

City of Alexandria

301 King St., Room 2400
Alexandria, VA 22314



Action Docket

Tuesday, April 2, 2019

7:00 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.

The Planning Commission reserves the right to recess and continue the public hearing to a future date, if so announced.

SIGN UP TO SPEAK - Click the following link to complete a Speaker's Form.

<http://survey.alexandriava.gov/s3/Planning-Commission-Speakers-Form>

SEND A MESSAGE - Send a message to the Planning Commission regarding items on this docket to PlanComm@alexandriava.gov.

The Planning Commission will hold a work session prior to the public hearing to discuss the following item: Open Space.

The work session will begin at 6:00 PM and go until approximately 7:00 PM and will be held in the City Council Workroom located on the 2nd floor of City Hall, 301 King Street, Alexandria, Virginia 22314.

Attachments: [Open Space Work Session Presentation](#)

1 Call To Order

The Planning Commission meeting was called to order at 7:20 p.m. Commissioner Goebel was excused. All other members were present at the call to order, with Commissioner McMahon arriving at 7:42 p.m.

New Business

2 Advisory recommendations to the City Manager, under Section 6.14 of the City Charter, regarding the Capital Improvement Program.

Staff: City of Alexandria, Office of Management & Budget (OMB)

Attachments: [FY 20 CIP Memo from Office of Management & Budget](#)
[FY 20 CIP Memo from Planning & Zoning](#)

On a motion by Commissioner Brown, seconded by Vice Chair Wasowski, the Planning Commission determined that the Capital Improvement Plan is consistent with the City's Master Plan. The motion carried on a vote of 5-0, with Commissioner Goebel and Commissioner McMahon absent.

3 Special Use Permit #2019-0004 1503 & 1505 Mount Vernon Avenue - Del Ray Gardens Restaurant Public hearing and consideration of a request for a special use permit to operate a restaurant use with outdoor dining; zoned: CL/ Commercial Low.

Applicant: Del Ray Gardens, LLC., represented by M. Catharine Puskar, attorney

Attachments: [SUP2019-0004 Staff Report](#)
[SUP2019-0004 Additional Materials](#)

On a motion by Commissioner Lyle, seconded by Vice Chair Wasowski, the Planning Commission voted to recommend approval of Special Use Permit #2019-0004, as amended. The motion carried on a vote of 6-0, with Commissioner Goebel absent.

4 Vacation #2019-0001 100 East Luray Avenue - Vacation Public hearing and consideration of a request to vacate a portion of the public right-of-way adjacent to 100 East Luray Avenue to add area to a residential side

yard; zoned: R-2-5/ Single- and two-family.

Applicants: Brian and Katherine Bartholomay

Attachments: [VAC2019-0001 Staff Report](#)
 [VAC2019-0001 Additional Materials](#)

On a motion by Commissioner Brown, seconded by Vice Chair Wasowski, the Planning Commission voted to recommend approval of Vacation #2019-0001, as amended. The motion carried on a vote of 6-0, with Commissioner Goebel absent.

5

Text Amendment #2019-0002

Secured Dining Enclosures and Practical Updates for King Street Outdoor Dining (A) Initiation of a Text Amendment; and (B) Public hearing and consideration of a Text Amendment to the Zoning Ordinance to amend the King Street Outdoor Dining Regulations to include adding definitions 2-181.1 (Outdoor dining enclosures) and 2-181.2 (Outdoor dining furniture) and amend Section 6-805 to provide unobstructed clearance for fire department connections, update regulations related to loudspeakers, permit the secured installation of outdoor dining enclosures, update requirements for dining umbrella clearance requirements, and practical updates to the design of the outdoor dining facilities and process requirements.

Staff: City of Alexandria, Department of Planning & Zoning

Attachments: [TA2019-0002 Staff Report](#)

On a motion by Vice Chair Wasowski, and seconded by Commissioner Lyle, the Planning Commission voted to initiate Text Amendment #2019-0002. The motion carried on a vote of 6-0, with Commissioner Goebel absent.

On a motion by Vice Chair Wasowski, and seconded by Commissioner Lyle, the Planning Commission voted to recommend approval of Text Amendment #2019-0002, as submitted. The motion carried on a vote of 6-0 with Commissioner Goebel absent.

6

Master Plan Amendment #2019-0001

5701, 5701B, 5701 ½, 5801, 5815, 5901, 6001, and 6003 Duke Street (Parcel Addresses: 5701, 5701B, 5801, 5815, and 5901 Duke Street) - Landmark Mall Master Plan Amendment

A) Initiation of a Master Plan Amendment; and B) Public hearing and consideration of an amendment to the Landmark/Van Dorn Small Area Plan chapter of the Master Plan to amend the Landmark/ Van Dorn Corridor Plan Overlay and add a Landmark Mall Chapter as an addendum.

Staff: City of Alexandria, Department of Planning & Zoning

Attachments: [MPA2019-0001 Staff Report](#)
 [MPA2019-0001 Additional Materials](#)

On a motion by Vice Chair Wasowski, and seconded by Commissioner Koenig, the Planning Commission voted to initiate Master Plan Amendment #2019-0001. The motion carried on a vote of 5-1, with Commissioner Brown voting against and Commissioner Goebel absent.

On a motion by Commissioner Lyle, and seconded by Commissioner Koenig, the Planning Commission voted to adopt a resolution to recommend approval of Master Plan Amendment #2019-0001, as amended. The motion carried on a vote of 5-1, with Commissioner Brown voting against and Commissioner Goebel absent.

7 Other Business

Commissioner’s Reports, Comments, and Questions.

Minutes

8 Consideration of the minutes from the March 5, 2019 Planning Commission meeting.

Attachments: [March 5, 2019 Minutes](#)

On a motion by Vice Chair Wasowski, seconded by Commissioner Lyle, the Planning Commission voted to approve the minutes of March 5, 2019, as submitted. The motion carried on a vote of 6-0, with Commissioner Goebel absent.

9 Adjournment

The Planning Commission meeting was adjourned at 10:39 p.m.

10 Administrative Approvals

Special Use Permit #2019-0002
 139 S. Fairfax Street
 Request for change of ownership
 Applicant: McCarthy Flowers, Inc.
 Approved: 02/13/2019

Special Use Permit #2019-0003
 1504-A Mount Vernon Ave.
 Request for a change of ownership and minor amendment for additional seating and on premises alcohol sales
 Applicant: Dutpiz, Inc.

Approved: 03/07/2019

Special Use Permit #2019-0011

3401 Mount Vernon Ave

Request for new use for a restaurant

Applicant: Eulogia Torrez

Approved: 03/07/2019

**For reasonable disability accommodation, contact
Graciela.Moreno@alexandriava.gov or (703) 746-3808, Virginia Relay 711.**