

# City of Alexandria

301 King St., Room 2300  
Alexandria, VA 22314



## Action Docket

Tuesday, March 5, 2013

7:30 PM

City Hall Council Chambers

## Planning Commission

*The Planning Commission docket is subject to change. The Planning Commission reserves the right to vary the order of the meeting or reopen the public hearing on specific items, if so announced.*

### *Sign Up to Speak*

*Anyone who wishes to speak at a public hearing must complete a speaker form.*

*Speaker forms may be completed online before the hearing at*

*<http://survey.alexandriava.gov/s3/Planning-Commission-Speakers-Form> . Speaker forms may also be completed at the hearing or in the Planning & Zoning Office in City Hall, 301 King Street Suite 2100. If this is the first time speaking before the Planning Commission, some helpful information may be found at*

*<http://alexandriava.gov/uploadedFiles/planning/revise%20speaker.pdf>*

**The Planning Commission held a work session regarding the Housing Master Plan on March 5, 2013 at 6:30pm in the City Hall Council Workroom.**

**1. Call To Order**

The Planning Commission meeting was called to order at 7:30pm.

**2.**

Election of Planning Commission officers for Chairman and Vice Chairman.  
[THIS IS NOT A PUBLIC HEARING ITEM.]

The Planning Commission reelected John Komorske as Chairman.

The Planning Commission reelected Stew Dunn as Vice Chairman.

**Unfinished Business and Items Previously Deferred**

**3.**

Development Special Use Permit #2012-0026  
99 Carriage House Circle, 1 - 45 Carriage House Circle - Colonial Heights  
Amendment  
Public hearing and consideration of a request for an amendment to the  
Colonial Heights cluster development special use permit and site plan (DSUP  
#99-0046) to allow second-level decks to homeowners on eligible lots; zoned  
RT/Townhouse zone.

Applicant: Colonial Heights Homeowners Association represented by  
Thomas Collelo, president

Planning Commission Action: Recommend Approval with amendments 7-0

**Attachments:**     [DSUP12-026\\_Staff Report to PC REV.pdf](#)  
                          [DSUP12-026\\_After Items 1.pdf](#)  
                          [DSUP12-026\\_After Items 2.pdf](#)

**On a motion by Commissioner Lyman, seconded by Commissioner Dunn, the  
Planning Commission voted to recommend approval of DSUP #2012-0026 with  
amendments. The motion passed on a vote of 7-0.**

**New Business**

**4.**

Special Use Permit #2012-0083     **DEFERRAL REQUESTED**  
190 South Whiting Street - Sunoco

Public hearing and consideration of a request for amendment to a special use  
permit to convert existing repair bays to a convenience store at an existing  
automobile service station; zoned OCM(50)/Office Commercial Medium.

Applicant: Sunoco, Inc. (R&M), by M. Catharine Puskar

**Attachments:**     [SUP12-083 Staff Report to PC.pdf](#)

The Planning Commission noted the deferral of the request.

5.

Text Amendment #2013-0005

A) Initiation of a Text Amendment; B) Public hearing and consideration of a request for a text amendment to Section 5-500 of the Zoning Ordinance for the W-1/Waterfront Mixed Use zone to add and remove certain uses, to reference the Height District Map, and to add a provision for increased Floor Area Ratio with a special use permit for certain sites. Staff: Department of Planning and Zoning

Planning Commission Action: Recommend Approval 7-0

**Attachments:**     [TA13-005\\_Staff Report to PC.pdf](#)  
                              [TA13-005\\_After Items 1.pdf](#)  
                              [TA13-005\\_After Items 2.pdf](#)

**On a motion by Commissioner Dunn, seconded by Commissioner Macek, the Planning Commission voted to initiate Text Amendment #2013-0005. The motion carried on a vote of 7 to 0.**

**On a motion by Commissioner Dunn, seconded by Commissioner Macek, the Planning Commission voted to recommend approval of Text Amendment #2013-0005. The motion carried on a vote of 7 to 0.**

6.

Text Amendment #2013-0006

A)Initiation of a text amendment; B) Public hearing and consideration of a request for a text amendment to Section 11-808(D) of the Zoning Ordinance to clarify the applicability of this provision. Staff: Department of Planning and Zoning

Planning Commission Action: Recommend Approval 7-0

**Attachments:**     [TA13-006\\_Staff Report to PC.pdf](#)  
                              [TA13-006\\_After Items 1.pdf](#)  
                              [TA13-006\\_After Items 2.pdf](#)

**On a motion by Commissioner Wagner, seconded by Commissioner Macek, the Planning Commission voted to initiate Text Amendment #2013-0006. The motion carried on a vote of 6-0-1.**

**On a motion by Commissioner Wagner, seconded by Commissioner Lyman, the Planning Commission voted to recommend approval of Text Amendment #2013-0006 and for further study of the Section 11-808. The motion carried on a vote of 7 to 0.**

7.

Briefing on the Four Mile Run stream restoration project. THIS HAS BEEN DEFERRED FROM THE MARCH HEARING.

The Planning Commission noted the deferral of this item.

8. Consideration of the Planning Commission minutes of February 5, 2013.

The Planning Commission deferred action on the minutes.

9. **Adjournment**

The Planning Commission meeting was adjourned at 12:50am.