



**APPLICATION**

**DEVELOPMENT SPECIAL USE PERMIT with SITE PLAN**

**DSUP #** DSUP2026-10003 **Project Name:** Old Town Pool Replacement

**PROPERTY LOCATION:** 1609 Cameron Street, Alexandria, VA, 22314

**TAX MAP REFERENCE:** 064.03-01-0 **ZONE:** POS

**APPLICANT:**

Name: Jack Browand, Deputy Director, Rrcreation, Parks & Cultural Activities (RPCA)

Address: [REDACTED]

**PROPERTY OWNER:**

Name: City of Alexandria/RPCA

Address: [REDACTED]

**SUMMARY OF PROPOSAL** Old Town Pool Replacement Project

**MODIFICATIONS REQUESTED** Full replacement of the existng pool and bath house

**SUP's REQUESTED** Pool capacity/Bather load is increased.

**THE UNDERSIGNED** hereby applies for Development Site Plan with Special Use Permit approval in accordance with the provisions of Section 11-400 of the Zoning Ordinance of the City of Alexandria, Virginia.

**THE UNDERSIGNED**, having obtained permission from the property owner, hereby grants permission to the City of Alexandria to post placard notice on the property for which this application is requested, pursuant to Article XI, Section 11-301 (B) of the 1992 Zoning Ordinance of the City of Alexandria, Virginia.

**THE UNDERSIGNED** also attests that all of the information herein provided and specifically including all surveys, drawings, etc., required of the applicant are true, correct and accurate to the best of his/her knowledge and belief.

Jack Browand

Print Name of Applicant or Agent

[REDACTED]

Mailing/Street Address

[REDACTED]

City and State                      Zip Code

Jack Browand

Signature

[REDACTED]

Telephone #                      Fax #

[REDACTED]

Email address

2/9/2026

Date

**DO NOT WRITE IN THIS SPACE - OFFICE USE ONLY**

Application Received: \_\_\_\_\_

Received Plans for Completeness: \_\_\_\_\_

Fee Paid and Date: \_\_\_\_\_

Received Plans for Preliminary: \_\_\_\_\_

ACTION - PLANNING COMMISSION: \_\_\_\_\_

ACTION - CITY COUNCIL: \_\_\_\_\_

Development SUP # \_\_\_\_\_

**ALL APPLICANTS MUST COMPLETE THIS FORM.**

Supplemental forms are required for child care facilities, restaurants, automobile oriented uses and freestanding signs requiring special use permit approval.

**1. The applicant is: (check one)**

- The Owner     Contract Purchaser     Lessee or     Other: \_\_\_\_\_ of the subject property.

State the name, address and percent of ownership of any person or entity owning an interest in the applicant, unless the entity is a corporation or partnership in which case identify each owner of more than three percent.

City of Alexandria/RPCA, 1108 Jefferson Street, Alexandria VA 22314 - 100%

If property owner or applicant is being represented by an authorized agent, such as an attorney, realtor, or other person for which there is some form of compensation, does this agent or the business in which the agent is employed have a business license to operate in the City of Alexandria, Virginia?

- Yes.** Provide proof of current City business license.  
 **No.** The agent shall obtain a business license prior to filing application, if required by the City Code.

## OWNERSHIP AND DISCLOSURE STATEMENT

Use additional sheets if necessary

**1. Applicant.** State the name, address and percent of ownership of any person or entity owning an interest in the applicant, unless the entity is a corporation or partnership, in which case identify each owner of more than three percent. The term ownership interest shall include any legal or equitable interest held at the time of the application in the real property which is the subject of the application.

	Name	Address	Percent of Ownership
1.	City of Alexandria/RPCA	[REDACTED]	100%
2.			
3.			

**2. Property.** State the name, address and percent of ownership of any person or entity owning an interest in the property located at \_\_\_\_\_ (address), unless the entity is a corporation or partnership, in which case identify each owner of more than three percent. The term ownership interest shall include any legal or equitable interest held at the time of the application in the real property which is the subject of the application.

	Name	Address	Percent of Ownership
1.	City of Alexandria/RPCA	[REDACTED]	100%
2.			
3.			

**3. Business or Financial Relationships.** Each person or entity listed above (1 and 2), with an ownership interest in the applicant or in the subject property is required to disclose any business or financial relationship, as defined by Section 11-350 of the Zoning Ordinance, existing at the time of this application, or within the 12-month period prior to the submission of this application with any member of the Alexandria City Council, Planning Commission, Board of Zoning Appeals or either Boards of Architectural Review.

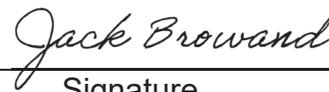
Name of person or entity	Relationship as defined by Section 11-350 of the Zoning Ordinance	Member of the Approving Body (i.e. City Council, Planning Commission, etc.)
1.		
2.		
3.		

NOTE: Business or financial relationships of the type described in Sec. 11-350 that arise after the filing of this application and before each public hearing must be disclosed prior to the public hearings.

As the applicant or the applicant's authorized agent, I hereby attest to the best of my ability that the information provided above is true and correct.

2-9-2026

Jack Browand



Date

Printed Name

Signature

- 2. Narrative description.** The applicant shall describe below the nature of the request **in detail** so that the Planning Commission and City Council can understand the nature of the operation and the use, including such items as the nature of the activity, the number and type of patrons, the number of employees, the hours, how parking is to be provided for employees and patrons, and whether the use will generate any noise. If not appropriate to the request, delete pages 6-9. (Attach additional sheets if necessary.)

The project consists of the full demolition and rebuilding of the Old Town Pool, bathhouse and landscape improvements. The pool is designed with a bather load up to 286 patrons. Activities include free swim for toddlers through senior adults, classes, competitive swim practice and meets, and community events such as the annual doggie day swim.

The pool will operate seven days per week from Memorial Day through Labor Day. General swim is daily from 12-8 pm, competitive swim practice and meets are Monday through Friday 6-8 am. Occasional community activities may extend to 10 pm with a special event permit.

Parking for patrons and staff (13-15) are onsite and will be accommodated with the current facility. Noise generated will be consistent with public pool operations.

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**3. How many patrons, clients, pupils and other such users do you expect?**

Specify time period (i.e., day, hour, or shift).

Up to 286 patrons at any given time during operating hours

**4. How many employees, staff and other personnel do you expect?**

Specify time period (i.e. day, hour, or shift).

13-15 staff

**5. Describe the proposed hours and days of operation of the proposed use:**

Day	Hours	Day	Hours
Sat & Sun	12-8 pm		
Mon-Fri	12-8 pm		
Mon-Fri	6-8 am		

**6. Describe any potential noise emanating from the proposed use:**

A. Describe the noise levels anticipated from all mechanical equipment and patrons.

Air conditioning units, pool attendees, occasional whistles, etc. with use of an aquatic facility.

Occasional amplified equipment for swim meets, classes and special activities.

B. How will the noise from patrons be controlled?

Staff management consistent with use of an aquatic facility.

**7. Describe any potential odors emanating from the proposed use and plans to control them:**

Occasional odors consistent with the operation of an aquatic facility.

**8. Provide information regarding trash and litter generated by the use:**

A. What type of trash and garbage will be generated by the use?

When in operation, paper, water bottles, etc. generated consistent with park and pool operations

B. How much trash and garbage will be generated by the use?

10-15 bags per day

C. How often will trash be collected?

Once per week or as requested

D. How will you prevent littering on the property, streets and nearby properties?

Standard City trash and recycle bins and dumpster.

**9. Will any hazardous materials, as defined by the state or federal government, be handled, stored, or generated on the property?**

Yes.  No.

If yes, provide the name, monthly quantity, and specific disposal method below:

Hypochlorite Solution - 331 gallons; Calcium Chloride - 100 pounds;  
Sodium Bicarbonate - 50 pounds; Muriatic Acid Solution - 15 gallons;  
Soda Ash - 25 pounds; Calcium Hypochlorite - 110 pounds  
Disposal - Items that can be safely disposed of onsite are placed in the dumpster

Items that require containment are disposed of by a licensed pool chemical or pool service contractors.

**10. Will any organic compounds (for example: paint, ink, lacquer thinner, or cleaning or degreasing solvent) be handled, stored, or generated on the property?**

Yes.  No.

If yes, provide the name, monthly quantity, and specific disposal method below:

Standard cleaning materials for restrooms and office space. Low quantity.

**11. What methods are proposed to ensure the safety of residents, employees and patrons?**

The site will be secured with fencing and trained lifeguards and pool operators consistent with industry standard and City Health Code

**ALCOHOL SALES**

**12. Will the proposed use include the sale of beer, wine or mixed drinks?**

Yes.  No.

If yes, describe alcohol sales below, including if the ABC license will include on-premises and/or off-premises sales. Existing uses must describe their existing alcohol sales and/or service and identify any proposed changes in that aspect of the operation.

**PARKING AND ACCESS REQUIREMENTS**

**13. Provide information regarding the availability of off-street parking:**

A. How many parking spaces are required for the proposed use pursuant to section 8-200 (A) of the zoning ordinance?

\_\_\_\_\_

B. How many parking spaces of each type are provided for the proposed use:

81 Standard spaces

\_\_\_\_\_ Compact spaces

2 Handicapped accessible spaces

47 Other

When school is not in session 32 spaces designated for ACPS are available, and an additional 15 shared spaces are available consistent with DSUP 2012-00011 totaling up to 130 spaces.

- C. Where is required parking located? (check one)  **on-site**  **off-site**

If the required parking will be located off-site, where will it be located?

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Pursuant to section 8-200 (C) of the zoning ordinance, commercial and industrial uses may provide off-site parking within 500 feet of the proposed use, provided that the off-site parking is located on land zoned for commercial or industrial uses. All other uses must provide parking on-site, except that off-street parking may be provided within 300 feet of the use with a special use permit.

- D. If a reduction in the required parking is requested, pursuant to section 8-100 (A) (4) or (5) of the zoning ordinance, complete the **Parking Reduction Supplemental Application**.

**14. Provide information regarding loading and unloading facilities for the use:**

- A. How many loading spaces are required for the use, per section 8-200 (B) of the zoning ordinance?
- B. How many loading spaces are available for the use? One (1)
- C. Where are off-street loading facilities located?  
Pull off on east side of the building
- D. During what hours of the day do you expect loading/unloading operations to occur?  
As needed within operating hours
- E. How frequently are loading/unloading operations expected to occur, per day or per week, as appropriate?  
Twice per week within operating hours

**15. Is street access to the subject property adequate or are any street improvements, such as a new turning lane, necessary to minimize impacts on traffic flow?**

No changes to current configuration needed.