

# City of Alexandria, Virginia

---

## MEMORANDUM

DATE: JUNE 22, 2023

TO: CHAIR NATHAN MACEK  
AND MEMBERS OF THE PLANNING COMMISSION

FROM: KARL W. MORITZ, DIRECTOR  
DEPARTMENT OF PLANNING & ZONING

SUBJECT: DOCKET ITEM #5 – SUP #2023-00040  
99 CANAL CENTER PARKWAY

---

This memorandum outlines conditions that Commissioner Lyle requested staff send for discussion tonight.

**Special Use Permit (SUP) #2023-00040, 99 Canal Center Parkway – Changes to Conditions #9, #10, #19 and #20.**

9. **CONDITION AMENDED BY PLANNING COMMISSION:** The applicant shall control cooking odors, smoke and any other air pollution from operations at the site and prevent them from leaving the property or becoming a nuisance to neighboring properties, as determined by the Department of Transportation & Environmental Services. No outdoor grilling shall be permitted unless otherwise approved as a special event. (T&ES) (PC)
10. **CONDITION AMENDED BY PLANNING COMMISSION:** Music and Live Entertainment Noise from live entertainment and activities, such as music, performances, and trivia, shall end no later than 11 p.m.
1. Live entertainment and activities such as live music, live performances, DJs, and trivia shall be permitted during the following hours and consistent with the noise ordinance:
    1. Monday through Thursday: 5:00 p.m. to 9:00 p.m.
    2. Friday: 5:00 p.m. to 10:00 p.m.
    3. Saturday and the day before weekday Federal holidays: 11:00 a.m. to 10:00 p.m.
    4. Sunday and weekday Federal holidays: 11:00 a.m. to 9:00 p.m.
  2. Outdoor amplified music in the form of limited live entertainment (background music) shall be permitted during the following hours and consistent with the noise ordinance:
    1. Monday through Thursday: 5:00 p.m. to 9:00 p.m.
    2. Friday: 5:00 p.m. to 10:00 p.m.
    3. Saturday and the day before weekday Federal holidays: 11:00 a.m. to 10:00 p.m.

4. Sunday and weekday Federal holidays: 11:00 a.m. to 9:00 p.m.

The property shall be cleaned and washed by 11p.m. on Friday and Saturday and the night before weekday holidays and by 10:00 p.m. on Sunday through Thursday. No music shall be allowed during clean-up.

3. The applicant shall designate an employee as a community liaison to respond to nearby property owners' noise concerns. The contact phone number and e-mail for the community liaison shall be provided to all homeowners and civic associations within 500 feet. The applicant shall schedule and conduct a meeting with these homeowners and civic associations each month for the first three months of operation. (T&ES) (PC)
  
19. **CONDITION AMENDED BY PLANNING COMMISSION:** The temporary trailer shall be permitted at the site for two years after Special Use Permit approval until July 5, 2025 ~~with an opportunity to increase the term for an additional three years through an Administrative Special Use Permit. (P&Z) (PC)~~
  
20. **CONDITION AMENDED BY PLANNING COMMISSION:** The Director of Planning and Zoning shall review the Special Use Permit after it has been operational for three months, six months and one year, and shall docket the matter for consideration by the Planning Commission and City Council if: (a) there have been documented violations of the permit conditions which were not corrected immediately, constitute repeat violations or which create a direct and immediate adverse zoning impact on the surrounding community; (b) the Director has received a request from any person to docket the permit for review as the result of a complaint that rises to the level of a violation of the permit conditions, or (c) the Director has determined that there are problems. ~~(P&Z) (PC)~~