ORDINANCE NO. _____

AN ORDINANCE to amend and reordain Section 3-2-190 (Tier II Potomac Yard Metrorail Station Special Tax 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.

THE CITY COUNCIL OF ALEXANDRIA HEREBY ORDAINS:

Section 1. That Section 3-2-190 of the Code of the City of Alexandria, Virginia, 1981, as amended, be, and the same hereby is, amended by deleting the test shown in strikethrough and adding the text shown in underline as follows:

Sec. 3-2-190 - Tier II Potomac Yard Metrorail Station Special Services District.

(a) The PYM-II Service District is hereby established, with the boundaries thereof and parcels included therein as described in the notice previously published pursuant to Code of Virginia §§ 15.2-2400 and 15.2-2402, which is attached to Ord. No. 4722 as Exhibit A, with a service tax rate not to exceed ten cents per one hundred dollars of assessed value exclusive of all other applicable taxes. This tax is not to be applicable until January 1 of the first calendar year after the Potomac Yard Metrorail Station is open to the public for revenue service.

(b) The PYM-II Service District is established for the purpose of providing facilities and services related to the construction of the Potomac Yard Metro Station, including, but not limited to, studies, assessments and analysis of environmental and other impacts, any required local, state or federal governmental approvals, environmental preservation and mitigation, acquisition of real property or temporary and permanent easements therein, temporary or permanent relocation of roadways, rail lines or other infrastructure, and construction of the station, rail crossings, bridges, walkways and any other related infrastructure. The city will use revenues from the PYM-II Service District to construct a pedestrian bridge over the existing rail lines from Potomac Greens to Potomac Yards, whether or not the other infrastructure referenced herein is completed.

(c) The planned facilities may be constructed and planned services provided by the city alone, in partnership with or by the Washington Metropolitan Area Transit Authority, via contractors or other third parties, subject to applicable management and oversight by the city pursuant to appropriate governing contracts, leases, or other agreements.

(d) The benefits to be expected from the creation of the PYM-II Service District and the provision of the aforesaid facilities and services within said district include, without limitation, increased and more timely transit capacity, minimizing impact on neighboring areas, increased quality of life for area residents, reduction in vehicular traffic and the creation of a vibrant, dynamic urban mixed-use development within Potomac Yards.

(e) This Section 3-2-190 shall sunset and become null and void on the date that the deed transferring the City Right of Way needed for the Potomac Avenue alignment of Dominion

Energy's 230 kV line to Dominion Energy is recorded in the Land Records for the City of Alexandria and at least $14.6 Million is received by the City in compensation.

Section 2. That Section 3-2-190 as amended pursuant to Section 1 of this ordinance, be, and the same hereby is, reordained as part of the City of Alexandria City Code.

Section 3. That this ordinance shall become effective upon the date and at the time of its final passage.

ALLISON SILBERBERG
Mayor

Introduction: May 8, 2018
First Reading: May 8, 2018
Publication:
Public Hearing: May 12, 2018
Second Reading: May 12, 2018
Final Passage: May 12, 2018