

ORDINANCE NO. _____

AN ORDINANCE authorizing the owners of the property located at 300 Hume Avenue to maintain an encroachment for a fence along the public right-of-way on Hume Avenue.

WHEREAS, Jeffrey W. and Jenafer B. Howard are the Owners (“Owners”) of the property located at 300 Hume Avenue, in the City of Alexandria, Virginia; and

WHEREAS, Owners desire to maintain a fence which will encroach into the public right-of-way on Hume Avenue; and

WHEREAS, the public right-of-way at that location will not be significantly impaired by this encroachment; and

WHEREAS, in Encroachment No. 2022-00001 the Planning Commission of the City of Alexandria recommended approval to the City Council subject to certain conditions at one of its regular meetings held on September 6, 2022, which recommendation was approved by the City Council at its public hearing on September 17, 2022; and

WHEREAS, it has been determined by the Council of the City of Alexandria that this encroachment is not detrimental to the public interest; now, therefore,

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That Owners be, and the same hereby are, authorized to establish and maintain an encroachment into the public right-of-way at 300 Hume Avenue as shown in the attached Encroachment Plat, in the City of Alexandria, said encroachment consisting of fencing in the public right-of-way on Hume Avenue, until the encroachment is removed or destroyed or the authorization to maintain it is terminated by the city; provided, that this authorization to establish and maintain the encroachment shall not be construed to relieve Owners of liability for any negligence on their part on account of or in connection with the encroachment and shall be subject to the provisions set forth below.

Section 2. That the authorization hereby granted to establish and maintain said encroachment shall be subject to and conditioned upon Owners maintaining, at all times and at their own expense, liability insurance, covering both bodily injury and property damage, with a company authorized to transact business in the Commonwealth of Virginia and with minimum limits as follows:

Bodily Injury:	\$1,000,000 each occurrence
	\$1,000,000 aggregate
Property Damage:	\$1,000,000 each occurrence
	\$1,000,000 aggregate

1
2 This liability insurance policy shall identify the City of Alexandria and Owners as named
3 insureds and shall provide for the indemnification of the City of Alexandria and Owners against
4 any and all loss occasioned by the establishment, construction, placement, existence, use or
5 maintenance of the encroachment. Evidence of the policy and any renewal thereof shall be filed
6 with the city attorney's office. Any other provision herein to the contrary notwithstanding, in the
7 event this policy of insurance lapses, is canceled, is not renewed or otherwise ceases to be in
8 force and effect, the authorization herein granted to establish and maintain the encroachment
9 shall, at the option of the city, forthwith and without notice or demand by the city, terminate. In
10 that event, Owners shall, upon notice from the city, remove the encroachment from the public
11 right-of-way, or the city, at its option, may remove the encroachment at the expense and risk of
12 Owners. Nothing in this section shall relieve Owners of their obligations and undertakings
13 required under this ordinance.
14

15 Section 3. That the authorization hereby granted to establish and maintain said
16 encroachment shall in addition be subject to and conditioned upon the following terms:
17

- 18 (a) Neither the City of Alexandria nor any public or private utility company shall be
19 responsible for damage to Owners' property encroaching into the public right-of-way
20 during repair, maintenance or replacement of the public right-of-way or any public
21 facilities or utilities in the area of encroachment.
22
- 23 (b) The Owners shall be responsible for replacement and repairs to the adjacent City
24 right-of-way, including any areas damaged during construction activity.
25
- 26 (c) In the event the City shall, in the future, have need for the area of the proposed
27 encroachment, the Owners shall remove any structure that encroached into the public
28 right-of-way, within 60 days, upon notification by the City. The Owner shall bear all
29 the cost associated with any future removal of the encroachment.
30
- 31 (d) The Owners shall bear all of the cost associated with maintenance of the
32 improvements within the encroachment and associated with any future removal of
33 the improvements within the encroachment.
34
- 35 (e) The fence shall remain 50% open and there shall not be any shrubs, trees, or any
36 other landscape planted or placed within the vision clearance triangle located behind
37 the fence.
38

39 Section 4. That by accepting the authorization hereby granted to establish and
40 maintain the encroachment and by so establishing and/or maintaining the encroachment, Owners
41 shall be deemed to have promised and agreed to save harmless the City of
42 Alexandria from any and all liability (including attorneys' fees and litigation expenses) arising by
43 reason of the establishment, construction, placement, existence, use or maintenance of the
44 encroachment.

1
2 Section 5. That the authorization herein granted to establish and maintain the
3 encroachment shall be subject to Owners maintaining the area of the encroachment at all times
4 unobstructed and free from accumulation of litter, snow, ice and other potentially dangerous
5 matter.
6

7 Section 6. That nothing in this ordinance is intended to constitute, or shall be
8 deemed to be, a waiver of sovereign immunity by or on behalf of the City of Alexandria or any
9 of its officers or employees.
10

11 Section 7. That the authorization herein granted to establish and maintain the
12 encroachment shall be terminated whenever the City of Alexandria desires to use the affected
13 public right-of-way for any purpose whatsoever and, by written notification, demands from
14 Owners the removal of the encroachment. Said removal shall be completed by the date specified
15 in the notice and shall be accomplished by Owners without cost to the city. If Owners cannot be
16 found, or shall fail or neglect to remove the encroachment within the time specified, the city shall
17 have the right to remove the encroachment, at the expense of Owners, and shall not be liable to
18 Owners for any loss or damage to the structure of the encroachment or personal property within
19 the encroachment area, caused by the removal.
20

21 Section 8. The terms "Owners" shall be deemed to include Jeffrey W. and Jenafer
22 B. Howard and their respective successors in interest.
23

24 Section 9. That this ordinance shall be effective upon the date and at the time of its
25 final passage.
26
27

28 JUSTIN WILSON
29 Mayor
30

31 Attachment: Encroachment plat
32

33 Introduction: 10/11/2022

34 First Reading: 10/11/2022

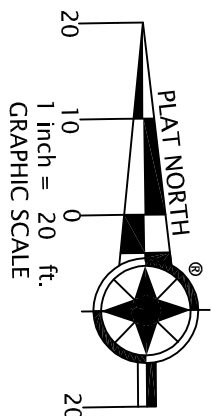
35 Publication:

36 Public Hearing: 10/15/2022

37 Second Reading: 10/15/2022

38 Final Passage: 10/15/2022
39
40

300 HUME AVENUE
ALEXANDRIA, VA 22301-1019
(INST. NO. 210005519)



TURNER ROAD

CLEAR VISION TRIANGLE

LINE TABLE		
LINE	BEARING	LENGTH
L1	S 00°37'00" W	2.00
L2	S 89°35'00" W	48.48
L3	N 40°02'00" W	2.60
L4	N 89°35'00" E	50.00

0.0' S 89°35'00" W ~ 50.00'
HUME AVENUE
40' WIDE

ENCROACHMENT PLAT

SHOWING HOUSE LOCATION ON

LOT 553

OF A RESUBDIVISION OF
LOTS 153, 154, 155, 156 &
PART OF LOT 152

ST. ELMO SUBDIVISION

(DEED BOOK 398, PAGE 36)

CITY OF ALEXANDRIA, VIRGINIA

SCALE: 1" = 20'

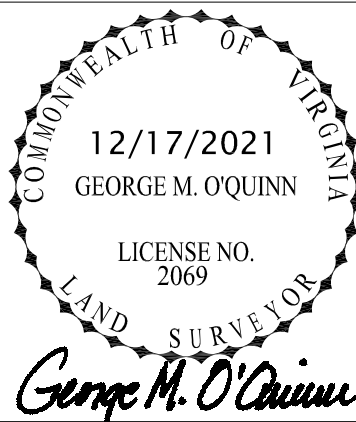
DECEMBER 17, 2021

CERTIFIED CORRECT:

THIS PLAT IS SUBJECT TO
RESTRICTIONS OF RECORD.

A TITLE REPORT WAS NOT FURNISHED.

NO CORNER MARKERS SET.



ORDERED BY:

JEFFREY HOWARD



DOMINION

Surveyors
Inc.®

8808-H PEAR TREE VILLAGE COURT
ALEXANDRIA, VIRGINIA 22309
703-619-6555
FAX: 703-799-6412