court Civil Branch, 500 Indiana Avenue, NW, Washington, D.C. 20001, on or before the 25th day of October 2024.

August 16, 23, 30, 2024
AD#82921

KIPP DC PUBLIC CHARTER SCHOOLS
NOTICE OF INTENT TO ENTER
SOLE SOURCE CONTRACT

Literacy Intervention Curriculum
Design Services

KIPP DC intends to enter a sole source contract with CommonLit for services related to the design and implementation of customized literacy extension curriculum. The decision to sole source was made based on the following factors: the diversity and depth of CommonLit's source library; the organization has the capacity and ability to tailor their existing materials to meet our specific needs; there would be negative implications to student success and learning if KIPP DC were to contract with another organization because CommonLit has previously developed materials for KIPP DC. The cost of the contract will be approximately \$48,000. Questions can be addressed to elizabeth.striebel@kippdc.org

August 30, 2024 AD#86537

Academy of Hope
Adult Public Charter School
REQUESTS FOR PROPOSALS

IT MANAGED SERVICE PROVIDER

The Academy of Hope Adult Public Charter School located in Washington, DC requests proposals for IT Managed Service Provider. Proposals are due 9/6/2024. You can find the detailed request for proposal and submission information at https://aohdc.org/get-involved/jobs/

August 12th thru
September 6th, 2024
AD#86180

Academy of Hope
Adult Public Charter School
REQUESTS FOR PROPOSALS

TECHNOLOGY

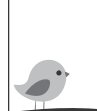
The Academy of Hope Adult Public Charter School located in Washington, DC requests proposals for Technology. Proposals are due 9/6/2024. You can find the detailed request for proposal and submission information at https://aohdc.org/get-involved/jobs/

August 12th thru
September 6th, 2024
AD#86182

Legal Notices
DC & Maryland
202-636-4953

Virginia
703-425-0903

The Washington Times



August 12th thru
September 6th, 2024
AD#86180

TWEET
LIKE
COMMENT
SHARE
POST
FOLLOW

Find us on Twitter
@Washtimes



FOLLOW
FOLLOW

Facebook.com/TheWashingtonTimes