

City of Alexandria

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



Action Docket - Final

Saturday, February 25, 2023

9:30 AM

Council Chamber

City Council Public Hearing

The February 25, 2023 Public Hearing Meeting of the Alexandria City Council is being held in the Council Chamber (301 King Street, Alexandria, Virginia, 22314) and electronically. Members of City Council and staff are participating either in-person or from a remote location through video conference call on Zoom webinar. The meeting can be accessed by government channel 70, streaming on the City's website, and can be accessed via Zoom by the following link:

Registration :

https://zoom.us/webinar/register/WN_jRJ_kYAGTWe4Q_zJ8p0VWQ

Date: Feb 25, 2023 08:30 AM

Webinar ID: 947 8356 3835

Webinar Passcode: 391839

Dial-in number: 301-715-8592

If you use the Zoom webinar application, please be sure you have updated the application to the latest version for the best results. If you are unable to access the Zoom webinar, please use the Dial-In number to access the meeting.

*****PLEASE LOG-IN EARLY IF POSSIBLE*****

Links:

Meeting Agenda and Live Webcast

The meeting will be webcast live and video and audio recordings will be available a few days after the meeting.

Zoom Registration Form

If you wish to use Zoom to watch the meeting or to address Council, you must register first. Those wishing to address Council should also submit a Speaker's Form using the link below.

Speaker's Form

<https://survey.alexandriava.gov/s3/2020-VIRTUAL-City-Council-Speakers-Form>

Those wishing to address Council should submit a Speaker's Form (see above).

Submission of written statements is encouraged. Please sign up after the docket is created and posted and you are able to verify the meeting date on the City's website.

If the docket is not posted, you will have to return at a later date to complete the speaker's form in order to speak at a Council meeting.

Public Comment will be received at this meeting.

All persons wishing to speak before City Council must complete a Speaker's Form. If You have prepared statement or a written comments for the record you may email it to the City Clerk at CouncilComment@alexandriava.gov.

Speakers are encouraged to submit their written comments to the City Clerk.

Individuals requiring translation services should contact the City Clerk and Clerk of Council at gloria.sitton@alexandriava.gov or at 703.746.4550. We request that you provide a 48-hour notice so that the proper arrangements may be made. Please specify the language for translation when you make the request.

Las personas que requieran servicios de traducción deben comunicarse con el Secretario de la Ciudad y el Secretario del Consejo en gloria.sitton@alexandriava.gov o al 703.746.4550. Le solicitamos que proporcione un aviso de 48 horas para que se puedan hacer los arreglos necesarios. Por favor, especifique el idioma de traducción cuando realice la solicitud.

*****TAKE NOTICE: City Council will take a lunch break in the middle of the docket at a reasonable time when the agenda allows for a break.*****

I. OPENING

1. Calling the Roll.

Mayor Wilson called the meeting to order and the City Clerk called the roll. All the members of City Council were present, with Councilmember Bagley attending virtually from Chicago, IL and Councilman Chapman and Councilman Aguirre arriving following roll call.

2. Approval of Electronic Participation Resolution by Members of City Council (if needed).

[23-0841](#)

Approval of Electronic Participation Resolution by Members of City Council.
[ROLL-CALL VOTE]

City Council adopted the resolution for electronic participation for Councilmember

Bagley. (RES. NO. 3142)

3. Public Discussion Period

[23-0856](#)

After items

[This period is a public comment period on items not listed on the agenda. The first 15 speakers will speak at the beginning of the meeting. Any remaining speakers will be heard at the conclusion of the docketed items.]

The following persons participated in the public discussion period:

1. *Katie Wannan, Alexandria, spoke about the noise from Barkhaus and requested help from Council mitigating the problem by reviewing the SUP for the business.*
2. *John Christopher Wannan, Alexandria, spoke about the noise from Barkhaus and requested that Council review the SUP for the business.*
3. *Karen D. Conrad, Alexandria, spoke about the noise from Barkhaus and requested that Council review the SUP for the business.*
4. *Jonathan Jennelle, Alexandria, spoke about the noise from Barkhaus and requested that Council review the SUP for the business.*
5. *Robert Jones, Alexandria, spoke about the noise from Barkhaus and requested that Council review the SUP for the business.*
6. *Chelsea Cowan, Alexandria, representing the Courts Condo Association, thanked the City for planting trees along Prince Street. Ms. Cowan spoke about pedestrian safety near intersections near the condos where there are many accidents and requested information from the City about improvements for the area. Ms. Cowan also inquired whether there were any plans to install on street charging stations for electric cars along Prince Street.*
7. *Samantha Ahdoot, Alexandria, spoke about noise from leafblowers and the need for more enforcement and policy regulating the tools.*
8. *Kathleen Pullin, Alexandria, spoke about scooters being abandoned along sidewalks and causing a hazard for pedestrians.*
9. *Margaret Wohler, Alexandria, spoke about the need for amendments and more action on the Green Building Policy.*
10. *Holly Carr, Alexandria, spoke about the need for amendments and more action on the Green Building Policy.*
11. *Scott Barstow, Alexandria, spoke about the climate crisis and the need for the City to have more action on the energy efficiency and the Green Building Policy.*
12. *David Peabody, Alexandria, spoke about the climate crisis and the need for the City to have more action on energy efficiency and climate change mitigation.*
13. *Kara Fast, Alexandria, spoke about the realignment of DASH Bus Line #34 onto*

North Pitt Street and crossing over Pendleton Street and the impact it would have on the surrounding neighborhood.

14. Jim Murphy, Alexandria, spoke about the realignment of DASH Bus Line #34 onto North Pitt Street and crossing over Pendleton Street and the impact it would have on the surrounding neighborhood.

II. REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES

ACTION CONSENT CALENDAR (4-6)

Planning Commission

4. [23-0800](#) Zoning Text Amendment #2022-00015
King Street Outdoor Dining sidewalk use permit validity dates
(A) Initiation of a Text Amendment: and (B) Public Hearing and consideration of a Text Amendment to change the permit validity dates for King Street Outdoor Dining on public sidewalks from April 1 - March 31 to October 1 - September 30.
Staff: City of Alexandria, Department of Planning & Zoning.
Planning Commission Action: Recommended Approval 7-0
5. [23-0802](#) Special Use Permit #2022-00103
4513 Duke Street
Public Hearing and consideration of a request for a Special Use Permit to amend Condition #3 for the extension of a temporary trailer use (amending SUP #2020-00105); zoned: CG/Commercial General.
Applicant: DHL Express US
Planning Commission Action: Recommended Approval 7-0
6. [23-0801](#) Special Use Permit #2022-00102
700 South Patrick Street
Public Hearing and consideration of a request for a Special Use Permit for the expansion of a non-complying automobile service station use; zoned CL/Commercial Low.
Applicant: Adam Aldie, LLC
Planning Commission Action: Recommended Approval 7-0

END OF ACTION CONSENT CALENDAR

City Council considered each of the items on the consent calendar under separate motions. The approval was as follows:

4. *City Council approved the Planning Commission recommendation. (separate*

motion)

5. City Council approved the Planning Commission recommendation with an amendment to condition #3, stating , the temporary trailer shall be permitted at the site for a one-year term which expires on February 25, 2024. (separate motion)

6. City Council approved the Planning Commission recommendation. (separate motion)

III. ROLL-CALL CONSENT CALENDAR (7-10)

7. [23-0699](#) Public Hearing, Second Reading and Final Passage of an Ordinance authorizing the Owner and Tenant of the property located at 2462 Mandeville Lane, Alexandria, VA 22332, to construct and maintain an encroachment for an outdoor dining use at that location (Implementation Ordinance for Encroachment No. 2022-00005 associated with 2462 Mandeville Lane - Nando's Outdoor Dining approved by City Council on January 21, 2023). [ROLL-CALL VOTE]
8. [23-0701](#) Public Hearing, Second Reading and Final Passage of an Ordinance to amend and reordain Sheet No. 046.04 of the "Official Zoning Map, Alexandria, Virginia," adopted by Section 1-300 (OFFICIAL ZONING MAP AND DISTRICT BOUNDARIES), of the City of Alexandria Zoning Ordinance, by rezoning the property at 6336 Stevenson Avenue from RB/Townhouse zone to RC/High density apartment zone with proffer in accordance with the said zoning map amendment heretofore approved by city council as Rezoning No.2022-00007 (Implementation Ordinance for Rezoning No. 2022-00007 associated with Edgewood Towns approved by City Council on January 21, 2023). [ROLL-CALL VOTE]
9. [23-0812](#) Public Hearing, Second Reading and Final Passage of an Ordinance to amend Section 9-12-81 (Requirements for Vehicles) and Section 9-12-132 (Amount of Fare to be Charged) of Chapter 12 (Taxicabs and Other Vehicles for Hire) of Title 9 (Licensing and Regulation). [ROLL-CALL VOTE]
10. [23-0814](#) Public Hearing, Second Reading and Final Passage of an Ordinance to Authorize the Issuance of General Obligation Debt Instruments. [ROLL-CALL VOTE]

END OF ROLL-CALL CONSENT CALENDAR

City Council approved the roll-call consent calendar, with the exception of docket item #9, which was considered under separate motion. The approvals are as follows:

7. City Council closed the public hearing and adopted an ordinance authorizing the owner and tenant of the property located at 2462 Mandeville Lane, Alexandria, VA 22332, to construct and maintain an encroachment for an outdoor dining use at that location (Implementation Ordinance for Encroachment No. 2022-00005 associated with 2462 Mandeville Lane - Nando's Outdoor Dining approved by City Council on January 21, 2023). (ORD. NO. 5476)

8. City Council closed the public hearing and adopted an ordinance to amend and reordain Sheet No. 046.04 of the "Official Zoning Map, Alexandria, Virginia," adopted by Section 1-300 (OFFICIAL ZONING MAP AND DISTRICT BOUNDARIES), of the City of Alexandria Zoning Ordinance, by rezoning the property at 6336 Stevenson Avenue from RB/Townhouse zone to RC/High density apartment zone with proffer in accordance with the said zoning map amendment heretofore approved by city council as Rezoning No.2022-00007 (Implementation Ordinance for Rezoning No. 2022-00007 associated with Edgewood Towns approved by City Council on January 21, 2023). (ORD. NO. 5477)

9. City Council closed the public hearing and adopted an ordinance to amend Section 9-12-81 (Requirements for Vehicles) and Section 9-12-132 (Amount of Fare to be Charged) of Chapter 12 (Taxicabs and Other Vehicles for Hire) of Title 9 (Licensing and Regulation) with an amendment to the model years to 15 and 17 years respectively.(ORD. NO. 5478) (separate motion)

10. City Council closed the public hearing and adopted an ordinance an ordinance to Authorize the Issuance of General Obligation Debt Instruments. (ORD. NO. 5479)

IV. REPORTS AND RECOMMENDATIONS OF THE CITY MANAGER

11. [23-0815](#) Public Hearing and Consideration of a Lease Agreement Between the City and Neighborhood Health, a Non-profit Healthcare Organization Serving the City of Alexandria to Lease Space at 4850 Mark Center Drive.
- City Council closed the public hearing and approved the Lease Agreement and authorized the City Manager to execute the proposed Lease Agreement with Neighborhood Health.*

V. REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)

Planning Commission (continued)

12. [23-0804](#) Rezoning #2022-00008
Development Special Use Permit #2022-10022
Transportation Management Plan Special Use Permit #2022-00111
3908 Elbert Avenue - Elbert Avenue Residences
- Public Hearing and consideration of a request for (A) an amendment to the official zoning map to change the zone for the property from RA/Multifamily zone to RMF/Residential Multifamily zone; and (B) a Development Special Use Permit to construct a new multifamily residential building including a Special Use Permit to increase the floor area ratio to 3.0 in the RMF zone; and (C) Special Use Permit for a Transportation Management Plan; zoned RA/Multifamily zone.
- Applicant: Community Lodgings, Inc., represented by Mary Catherine Gibbs, attorney
Planning Commission Action: Recommended Approval 7-0
- City Council approved the Planning Commission recommendation.*

13. [23-0803](#) Master Plan Amendment #2022-00006
Rezoning #2022-00009
Development Special Use Permit #2022-10020
Transportation Management Plan Special Use Permit #2022-00104
Special Use Permit (Restaurant) #2022-00105
Special Use Permit (Medical Care Facility) #2022-00115
Special Use Permit (Athletic Club/Fitness Facility) #2022-00116
899 and 999 North Henry Street - Samuel Madden Homes
Public Hearing and consideration of requests for (A) amendment to the Braddock Road Metro Station Small Area Plan through the Braddock East Master Plan overlay to update the Land Use and Development Framework Tables; (B) amendment to the official zoning map to change the zone for the site from RB/Townhouse zone to RMF/Residential multifamily zone; (C) a Development Special Use Permit and Site Plan with modification to construct two mixed-income multifamily buildings on two blocks with 532 units and ground floor retail and day care center, including Special Use Permits to increase the floor area ratio to 3.0 in the RMF zone, for the utilization of Section 7-700 for Bonus Height and Density for the provision of affordable housing and a modification to the crown coverage requirement; (D) a Special Use Permit for a Transportation Management Plan; (E) a Special Use Permit for a restaurant with outdoor dining; (F) a Special Use Permit for a medical care facility; (G) a Special Use Permit for a health or athletic club or fitness facility; zoned RB/ Townhouse zone.
Applicant: Alexandria Redevelopment and Housing Authority, by its agents Samuel Madden Fairstead Developer LLC and MCRT Old Town LLC, represented by Steven M. Mikulic, Attorney
Planning Commission Action: Recommended Approval 7-0
City Council approved the Planning Commission recommendation.
14. [23-0417](#) Consideration of a Request for a City Housing Opportunities Fund Loan of \$1 Million to Alexandria Redevelopment and Housing Authority for the Samuel Madden Redevelopment Project.
City Council: (1) approved ARHA's loan request for \$1 million for the Samuel Madden Redevelopment Project; and (2) authorized the City Manager to execute the loan agreement and such documents as may be necessary to document Alexandria's support for ARHA's Low-Income Housing Tax Credit application for the Samuel Madden Redevelopment Project.

VI. ORDINANCES AND RESOLUTIONS

15. [23-0732](#) Consideration of a Request for a Resolution Designating the Samuel Madden Redevelopment Project Site a Revitalization Area. [ROLL-CALL VOTE]
- City Council: (1) adopted the resolution designating the Samuel Madden Redevelopment Project Site a Revitalization Area pursuant to Section 36-55.30:2A of the Virginia Code following approval, if granted, of the related land use matters; and (2) authorized the City Manager to execute such documents as may be necessary to support ARHA's application for Low Income Housing Tax Credits related to this resolution. (RES. NO. 3143)*

VII. REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES (continued)

DEFERRAL/WITHDRAWAL CONSENT CALENDAR

Planning Commission (continued)

None.

VIII. Adjourn.

The meeting was adjourned at 2:32 p.m.

Note: The action docket is a summary of Council's meeting deliberations prepared largely for staff follow-up. Formal minutes of the meeting, when approved by Council, become the official record of the meeting and of Council decisions made at the meeting.