



## Legislation Details (With Text)

<b>File #:</b>	19-1751	<b>Name:</b>	TA #2018-0011
<b>Type:</b>	Land Use and Development (Planning Commission Items)	<b>Status:</b>	Agenda Ready
<b>File created:</b>	2/8/2019	<b>In control:</b>	City Council Public Hearing
<b>On agenda:</b>	2/23/2019	<b>Final action:</b>	
<b>Title:</b>	Text Amendment #2018-0011 Proposed Changes to Height and Front Setback Regulations (A) Initiation of a Text Amendment; and (B) Public hearing and consideration of a Text Amendment to the Zoning Ordinance to amend the following definitions sections 2-119 (average finished grade), 2-119.1 (average pre-construction grade), 2-154 (height of building), 2-193 (setback ratio), 2-204 (yard), and 2-205 (front yard); amend sections 3-106, 3-206, 3-306, 3-406, 3-506, 3-606 and 3-706 related to front yard, height and threshold height regulations; amend section 6-403 related to roof decks and penthouses; delete sections 7-2502 and 7-2503 related to infill regulations for single and two-family residential zones; amend portions of section 11-1302 related to special exceptions; and to add new sections 2-122.1 to define contextual block face, 2-154.1 to define threshold height, 2-170.1 to define lot frontage, and 2-170.2 to define lot width. Staff: City of Alexandria Department of Planning & Zoning Planning Commission Action: Recommended Approval 6-1		

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. 19-1751 Staff Report, 2. 19-1751\_Presentation

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

**Text Amendment #2018-0011**

**Proposed Changes to Height and Front Setback Regulations**

(A) Initiation of a Text Amendment; and (B) Public hearing and consideration of a Text Amendment to the Zoning Ordinance to amend the following definitions sections 2-119 (average finished grade), 2-119.1 (average pre-construction grade), 2-154 (height of building), 2-193 (setback ratio), 2-204 (yard), and 2-205 (front yard); amend sections 3-106, 3-206, 3-306, 3-406, 3-506, 3-606 and 3-706 related to front yard, height and threshold height regulations; amend section 6-403 related to roof decks and penthouses; delete sections 7-2502 and 7-2503 related to infill regulations for single and two-family residential zones; amend portions of section 11-1302 related to special exceptions; and to add new sections 2-122.1 to define contextual block face, 2-154.1 to define threshold height, 2-170.1 to define lot frontage, and 2-170.2 to define lot width.

Staff: City of Alexandria Department of Planning & Zoning

Planning Commission Action: Recommended Approval 6-1