

City of Alexandria, Virginia

MEMORANDUM

DATE: DECEMBER 29, 2020

TO: CHAIRMAN AND MEMBERS OF THE PLANNING COMMISSION

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

SUBJECT: INFORMATION FOR DOCKET ITEM #4 – DSP#2020-00010 / SUB#2020-00001 845 NORTH HOWARD STREET; AND 1021 NORTH GALLIARD STREET – ST. ANDREW’S UNITED METHODIST CHURCH

This memorandum is provided to highlight the intent of the changes to Condition #3, which tethers the release of the Final Site Plan to the plat’s recordation and the consolidation of Lot 501 with St. Stephen’s and St. Agnes Upper School campus. The changes further ensure the timely and orderly redevelopment of the site and extend the validity period to 18-months, which is in keeping with other similar approvals.

Current Condition #3 reads as follows:

St. Stephen’s and St. Agnes Upper School shall record the plat and consolidate the Lot 501 prior to or concurrently with the release of the Final Site Plan within 18-months of the project’s approval. A copy of the recorded plat, easement dedications and consolidation deed shall be submitted with the first request for a building and demolition permit. (P&Z) (T&ES) *

Revised Condition #3, to read as follows:

The final subdivision plat and deed of consolidation and plat consolidating Lot 501 with the abutting St. Stephen’s and St. Agnes Upper School property (Map-Block-Lot Number: 040.03-02-17) must be recorded by June 5, 2022; OR, on or before the release of the Final Site Plan, whichever occurs first. A copy of the recorded plat, easement dedications and consolidation deed shall be submitted with the first request for a building and demolition permit. The final subdivision plat must include this condition as a Note on the final plat or the subdivision is void and a consolidation of original lots must be filed. (P&Z) (T&ES)*

[EXTERNAL]Dev site plan 2020-00010 (N Howard / N Gaillard)

David Cochrane <dmcochrane1836@gmail.com>

Tue 1/5/2021 3:09 PM

To: PlanComm <PlanComm@alexandriava.gov>

Team,

I'm emailing to comment on the planning commission meeting tonight regarding this address and the renewal of the St. Andrew's UMC building. I've noticed that on the St. Andrew's property, which according to the plan is to be absorbed into the St. Stephan's School footprint, there is a section which has become a bit of a dumping ground as it serves as a small No Man's Land between the church, the neighborhood, and the school (east side of Parcel 2 adjoining Vauxcleuse Section 5-22). There are already a couple of picnic tables, but also a lot of junk that makes it unusable and unsanitary. As I understand the plan, the school only wishes to retain the parking lot and does not have any plans to make any changes to the space.

I'm asking to explore the feasibility of using this space as a community playground / rec area. As a newly-arrived resident of N. Gaillard with small children, I've found that there are no community playground options within walking distance despite a number of young families in the area. This plot of land has the advantages of good lighting, high ground, little vehicle traffic, and existing greenery to make it appealing as a playground. Whether taken on as a St. Stephan's project, a community project, or by the city, it would enhance the quality of life of the neighborhood and benefit the residents.

Thank you,
David Cochrane

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