

City of Alexandria

*301 King St., Room 2400
Alexandria, VA 22314*



Docket - Final

Saturday, October 19, 2019

9:30 AM

Council Chambers

City Council Public Hearing

All Persons, Including Applicants, Wishing to Speak Before City Council Must Fill Out A Speaker's Form (Which May Be Found in The Rear of the Council Chamber) and Present It to the City Clerk. If You Have a Prepared Statement, Please Present It To the City Clerk. We Encourage Speakers to Submit Their Written Comments to the City Clerk.
<http://survey.alexandriava.gov/s3/City-Council-Speakers-Form>

OPENING

1. Calling the Roll.

[20-0427](#) Calling the Roll

Attachments: [20-0427 After Items](#)

2. Public Discussion Period

[20-0428](#) Public Discussion Period

Attachments: [20-0428 After Items](#)

[This period is restricted to items not listed on the docket. The first 15 speakers will be heard under item #2 at the beginning of the meeting. Any remaining speakers will be heard at the conclusion of the docketed items.]

REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES

ACTION CONSENT CALENDAR (3-5)

Planning Commission

3. [20-0190](#) Special Use Permit #2019-0043
2500 North Van Dorn Street - Our First Steps Day Care Center
Public Hearing and consideration of a request for a Special Use Permit to operate a day care center; zoned: RC/High density apartment.
Applicant: Zuleima L. Villa
Planning Commission Action: Recommended Approval 7-0
Attachments: [20-0190 Staff Report](#)
[20-0190 Presentation](#)
[20-0190 SUP 2019-0043 memo](#)
4. [20-0191](#) Special Use Permit #2019-0066
417 North Washington Street - Parking Reduction for a Single-Family Dwelling
Public Hearing and consideration of a request for a Special Use Permit for a parking reduction; zoned: CL/Commercial low.

Applicant: Brian Fowler, represented by James Palmer, agent

Planning Commission Action: Recommended Approval 7-0

Attachments: [20-0191 Staff Report](#)

[20-0191 Presentation](#)

5. [20-0192](#) Special Use Permit #2019-0067
805 King Street - Apartment Hotel and Parking Reduction
Public Hearing and consideration of a request for a Special Use Permit to operate an apartment hotel with a parking reduction; zoned: KR/ King Street urban retail.
Applicant: Old Town 1, LLC, represented by Robert Brant, attorney
Planning Commission Action: Recommended Approval 7-0
Attachments: [20-0192 Staff Report](#)
[20-0192 Presentation](#)

END OF ACTION CONSENT CALENDAR

REPORTS AND RECOMMENDATIONS OF THE CITY MANAGER

6. [20-0142](#) Public Hearing and Consideration of a Five-Year Telecommunications Facility License Agreement with Cellco Partnership d/b/a Verizon Wireless to Permit Cellco Partnership to install Small Cell Facilities on Approved Third-Party owned Poles in the City of Alexandria's Public Rights-of-Ways.
Attachments: [Verizon Wireless Memo and Short Term License Agreement with Exhibits 9-18-20-0142 After Items](#)
7. [20-0145](#) Public Hearing and Final Consideration of a Five-Year Telecommunications Facility License Agreement with New Cingular Wireless PCS, LLC. ("AT&T") to Permit New Cingular Wireless PCS, LLC. to install Small Cell Facilities on Approved Third-Party owned poles in the City of Alexandria's Public Rights-of-Ways.
Attachments: [20-0089 - Alexandria License New Cingular Wiress LLC FINAL 9-23-19 20-0145 After Items](#)
8. [20-0181](#) Public Hearing and Final Consideration of Extension of License Agreement between the City of Alexandria and St. Stephen's and St. Agnes School for the Use of the Recreational Facilities located at Ft. Ward Park.
Attachments: [20-0057 Draft License Agreement between St. Stephens and St. Agnes School 20-0181 After Items](#)

REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)

Planning Commission (continued)

9. [20-0196](#) Special Use Permit #2017-0097

5601 & 5603 Courtney Avenue and 720, 730 & 750 South Van Dorn Street -
Virginia Paving Company Review

Public Hearing and consideration of a review of a previously approved Special Use Permit (amending SUP #2010-0014) regarding the continued operation of an asphalt plant pursuant to Condition #75 of said Special Use Permit; zoned: I/ Industrial.

Applicant: City of Alexandria, Department of Planning & Zoning

Planning Commission Action: Recommended Approval 7-0

Attachments: [20-0196 Staff Report](#)
 [20-0196 Additional items VA Paving](#)
 [20-0196 Presentation](#)
 [20-0196 After Items](#)

10. [20-0195](#) Text Amendment #2019-0006
Fences on Corner lots, Fences with Zone Transition, Height of Accessory Structures in Required Yards, and Sheds and Other Small Accessory Buildings in the Historic District
(A) Initiation of a Text Amendment; and (B) Public Hearing and consideration of a Text Amendment to the Zoning Ordinance to amend Article II (Definitions) to address arbors, pergolas, and trellises; amend Section 7-202(A)(1) to increase the height of open fences in required yards; amend Section 7-202(A)(5) to set an allowable height for arbors and trellises and to allow -pergola- in all required yards; amend Section 7-202(B)(4)(c) to allow on properties located in the historic district accessory structures within the five foot setback for structures facing a shared property line with windows lower than eight feet; amend Section 7-202(D) to correct citation to the Zoning Ordinance ; amend Section 7-801 to change how vision clearance is calculated; amend Section 7-902(C) to allow fences and accessory private walls within 100 feet of a residential zone line; and amend Section 7-1700 to add a section allowing fences on through lots and clarifying language and images for fences on corner lots.

Staff: City of Alexandria, Department of Planning & Zoning

Planning Commission Action: Recommended Approval 7-0

Attachments: [20-0195 Staff Report](#)
 [20-0195 Presentation](#)

11. [20-0194](#) **FOR INFORMATION ONLY**
City Charter Section 9.06 Case #2019-0002
912, 916 and 920 King Street and 116 South Henry Street
Public Hearing and consideration of a request for Planning Commission to review whether the proposed sale of property by the City of Alexandria to Galena Capital

Partners, LLC and the resulting change in use of that property is consistent with the City of Alexandria Master Plan pursuant to Section 9.06 of the City Charter.

Applicant: City of Alexandria

Planning Commission Action: Approved 6-0

Attachments: [20-0194 Staff Report](#)
[20-0194 Presentation](#)

ORDINANCES AND RESOLUTIONS [ROLL-CALL VOTE]

12. [20-0101](#) Public Hearing, Second Reading and Final Passage of an Ordinance to amend and reordain Section 2-145 (floor area) and Section 2-197.3 (structure, subordinate) of Article II (DEFINITIONS); Section 4-1203 (SPECIAL USES) of Article IV (COMMERCIAL, OFFICE AND INDUSTRIAL ZONES); Section 7-101 (PERMITTED ACCESSORY USES), and Section 7-202 (PERMITTED OBSTRUCTIONS) of Article VII (SUPPLEMENTAL ZONE REGULATIONS); and Section 8-200 (GENERAL PARKING REGULATIONS) of Article VIII (OFF-STREET PARKING AND LOADING) and add new Section 2-187.2 (PUBLIC SCHOOL) and Section 2-194.1 (solar energy system) of Article II (DEFINITIONS) of the City of Alexandria Zoning Ordinance, in accordance with the text amendment heretofore approved by city council as Text Amendment No. 2019-0005 (Implementation Ordinance for Text Amendment No. 2019-0005 associated with Fall 2019 Zoning Ordinance Practical Updates approved by City Council on September 14, 2019). [ROLL-CALL VOTE]
- Attachments:** [20-0101 cover](#)
[20-0101 ordinance](#)
[20-0101 After Items](#)
13. [20-0103](#) Public Hearing, Second Reading and Final Passage of an Ordinance to amend and reordain the Master Plan of the City of Alexandria, Virginia, by adopting and incorporating therein the amendment heretofore approved by city council to the Eisenhower East Small Area Plan chapter of such master plan as Master Plan Amendment No. 2019-0005 and no other amendments, and to repeal all provisions of the said master plan as may be inconsistent with such amendment (Implementation Ordinance for Master Plan Amendment No. 2019-0005 associated with Hoffman Town Center Block 6A approved by City Council on September 14, 2019). [ROLL-CALL VOTE]
- Attachments:** [20-0103 cover](#)
[20-0103 ordinance](#)
[20-0103 attachment](#)
[20-0103 After Items](#)
14. [20-0157](#) Public Hearing, Second Reading and Final Passage of An Ordinance Approving and Authorizing the Sale of Real Property Owned by the City of Alexandria, Located at

912, 916, 920 King Street and 116 South Henry Street in the City of Alexandria, Virginia 22314, to Galena Capital Partners, LLC.[ROLL-CALL VOTE]

Attachments: [20-0104 Information on Proposed Ordinance](#)
[20-0104 Ordinance](#)
[DocketItem79.06Case](#)
[20-0157 After Items](#)

15. [20-0178](#) Public Hearing, Second Reading and Final Passage of an ordinance to technically amend the Parcel 506 boundaries established for Tax Tier I Section 3-2-189 (Tier I Potomac Yard Metrorail Station Special Services District) in Division 1 (Real Estate) of Article M (Levy and Collection of Property Taxes) of Chapter 2 (Taxation) of Title 3 (FINANCE, TAXATION, AND PROCUREMENT) of the Code of the City of Alexandria, Virginia, 1981, as amended. [ROLL-CALL VOTE]

Attachments: [20-0178 Att 1 - Ordinance Cover](#)
[20-0178 Att 2 - Tax Tier I amendment ordinance v2](#)
[20-0178 Att 3 - Exhibit A](#)
[20-0178 Map of Tier I - Proposed New Boundaries](#)

16. [20-0180](#) Public Hearing, Second Reading and Final Passage of an Ordinance to amend Section 3-2-189 (Tier I Potomac Yard Metrorail Station Special Services District) in Division 1 (Real Estate) of Article M (Levy and Collection of Property Taxes) of Chapter 2 (Taxation) of Title 3 (FINANCE, TAXATION, AND PROCUREMENT) of the Code of the City of Alexandria, Virginia, 1981, as amended. [ROLL-CALL VOTE]

Attachments: [20-0180 Att 1 - Ordinance Cover](#)
[20-0180 Att 2 - Tax Tier I amendment ordinance v2](#)

17. [20-0179](#) Public Hearing, Second Reading and Final Passage of an Ordinance Authorizing and Empowering the Issuance, Sale and Delivery of General Obligation Bonds to Finance a Capital Project.[ROLL-CALLVOTE]

Attachments: [20-0179 Att 1 - Bond Authorization 2019 ordinance cover](#)
[20-0179 Att 2 - Bond Authorization 2019 ordinance.doc](#)
[20-0179 -Att 3 - Form of Bond](#)
[20-0179 After Items](#)

REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)

DEFERRAL/WITHDRAWAL CONSENT CALENDAR

Planning Commission (continued)

None.

This docket is subject to change.

Full-text copies of ordinances, resolutions, and agenda items are available in the Office of the City Clerk and Clerk of Council. Meeting materials are also available on-line at alexandriava.gov/council.

*Individuals with disabilities who require assistance or special arrangements to participate in the City Council meeting may call the City Clerk and Clerk of Council's Office at 703-745-4550 (TTY/TDD 838-5056). We request that you provide a 48-hour notice to that the proper arrangements may be made.
City meetings are closed-captioned for the hearing impaired.*

If the Mayor finds and declares that weather or other conditions are such that it is hazardous for members to attend the meeting, this meeting will be continued to the following Saturday.