

**City of Alexandria
Meeting Minutes
Tuesday, November 28, 2023, 6:00 PM
City Council Legislative Meeting**

Present: Mayor Justin M. Wilson, Vice Mayor Amy B. Jackson, Members of Council Canek Aguirre, Sarah R. Bagley, John Taylor Chapman, Alyia Gaskins, and R. Kirk McPike.

Absent: None.

Also Present: Mr. Parajon, City Manager; Ms. Anderson, City Attorney; Ms. Zechman Brown, Deputy City Attorney; Ms. Scott, Office of Communications and Community Engagement (OCCE); Ms. Fleming, Director, OCCE; Mr. Lambert, Deputy City Manager; Ms. Davis, Office of Historic Alexandria (OHA); Ms. Bulova, Director, OHA; Ms. Washington, President/CEO, Visit Alexandria; Ms. K. Taylor, Director, Finance; Ms. Castaneda, Director, Transportation and Environmental (T&ES); Ms. Kelleher, Interim Deputy City Manager; Ms. Horowitz, Principal Planner, Planning and Zoning (P&Z); Ms. Baker, Deputy City Manager; Mr. Landes, Department of Project Implementation (DPI); Ms. Breen, OHA; Ms. Suehr, Director, DPI, Ms. Williams, Assistant Director, P&Z; Mr. Moritz, Director, P&Z; Ms. McIlvaine, Director, Office of Housing; Mr. Shelby, Urban Planner, P&Z; Ms. Maines, Division Chief, P&Z; Mr. LaColla, Division Chief, P&Z; Ms. Contreras, Principal Planner, P&Z; Mr. Randall, Urban Planner, P&Z; Mr. Kerns, Division Chief, P&Z; Ms. Miliaras, Principal Planner, P&Z; Mr. Smith, Information Technology Services (ITS); Ms. Demeke, ITS; and Police Lt. North.

Recorded by: Gloria Sitton, City Clerk and Clerk of Council.

I. OPENING MATTERS

1. Calling the Roll.

Mayor Wilson called the meeting to order and the City Clerk called the roll. All the members of City Council were present.

2. Approval of Electronic Participation Resolution by members by City Council

Not needed.

3. Closed Session.

6:00 p.m. -- Consideration of a Closed Executive Session to discuss a prospective business or industry or the expansion of an existing business or industry where no previous announcement has been made of the business' or industry's interest in locating or expanding its facilities in the community, and the investment of public funds where competition or bargaining is involved, where, if made public initially, the financial interest of the governmental

unit would be adversely affected and a public contract involving the expenditure of public funds. [ROLL-CALL VOTE]

WHEREUPON, upon motion by Councilman Aguirre, seconded by Councilman Chapman and carried unanimously, City Council convened in closed executive session at 6:00 p.m. to discuss a prospective business or industry or the expansion of an existing business or industry where no previous announcement has been made of the business' or industry's interest in locating or expanding its facilities in the community, and the investment of public funds where competition or bargaining is involved, where if made public initially, the financial interest of the governmental unit would be adversely affected, specifically, a corporate headquarters, and associated uses, considering relocating to the City, pursuant to Sections 2.2-3711 (A)(5) and (A)(6) of the Code of Virginia. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

WHEREUPON, upon motion by Councilman Aguirre, seconded by Vice Mayor Jackson and carried unanimously, City Council reconvened in open session at 7:00 p.m. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

WHEREUPON, upon motion by Councilman Aguirre, seconded by Councilman Chapman and carried unanimously by roll-call vote, City Council adopted the resolution regarding the closed executive session previously circulated to Council. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

The resolution reads as follows:

RESOLUTION NO. 3200

WHEREAS, the Alexandria City Council has this 28th day of November, 2023 recessed into executive session pursuant to a motion made and adopted in accordance with the Virginia Freedom of Information Act; and

WHEREAS, Section 2.2-3712 of the Code of Virginia requires a certification by the city council that such executive session was conducted in accordance with Virginia law;

NOW, THEREFORE, BE IT RESOLVED, that the city council does hereby certify that, to the best of each member's knowledge, only public business matters that were identified in the motion by which the executive session was convened, and that are lawfully exempted by the Freedom of Information Act from the Act's open meeting requirements, were heard, discussed or considered by council during the executive session.

4. Moment of Silence and Pledge of Allegiance.

City Council observed a moment of silence and recited the Pledge of Allegiance.

5. Reading and Acting Upon the Minutes of the Following Meetings of City Council:

The Regular Meeting Minutes of October 10, 2023;
The Special Meeting Minutes of October 11, 2023;
The Public Hearing Meeting Minutes of October 14, 2023; and
The Regular Meeting Minutes of October 24, 2023.

WHEREUPON, upon motion by Councilman Chapman, seconded by Councilman McPike and carried unanimously, City Council approved the minutes of the following meetings of City Council: the regular meeting minutes of October 10, 2023; the special meeting minutes of October 11, 2023; the public hearing meeting minutes of October 14, 2023; and the regular meeting minutes of October 24, 2023. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

Proclamations and Recognitions

6. Presentation of a Proclamation Honoring the Annual Scottish Christmas Walk.

WHEREUPON, upon motion by Vice Mayor Jackson, seconded by Councilman Chapman and carried unanimously, City Council endorsed the proclamation. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

7. Recognition of the Graduates of the City Academy.

City Council recognized the graduates of the City Academy.

II. ORAL REPORTS

City Council on Boards, Commissions and Committees

***Children, Youth, and Families Collaborative Commission (CYFCC) (Councilwoman Gaskins and Councilmember Bagley)**

Councilwoman Gaskins reported that Commission has been working on budget advocacy letters to the School Board and to Council, as well as recommendations for State legislation. Councilwoman Gaskins also reported that the Commission is focusing on mental health resources for youth, out of school activities and workforce development opportunities. Councilwoman Gaskins noted that the Commission would be setting up meetings with members of the School Board to discuss opportunities to serve youth between the bodies and meeting with the Arlington Partnership for Children, Youth and Families.

***Waterfront Commission (Councilmember Bagley)**

Councilmember Bagley reported that the Commission discussed the Potomac River environmental lawsuit that was recently settled and the work that will be done as a result of the

settlement. Councilmember Bagley reported that there will be an environmental beneficial project that will involve the introduction of mussels into the river. Councilmember Bagley reported that there an introduction of the Flood Mitigation team from Skanska. Councilmember Bagley reported that there was discussion of the supplemental parking enforcement of City beginning in Old Town.

***Virginia Railway Express (VRE) (Councilmember Bagley)**

Councilmember Bagley reported that VRE completed its public engagement process on potential fare increase and extension to Saturday service for the system. Councilmember Bagley reported that VRE will be hosting a Santa train on December 9 along with a Toys for Tots drive.

Oral Report from the City Manager

8. Oral Update on Seminary West

City Council received an update on the improvement to Seminary West intersection from Ms. Castenada, Director, Transportation and Environmental Services and Ms. Orr, Deputy Directory, Transportation and Environmental Services.

III. ACTION DOCKET

Regular Consent Calendar (9-16)

9. Consideration of a Grant Application to the 2024 Virginia Department of Criminal Justice Services Combatting Hate Crimes Grant Program for the Alexandria Police Department.

(A copy of the City Manager’s memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 9; 11/28/23, and is incorporated as part of this record by reference.)

10. Consideration of a Grant Application to the 2024 Virginia Department of Criminal Justice Services Firearm Violence Intervention and Prevention Grant Program for the Alexandria Police Department.

(A copy of the City Manager’s memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 10; 11/28/23, and is incorporated as part of this record by reference.)

11. Consideration of a Grant Application to the 2024 Virginia Department of Criminal Justice Services Operation Ceasefire Grant Program for Local Prosecutorial Resources for the Alexandria Commonwealth's Attorney.

(A copy of the City Manager’s memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 11; 11/28/23, and is incorporated as part of this record by reference.)

12. Receipt of the Fiscal Year 2023 Annual Comprehensive Financial Report.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 12; 11/28/23, and is incorporated as part of this record by reference.)

13. Consideration of Receipt of Fiscal Year 2024 First Quarter Capital Projects Status Report Related to City Council Approved Capital Projects.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 13; 11/28/23, and is incorporated as part of this record by reference.)

14. Consideration of the Acceptance of a Deed of Quitclaim to Douglass Cemetery.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 14; 11/28/23, and is incorporated as part of this record by reference.)

15. Consideration of the Acceptance of a Gift from the Mortar and Pestle Society.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 15; 11/28/23, and is incorporated as part of this record by reference.)

16. Request for removal of City Board, Commission and Committee members for missing Oaths of Office.

(A copy of the City Clerk's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 16; 11/28/23, and is incorporated as part of this record by reference.)

WHEREUPON, upon motion by Councilman Chapman, seconded by Councilwoman Gaskins and carried unanimously, City Council approved the consent calendar, with the exception of items 9, 12, 14, and 15, which were considered under separate motions. The City Manager's recommendations were as follows:

10. City Council: (1) retroactively approved the submission of the grant application (applied on November 6, 2023) for up to \$250,000; and (2) authorized the City Manager to execute all the necessary documents that may be required.

11. City Council: (1) retroactively approved the submission of the grant application (applied on October 30, 2023) for up to \$479,748; and (2) authorized the City Manager to execute all the necessary documents that may be required.

13. City Council received as information the FY 2024 First Quarter Capital Projects Status Report.

16. City Council authorized the City Clerk to remove the following member for failure to turn in their oath of office within the 60-day time period. The list was as follows: Jessica

Barloga, Commission for Women.

The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

9. Consideration of a Grant Application to the 2024 Virginia Department of Criminal Justice Services Combatting Hate Crimes Grant Program for the Alexandria Police Department.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 9; 11/28/23, and is incorporated as part of this record by reference.)

WHEREUPON, upon motion by Councilman Aguirre, seconded by Councilmember Bagley and carried 6-0, City Council: (1) approved submission of the grant application for up to \$150,000 by December 1, 2023; and (2) authorized the City Manager to execute all the necessary documents that may be required. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, and Councilwoman Gaskins; Opposed, none; Recusal, Councilman McPike.

12. Receipt of the Fiscal Year 2023 Annual Comprehensive Financial Report.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 12; 11/28/23, and is incorporated as part of this record by reference.)

WHEREUPON, upon motion by Vice Mayor Jackson, seconded by Councilman Chapman and carried unanimously, City Council received the Fiscal Year 2023 Annual Comprehensive Financial Report. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

14. Consideration of the Acceptance of a Deed of Quitclaim to Douglass Cemetery.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 14; 11/28/23, and is incorporated as part of this record by reference.)

WHEREUPON, upon motion by Vice Mayor Jackson, seconded by Councilman Chapman and carried unanimously, City Council authorized the City Manager to approve and accept the Deed of Quitclaim from a current owner of real property located at 1421 Wilkes Street in the City of Alexandria also known as Douglass Cemetery. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

15. Consideration of the Acceptance of a Gift from the Mortar and Pestle Society.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 15; 11/28/23, and is incorporated as part of this record by

reference.)

WHERUEPON, upon motion by Vice Mayor Jackson, seconded by Councilman Chapman and carried unanimously, City Council: (1) accepted this monetary gift of \$70,000 from the Mortar and Pestle Society; and (2) authorized the City Manager to execute all necessary documents that may be required. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

Roll-Call Consent Calendar (17-18)

City Council approved the resolutions under separate motions.

- 17. Consideration of a Resolution to Apply for a Competitive Grant Application to the Virginia Department of Transportation for the FY 2025 State of Good Repair Program. [ROLL-CALL VOTE]

(A copy of the City Manager’s memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 17; 11/28/23, and is incorporated as part of this record by reference.)

WHEREUPON, upon motion by Councilman Chapman, seconded by Councilman Aguirre and carried unanimously by roll-call vote, City Council: (1) adopted the resolution to apply for up to \$914,000 from the Virginia Department of Transportation (VDOT) State of Good Repair (SGR) program for the resurfacing of City-maintained primary route extensions; (2) commit up to \$50,000 for any expenditure increases exceeding the original project estimates or awarded grant amounts to fund the resurfacing of roadway network segments: W/B Duke Street from Roth Street to South Quaker Lane, E/B Duke Street from Roth Street to South Quaker Lane, W/B Duke Street from South Quaker Lane to Wheeler Avenue, E/B Duke Street to South Quaker Lane to Wheeler Avenue; and (3) authorized the City Manager to submit this resolution and enter into any agreements with VDOT that may be required to receive these funds should the requested allocation be approved.

The resolution reads as follows:

RESOLUTION NO. 3201

RESOLUTION TO APPLY FOR VIRGINIA DEPARTMENT OF TRANSPORTATION (VDOT) PRIMARY EXTENSION GRANT FUNDING

WHEREAS, the City Council of the City of Alexandria desires to submit a competitive grant application of funds of up to \$914,000 through the VDOT State of Good Repair (SGR), program; and

WHEREAS, up to \$914,000 of these funds are requested to fund the resurfacing of roadway network segments: W/B Duke Street from Roth Street to South Quaker Lane, E/B Duke Street from Roth Street to South Quaker Lane, W/B Duke Street from South Quaker Lane to Wheeler Avenue, E/B Duke Street to South Quaker Lane to Wheeler Avenue;

WHEREAS, up to \$50,000 of agency funds are requested for any expenditure increases exceeding the original project estimates or awarded grant amounts to fund the resurfacing of roadway network segments: Duke Street from Roth Street to Wheeler Avenue.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Alexandria hereby supports this application for an allocation up to \$914,000 through the Virginia Department of Transportation State of Good Repair Pavement Program (Primary Extension Grant).

BE IT FURTHER RESOLVED that the Alexandria City Council hereby grants authority for the City Manager to execute all necessary documents that may be required under this program.

18. Consideration of a Resolution Regarding Government Speech. [ROLL-CALL VOTE]

(A copy of the City Manager’s memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 18; 11/28/23, and is incorporated as part of this record by reference.)

WHEREUPON, upon motion by Vice Mayor Jackson, seconded by Councilman Chapman, and carried unanimously by roll-call vote, City Council adopted the resolution regarding the use of certain areas and events for official government speech and the adoption of certain messages. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

The resolution reads as follows:

RESOLUTION NO. 3202

RESOLUTION REGARDING GOVERNMENT SPEECH

WHEREAS, in the case of *Shurtleff v. City of Boston*, the United States Supreme Court held that the City of Boston, by not exercising enough control over flags flown on one of its flagpoles on the plaza outside Boston’s City Hall made that flagpole a public forum,

WHEREAS, the symbolism and expression conveyed by the City through certain actions and events is official government speech protected by the First Amendment,

WHEREAS, the City of Alexandria maintains forms of visual expression, including—but not limited to—signs, flags, banners, artwork, light displays, and other imagery,

WHEREAS, the City of Alexandria uses City-controlled areas including—but not limited to—City-controlled flagpoles, City-controlled infrastructure in the right-of-way, crosswalks, and the exterior of City-controlled buildings, to engage in visual expression,

WHEREAS, the contents of forms of visual expression, along with their presence and position, can convey important messages about government,

WHEREAS, displaying a sign, flying a flag, hanging a banner, exhibiting artwork, arranging light displays, and displaying other imagery other than the government's own flag or logo conveys a governmental message,

WHEREAS, the City of Alexandria hosts City-produced events, which are events organized and controlled, in part or in full, by the City, including—but not limited to—festivals, fairs, parades, markets, and days of remembrance, and

WHEREAS, the subject matter of City-produced events can convey important messages about government.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF ALEXANDRIA, VIRGINIA

1. The City of Alexandria reserves the use of its sign-displaying locations, flag-flying locations, banner-hanging locations, crosswalks, the exterior of City-controlled buildings, and City-produced events for its own official governmental speech;
2. The City of Alexandria's sign-displaying locations, flag-flying locations, banner-hanging locations, crosswalks, the exterior of City-controlled buildings, and City-produced events are not intended to serve as public forums;
3. The following content may be displayed on the City of Alexandria's sign-displaying locations, flag-flying locations, banner-hanging locations, crosswalks, and the exterior of City-controlled buildings:
 - a. The flag or depictions of the flag of the United States, including former official flags of the United States
 - b. The flag or depictions of the flag of the Commonwealth of Virginia
 - c. The flag or depictions of the flag of the City of Alexandria
 - d. Flags or depictions of flags of governments recognized by the United States
 - e. Flags or depictions of flags of Sister Cities of the City of Alexandria
 - f. The flag or depictions of the flag of any of the Armed Forces of the United States
 - g. The Women's Day flag or depictions of the Women's Day flag
 - h. The flag of the Red Cross or depictions of the flag of the Red Cross
 - i. A Remembrance Banner for the lynching of Joseph McCoy
 - j. A Remembrance Banner for the lynching of Benjamin Thomas
 - k. The LGBTQ+ Pride flag or depictions of the LGBTQ+ Pride flag

- I. A Banner commemorating Juneteenth
 - m. Signs, the Pan-African flag, banners, artwork, light displays, or other imagery regarding Black History Month
 - n. Signs, flags, banners, artwork, light displays, or other imagery regarding Hispanic Heritage Month
 - o. Signs, flags, banners, artwork, or other imagery representing local neighborhoods, where the neighborhood name is the predominate feature; No such sign, flag, banner, artwork, or other imagery may include commercial advertisements or commercial speech, but may include the name and/or logo of a sponsor, if applicable, as a minimal characteristic. All such signs, flags, banners, artwork, or other imagery must meet any City established standards for safe and uniform installation methods, material, and size, and must be approved by the City Manager's Office as consistent with this resolution prior to being displayed.
 - p. Signs, flags, banners, artwork, or other imagery representing local organizations supported monetarily or through in-kind donations from the City and the sign, flag, banner, artwork, or other imagery promotes the City through i) sponsoring or organizing local events, ii) supporting business or residential areas within the City, or iii) supporting the City's parks and recreation areas (*e.g.*, Visit Alexandria, the Del Ray Business Association, and the Miracle Field). No such sign, flag, banner, artwork, or other imagery may include commercial advertisements or commercial speech, but may include the name and/or logo of event sponsors, if applicable, as a minimal characteristic. All such signs, flags, banners, artwork, or other imagery must meet City established standards for safe and uniform installation methods, material, and size, where applicable, and must be approved by the City Manager's Office as consistent with this resolution prior to display.
 - q. Any other signs, flags, banners, artwork, light displays, or other imagery displayed in conjunction with or pursuant to official proclamations or resolutions by the City Council of the City of Alexandria
4. City-produced events may convey government messages related to the following subject matter and include related imagery, such as signs, flags, banners, light displays, artwork, or other imagery:
- a. Black history
 - b. Hispanic heritage
 - c. LGBTQ+ pride
 - d. Women's history

- e. Domestic violence
 - f. Water resources
 - g. Cherry blossoms
 - h. Jazz music
 - i. The Civil War
 - j. The lighting of the City's holiday tree
 - k. The birthday of the United States and the City of Alexandria
 - l. City departments, City services, City infrastructure, City programs and initiatives, and City employees
 - m. The George Washington Birthday Celebration celebrating George Washington and the Alexandria community, and excluding political advocacy
 - n. The Scottish Christmas Walk Parade, highlighting Scottish heritage and December holidays, and excluding political advocacy
 - o. The Alexandria Holiday Boat Parade of Lights regarding celebratory seasonal lights and decorations, and excluding political advocacy
 - p. Any other City-produced events held in conjunction with or pursuant to official proclamations or resolutions by the City Council of the City of Alexandria
5. Resolution No. 3105, enacted on October 25, 2022, is repealed in its entirety.
 6. Resolution No. 3124, enacted on January 10, 2023, is repealed in its entirety.
 7. The City Manager is empowered to enact policies consistent with this resolution.

IV. ACTION MATTERS

Action Recommendations from the City Manager

19. Consideration of a Recommendation on the use of Pride+ colors in Crosswalks on King Street at Royal and Fairfax Streets.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 19; 11/28/23, and is incorporated as part of this record by reference.)

WHEREUPON, upon motion by Councilman McPike, seconded by Councilmember Bagley and carried unanimously, City Council approved staff recommendations on the locations, color scheme, and design of Pride+ colors in crosswalks on King Street at Royal and

Fairfax Streets. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

Please note: The public hearing for this item closed on November 18, 2023.

20. Master Plan Amendment #2023-00005
Zoning Text Amendment #2023-00007
2020-2021 Housing Policy Amendments
Zoning For Housing/Housing For All Initiatives
- (A) Consideration of amendments to all chapters of the Alexandria Master Plan to: (1) amend the following sentence wherever it occurs, from "Areas of the City currently zoned residential should remain zoned for residential use at no higher than their current density" to "Areas of the City currently zoned residential should remain zoned for residential use;" (2) incorporate the following notes in all Master Plan chapters: "References to low density will continue to refer to development configuration that limits overall building height and lot coverage compatible with the existing neighborhood" and "Ensure race and social equity is 'incorporated and centered in all planning' per City Council's Resolution 2974 including, but not limited to, all references to preserving and protecting neighborhoods and character"; and (3) amend the Housing Master Plan, Zoning Tools Section, Page 107, to add a statement supporting use of the Residential multifamily/RMF zone in areas planned and/or zoned for medium or higher density development and other potentially suitable locations. (B) Consideration of a Text Amendment to the Zoning Ordinance to amend all Articles to implement the following measures from the Zoning for Housing Initiative: (1) Expanding Housing Opportunities in Single-family Zones: amend the R-20, R-12, R-8, R-5, and R-2-5 zones to increase the number of housing units permitted; amend lot and yard requirements in the R-2-5 zone for two-unit dwellings; amend Article VIII to reduce minimum parking requirements, and amend Article XII to exempt lots developed with small scale multi-unit dwellings from site plan requirements; amend the limitation on occupancy limits per unit to allow the same number of occupants allowed by the building code; and delete "roominghouse" definition and regulations. (2) Industrial Zone: add standards for ground floor uses and limitations on locations of vehicular entrances and parking and loading spaces. (3) Residential Multifamily Zone: allow neighborhood-serving commercial uses as permitted and special uses. (4) Historic Development Patterns: in all zones that allow multi-unit dwellings, amend yard and open space requirements for multi-unit uses, delete maximum dwelling units per acre and minimum lot size requirements for multi-unit uses, and delete zone transition setback requirement and require compliance only with other supplemental yard and setback regulations. (5) Townhouses: amend yard, bulk, and open space requirements for single-unit, two-unit, and townhouse dwellings in all zones that allow townhouses; amend lot requirements in the CL, CC, CSL, CG, CD-X, OC, OCM-50, OCM-100, OCH, CRMU-L, CRMU-M, CRMU-H, CRMU-X, and W-1 zones for two-unit dwellings; delete noncomplying provisions in the RA, RB, and RM zones; and create new provisions that allow RM development rights to single-unit, two-unit, and townhouse dwellings on certain lots outside of the RM zone. (C) Consideration of proposed amendments to update the 2020-2021 Housing Policy (1) to require, as City Policy, that 1/3 of the density requested above what is recommended in the underlying Small Area Plan be provided as committed affordable housing under Zoning Ordinance Section 7-700 and as a condition in Coordinated

Development District Special Use Permits and (2) to require as City Policy for commercial to residential conversions in existing buildings that Section 7-700 is applied to allow additional floor area ratio for the proposed residential use.
Applicant: City of Alexandria, VA

- Approval of Master Plan Amendment #2023-00005: 7-0 Vote
- Approval of 2020-2021 Housing Policy Amendments: 7-0 Vote
- Approval of Staff Recommendations for 7 Proposals: 7-0 Vote
- Bonus Height Recommendation to Table
- Historic Development Patterns Recommendation to Approve
- Residential Multi-Unit Analysis Recommendation to Approve
- Industrial Zone Analysis Recommendation to Approve
- Coordinated Development District Recommendation to Approve
- Transit Oriented Development Recommendation to Approve
- Commercial to Residential Recommendation to Approve
- Endorsement of Parking Recommendations for the Townhouse Zone and

Single-family Zone Proposal: 5-2 Vote

- Endorsement of Family Definition Recommendation under the Single-Family Zone Proposal: 5-2 Vote
- Endorsement of Staff's Townhouse Zones Recommendation: 7-0 Vote
- Endorsement of Staff's Expanding Housing Opportunities within Single-family Zones Recommendation: 6-1 Vote
- Approval of Zoning Text Amendment #2023-00007: 7-0 Vote

(A copy of the Planning Commission report is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 20; 11/28/23, and is incorporated as part of this record by reference.)

City Staff from the Department of Planning and Zoning responded to questions from Council regarding the Zoning for Housing/Housing for All initiatives regarding community engagement, affordability standards, and rules for approving the items before Council for consideration.

WHEREUPON, upon motion by Councilmember Bagley, seconded by Councilman McPike and carried unanimously, City Council approved the Master Plan amendment #2023-00005 as recommended by the Planning Commission. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

A motion was made by Councilman McPike, seconded by Councilmember Bagley for City Council to approve the Zoning Text Amendment #2023-00007 as recommended by the Planning Commission.

A substitute motion was made by Vice Mayor Jackson, seconded by Councilman Chapman to remove the single family text amendment from the package and defer its approval. The motion failed 2-5. The vote was as follows: In favor, Vice Mayor Jackson and Councilman Chapman; Opposed, Mayor Wilson, Councilman Aguirre, Councilmember Bagley,

Councilwoman Gaskins, and Councilman McPike.

WHEREUPON, upon motion by Councilman McPike, seconded by Councilmember Bagley and carried unanimously, City Council approved the Zoning Text Amendment #2023-00007 as recommended by the Planning Commission. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

WHEREUPON, upon motion by Councilwoman Gaskins, seconded by Councilman McPike and carried unanimously, City Council approved the Housing Policy Amendments as recommended by the Planning Commission. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins, and Councilman McPike; Opposed, none.

City Council recommended to staff that the Phase II of the Housing for All initiative be paused at this time for more thoughtful consideration and look at ways that the other work of the City considers and address housing for the community.

Resolutions

None.

Ordinances

None.

V. OTHER BUSINESS

Oral Reports and Presentations by Members of Council

None.

21. Consideration of City Council Calendar.

(A copy of the City Manager's memorandum is on file in the Office of the City Clerk and Clerk of Council, marked Item No. 21; 11/28/23, and is incorporated as part of this record by reference.)

WHEREUPON, upon motion by Vice Mayor Jackson, seconded by Councilman Chapman and carried unanimously, City Council received and approved the FY 2024 City Council calendar. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins and Councilman McPike; Opposed, none.

Closed Session (if needed)

Not needed.

VI. ADJOURN.

THERE BEING NO FURTHER BUSINESS TO BE CONSIDERED, upon motion by Councilmember Bagley, seconded by Councilwoman Gaskins and carried unanimously, City Council adjourned the regular meeting of Tuesday, November 28, 2023 at 12:40 a.m. The vote was as follows: In favor, Mayor Wilson, Vice Mayor Jackson, Councilman Aguirre, Councilmember Bagley, Councilman Chapman, Councilwoman Gaskins and Councilman McPike; Opposed, none.

JUSTIN M. WILSON MAYOR

ATTEST:

Gloria A. Sitton, CMC City Clerk

Adopted: January 9, 2024